

Garfield County Pre Sale Foreclosure List

7/22/2013

1:20:40PM

Sale Date: July 24, 2013

Foreclosure #: 13-070

The Grantor: Clare A. Kubovchik

Legal Description: LOT 46
LOS AMIGOS RANCH, FILING NO. 5, PHASE 1
ACCORDING TO THE PLAT RECORDED AUGUST 26, 1997 AS RECEPTION NO.
512790

Street Address: Vacant Land, Carbondale, CO 81623

Current Beneficiary Name: Elk Springs, LLC a Colorado Limited Liability Company

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$95,319.64

Deficiency: \$0.00

Total Indebtedness: \$95,319.64

Foreclosure #: 13-074

The Grantor: Nghi Tran Finley

Legal Description: LOT 23 HENDRICK RACNCH PLANNED UNIT DEVELOPMENT, PHASE II
ACCORDING TO THE AMENDED PLAT THEREOF RECORDED FEBRUARY 10, 1997
AS RECEPTION NO. 504408.

Street Address: 2349 Graceland Dr, Carbondale, CO 81623-2839

Current Beneficiary Name: Bank of America, N.A.

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$465,375.00

Deficiency: \$186,501.56

Total Indebtedness: \$651,876.56

Foreclosure #: 13-075

The Grantor: Gary Wayne Dickard

Legal Description: LOT 11, BLOCK 16, SECOND AMENDED FINAL PLAT, SADDLEBACK VILLAGE
FILING NO. 1, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 10,
1991 AS RECEPTION NO. 427125. COUNTY OF GARFIELD, STATE OF COLORADO.

Street Address: 181 E. Tamarack Circle, Parachute, CO 81635

Current Beneficiary Name: Bank of America, N.A.

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$51,600.00

Deficiency: \$109,035.66

Total Indebtedness: \$160,635.66

Foreclosure #: 13-077

The Grantor: Joe E. Archuleta, Jr. and Vangie Archuleta

Legal Description: LOT 16 PIONEER ESTATES IN THE CITY OF RIFLE COUNTY OF GARFIELD STATE
OF COLORADO

Street Address: 1017 Arnold Court, Rifle, CO 81650

Current Beneficiary Name: Nationstar Mortgage, LLC

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$189,678.57

Deficiency: \$0.00

Total Indebtedness: \$189,678.57

Foreclosure #: 13-079
The Grantor: Justin Seymour

Legal Description: LOT 28 BLOCK 15 MONUMENT CREEK VILLAGE, SECTION ONE, ACCORDING TO
THE PLAT THEREOF FILED AUGUST 11, 1981, AT RECEPTION NO. 318004.

Street Address: 142 Sagemont Circle, Parachute, CO 81635

Current Beneficiary Name: Nationstar Mortgage LLC

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$172,321.00

Deficiency: \$58,010.03

Total Indebtedness: \$230,331.03

Foreclosure #: 13-080
The Grantor: Travis L McGee and Shauna D McGee

Legal Description: LOT 6, BLOCK 9, MONUMENT CREEK VILLAGE, SECTION ONE, THE PLAT OF
WHICH IS RECORDED AS DOCUMENT NO. 318004, COUNTY OF GARFIELD, STATE
OF COLORADO

Street Address: 563 Ponderosa Circle St, Parachute, CO 81635

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

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$190,000.00

Deficiency: \$73,268.04

Total Indebtedness: \$263,268.04

Foreclosure #: 13-081

The Grantor: Frank Reynolds and Sterling Tomkins

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 2701 Midland Ave. Unit 1027, Glenwood Springs, CO 81601

Current Beneficiary Name: The Bank of New York Mellon Trust Company, N.A., as trustee on behalf of CWABS
Asset-Backed Certificates Trust 2007-BC3

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$123,490.30

Deficiency: \$84,856.42

Total Indebtedness: \$208,346.72

Foreclosure #: 13-082

The Grantor: Mark G Oswald

Legal Description: LOT 20, BLOCK 9, RIMROCK SUBDIVISION FIRST FILING 2ND AMENDMENT,
COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 3129 Coal Mine Avenue, Unit 1, Rifle, CO 81650

Current Beneficiary Name: U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust
2007-WF2.

First Publication: 05/30/2013

Last Publication: 06/27/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$106,250.00

Deficiency: \$78,099.54

Total Indebtedness: \$184,349.54

Total Foreclosures: 8