

# Garfield County Pre Sale Foreclosure List

7/22/2019

12:26:59PM

Sale Date: July 24, 2019

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Foreclosure #: 19-014

The Grantor: HOLLY V LAWRENCE AND SIDNEY C LAWRENCE

Legal Description: LOT 12, BLOCK 1 OLD BRIDGE SUBDIVISION, FILING NO. 1 ACCORDING TO THE PLAT RECORDED APRIL 26, 2001 AS RECEPTION NO. 579937. COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 2268 ACACIA AVENUE, RIFLE, CO 81650

Current Beneficiary Name: LAKEVIEW LOAN SERVICING, LLC

First Publication: 05/30/2019

Last Publication: 06/27/2019

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$ 247,950.00

Deficiency: \$ 58,265.09

Total Indebtedness: \$ 306,215.09

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Foreclosure #: 19-015

The Grantor: FELICIA LEONARDI AND SAMUEL JOSEPH LEONARDI

Legal Description: SEE ATTACHED LEGAL DESCRIPTION

Street Address: 719 WHITERIVER AVE, RIFLE, CO 81650

Current Beneficiary Name: WELLS FARGO BANK, N.A.

First Publication: 05/30/2019

Last Publication: 06/27/2019

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$ 169,442.27

Deficiency: \$ 0.00

Total Indebtedness: \$ 169,442.27

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Total Foreclosures: 2

## EXHIBIT A

THE FOLLOWING DESCRIBED PROPERTY LOCATED IN GARFIELD COUNTY, COLORADO: BEGINNING AT A POINT ON THE WEST LINE OF WHITE RIVER AVENUE, RIFLE, COLORADO, WHENCE THE SOUTH  $\frac{1}{4}$  CORNER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 93 WEST OF THE 6TH P.M. BEARS SOUTH 833.3 FEET AND EAST 30 FEET; THENCE WEST 89.0 FEET; THENCE NORTH 109 FEET; THENCE EAST 89 FEET; THENCE SOUTH 109 FEET TO THE PLACE OF BEGINNING.