

Garfield County Pre Sale Foreclosure List

6/25/2012

1:58:56PM

Sale Date: June 27, 2012

Foreclosure #: 11-176
The Grantor: J.J. Mustang, LLC, a Colorado limited liability company
Legal Description: Lot 13B
According to the Amended Final Plat of Lot 13, Block E, Lakota Canyon Ranch, Amended Filing No.1, Recorded December 14, 2005 as Reception No. 688262.
Street Address: 217 Spirit Way, New Castle, CO 81647
Current Beneficiary Name: Alpine Bank
First Publication: 05/03/2012
Last Publication: 05/31/2012
Publication Newspaper: Rifle Citizen Telegram
Lender's Bid Amount: \$230,000.00
Deficiency: \$173,889.79
Total Indebtedness: \$403,889.79

Foreclosure #: 11-219
The Grantor: Lakota Canyon Ranch Development, LLC, a Colorado limited liability company Lakota Canyon Golf Compa
Legal Description: SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE
Street Address: TBD, New Castle, CO 81647
Current Beneficiary Name: Alpine Bank
First Publication: 05/03/2012
Last Publication: 05/31/2012
Publication Newspaper: Rifle Citizen Telegram
Lender's Bid Amount: \$6,097,600.00
Deficiency: \$11,553,927.66
Total Indebtedness: \$17,651,527.66

Foreclosure #: 11-597
The Grantor: Ambar C. Gonzalez and Jorge Velasco

Legal Description: CONDOMINIUM UNIT 103 RIVERPARK CONDOMINIUMS - BUILDING 1 ACCORDING TO THE CONDOMINIUM MAP RECORDED JULY 31, 2007 AS RECEPTION NO. 729622, AND AS DEFINED AND DESCRIBED IN THE CONDOMINIUM DECLARATION RECORDED MAY 30, 2007 AS RECEPTION NO. 724445 AND FIRST AMENDMENT THERETO RECORDED JUNE 29, 2007 AS RECEPTION NO. 726905 AND FIRST SUPPLEMENT THERETO RECORDED JULY 31, 2007 AS RECEPTION NO. 729621, AND ANY AND ALL AMENDMENTS THEREOF. COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 326 River View Drive, #103, New Castle, CO 81647

Current Beneficiary Name: JPMorgan Chase Bank, National Association

First Publication: 01/05/2012

Last Publication: 02/02/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$59,500.00

Deficiency: \$106,009.32

Total Indebtedness: \$165,509.32

Foreclosure #: 11-635
The Grantor: John D. Whittier

Legal Description: Condominium Unit 205 RIVERPARK CONDOMINIUMS - BUILDING 2 According to the Condominium Map recorded July 31, 2007 as Reception No. 729623, and as defined and described in the Condominium Declaration recorded May 30, 2007 as Reception No. 724445 and First Amendment thereto recorded June 29, 2007 as Reception No. 726905 and First Supplement thereto recorded July 31, 2007 as Reception No. 729621, and any and all amendments thereof. County of Garfield, State of Colorado

Street Address: 348 River View Dr 205, New Castle, CO 81647

Current Beneficiary Name: BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP

First Publication: 01/26/2012

Last Publication: 02/23/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$75,000.00

Deficiency: \$85,608.42

Total Indebtedness: \$160,608.42

Foreclosure #: 11-698

The Grantor: Ben Sanchez and Lynhaar Rodriguez

Legal Description: LOT 4, BLOCK 3 CASTLE PINES TOWNHOME PLAT, FILING NO. 2 ACCORDING TO
THE PLAT THEREOF RECORDED DECEMBER 18, 2000 AS RECEPTION NO. 573778

Street Address: 787 Pine Crt, New Castle, CO 81647

Current Beneficiary Name: Colorado Housing And Finance Authority

First Publication: 03/08/2012

Last Publication: 04/05/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$296,442.08

Deficiency: \$0.00

Total Indebtedness: \$296,442.08

Foreclosure #: 12-080

The Grantor: Robert P. Barmore

Legal Description: Lot 3, Block HH, River Valley Ranch, Phase 5A, According to the Plat thereof, recorded
September 15, 1999 as Reception No. 552190.

Street Address: 1170 Heritage Drive, Carbondale, CO 81623

Current Beneficiary Name: U.S. Bank National Association, as Trustee relating to Chevy Chase Funding LLC
Mortgage Backed Certificates Series 2006-1

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$849,827.36

Deficiency: \$389,708.26

Total Indebtedness: \$1,239,535.62

Foreclosure #: 12-088

The Grantor: H2 Development, LLC

Legal Description: LOT 20, THE PAINTED PASTURES SUBDIVISION IN THE TOWN OF SILT
ACCORDING TO THE PLAT THEREOF RECORDED MAY 15, 2008 AS RECEPTION
NO. 748623

Street Address: 312 Roan Court, Silt, CO 81652

Current Beneficiary Name: Raley Ranch Project, LLC

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$88,523.68

Deficiency: \$0.00

Total Indebtedness: \$88,523.68

Foreclosure #: 12-090

The Grantor: Collin J. Wright and Amy S. Wright

Legal Description: LOT 27 BLOCK 4, PALOMINO PARK FILING NO. 3 CITY OF RIFLE COUNTY OF
GARFIELD STATE OF COLORADO.

Street Address: 551 W 29th St, Rifle, CO 81650-3006

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$104,880.33

Deficiency: \$164,681.77

Total Indebtedness: \$269,562.10

Foreclosure #: 12-099

The Grantor: Daniel Wendt

Legal Description: THE N1/2 OF THE S1/2 OF THE NW 1/4 OF SECTION 8, TOWNSHIP 7 SOUTH, RANGE 92 WEST OF THE 6TH P.M., COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 163 River Frontage Rd, Silt, CO 81652

Current Beneficiary Name: Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$242,901.37

Deficiency: \$132,957.41

Total Indebtedness: \$375,858.78

Foreclosure #: 12-107

The Grantor: Darbe C Gosda and Shannon L. Gosda

Legal Description: LOT 164 IRONBRIDGE PLANNED UNIT DEVELOPMENT PHASE 1 ACCORDING TO THE AMENDED PLAT RECORDED JUNE 16, 2004 UNDER RECEPTION NO. 654210, COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 100 River Bend Way, Glenwood Springs, CO 81601

Current Beneficiary Name: Wells Fargo Bank, N.A.

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$411,475.58

Deficiency: \$0.00

Total Indebtedness: \$411,475.58

Foreclosure #: 12-110

The Grantor: Keator Grove, LLC, a Colorado limited liability company

Legal Description: Lots 11 and 13 through 24, Keator Grove a Planned Unit Development, according to the Plat thereof recorded October 8, 2007 as Reception No. 734736

Street Address: , Carbondale, CO 81623

Current Beneficiary Name: Alpine Bank

First Publication: 05/03/2012

Last Publication: 05/31/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$579,292.17

Deficiency: \$0.00

Total Indebtedness: \$579,292.17

Total Foreclosures: 11