

Notices of Election and Demand Filed in Boulder County

From December 14, 2009 Through December 18, 2009

Boulder County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports. You should conduct your own due diligence.

Foreclosure Number: 09-23505

NED Date: 12/14/2009 **Reception #:** 03047394
Original Sale Date: 04/14/2010
Deed of Trust Date: 03/25/2002 **Recording Date:** 04/02/2002 **Reception #:** 2272458
Re-Recording Date: **Re-Recorded #:**

Legal: SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

Address: 440 11th Ave, Longmont, CO 80501

Original Note Amt: \$95,000.00 **LoanType:** CONV **Interest Rate:** 4.75
Current Amount: \$76,528.27 **As Of:** 12/04/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): KeyBank National Association
Current Owner: Stephanie Pflug HTTA, Stephanie Wilson
Grantee (Lender On Deed of Trust): Keybank National Association
Grantor (Borrower On Deed of Trust): Stephanie Pflug HTTA, Stephanie Wilson

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-26225 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23506

NED Date: 12/14/2009 **Reception #:** 03047395
Original Sale Date: 04/14/2010
Deed of Trust Date: 03/13/2007 **Recording Date:** 04/10/2007 **Reception #:** 2848195
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 15, BLOCK 2, PARK RIDGE THIRD FILING, THE PLAT OF WHICH IS RECORDED AS PLAN FILE R5-2-44, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 405 Crystal Place, Longmont, CO 80501-3946

Original Note Amt: \$204,431.00 **LoanType:** FHA **Interest Rate:** 6.25
Current Amount: \$203,251.88 **As Of:** 12/04/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Elias Sias and Sylvia N. Sias
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for CitiMortgage, Inc.
Grantor (Borrower On Deed of Trust): Elias Sias and Sylvia N. Sias

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 08-03734R **Phone:** (303)865-1400 **Fax:** (303)865-1410

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Foreclosure Number: 09-23507

NED Date: 12/14/2009 **Reception #:** 03047396
Original Sale Date: 04/14/2010
Deed of Trust Date: 11/20/2002 **Recording Date:** 12/09/2002 **Reception #:** 2368965
Re-Recording Date **Re-Recorded #:**

Legal: SEE EXHIBIT A

Address: 4501 Nelson Road #2103, Longmont, CO 80503

Original Note Amt: \$109,900.00 **LoanType:** Conventional **Interest Rate:** 5
Current Amount: \$97,412.20 **As Of:** 12/04/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): FirstBank of Longmont
Current Owner: Amy S. Munger
Grantee (Lender On Deed of Trust): FirstBank of Longmont
Grantor (Borrower On Deed of Trust): Amy S. Munger

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Rothgerber, Johnson & Lyons LLC

Attorney File Number: 30348-237 **Phone:** (303)623-9000 **Fax:** (303)623-2222

Foreclosure Number: 09-23508

NED Date: 12/14/2009 **Reception #:** 03047397
Original Sale Date: 04/14/2010
Deed of Trust Date: 09/29/2005 **Recording Date:** 10/07/2005 **Reception #:** 2728221
Re-Recording Date **Re-Recorded #:**

Legal: LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Address: 50 19th Avenue #81, Longmont, CO 80501

Original Note Amt: \$14,300.00 **LoanType:** Conventional **Interest Rate:** 7.833
Current Amount: \$14,300.00 **As Of:** 12/04/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): Wachovia Mortgage, FSB f.k.a. World Savings Bank
Current Owner: Stacey Mata
Grantee (Lender On Deed of Trust): World Savings Bank, FSB
Grantor (Borrower On Deed of Trust): Stacey Mata

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Hull Law Offices, LLC

Attorney File Number: STACEY MATA **Phone:** (720)227-9151 **Fax:** (720)221-4490

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Foreclosure Number: 09-23517

NED Date: 12/18/2009 **Reception #:** 03048459
Original Sale Date: 04/21/2010
Deed of Trust Date: 05/17/1999 **Recording Date:** 05/25/1999 **Reception #:** 1942426
Re-Recording Date **Re-Recorded #:**

Legal: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Address: 173 Main Street, Allenspark, CO 80510

Original Note Amt: \$306,232.50 **LoanType:** Conventional **Interest Rate:** 5.98
Current Amount: \$220,326.39 **As Of:** 12/07/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): Financial Freedom SFC
Current Owner: Alta Coats
Grantee (Lender On Deed of Trust): Financial Freedom Senior Funding Corporation
Grantor (Borrower On Deed of Trust): Alta Coats

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 4400.00035 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23518

NED Date: 12/14/2009 **Reception #:** 03047400
Original Sale Date: 04/14/2010
Deed of Trust Date: 09/07/2005 **Recording Date:** 09/14/2005 **Reception #:** 2722026
Re-Recording Date **Re-Recorded #:**

Legal: LOT 21, BLOCK 3, WEST POINT ADDITION NO. 3, THIRD FILING. THE PLAY OF WHICH IS RECORDED AS PLAN FILE 10-1-17, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 1601 Sumner Street, Longmont, CO 80501

Original Note Amt: \$222,400.00 **LoanType:** Conventional **Interest Rate:** 6.5
Current Amount: \$222,400.00 **As Of:** 12/07/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): Citibank, N.A., as Trustee for First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF12
Current Owner: William P Chandler and Carolyn J Chandler
Grantee (Lender On Deed of Trust): First Franklin A Division of Nat. City Bank of IN
Grantor (Borrower On Deed of Trust): William P Chandler and Carolyn J Chandler

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 2626.00446 **Phone:** (303)813-1177 **Fax:** (303)813-1107

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Foreclosure Number: 09-23523

NED Date: 12/15/2009 **Reception #:** 03047690
Original Sale Date: 04/14/2010
Deed of Trust Date: 05/11/2006 **Recording Date:** 05/18/2006 **Reception #:** 2777272
Re-Recording Date **Re-Recorded #:**

Legal: LOT 13, LASHLEY RESUBDIVISION AND ADDITION AS CORRECTED BY INSTRUMENT RECORDED APRIL 30, 1963 IN BOOK 1074 AT PAGE 160, AS RECEPTION NO. 611093, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 421 Sunnyside Lane, Longmont, CO 80501

Original Note Amt: \$129,600.00 **LoanType:** CONV **Interest Rate:** 7.25
Current Amount: \$129,444.02 **As Of:** 12/07/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Suntrust Mortgage, Inc
Current Owner: Carl Stull
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Suntrust Mortgage, Inc.
Grantor (Borrower On Deed of Trust): Carl Stull

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-28778 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23524

NED Date: 12/15/2009 **Reception #:** 03047692
Original Sale Date: 04/14/2010
Deed of Trust Date: 04/11/2007 **Recording Date:** 05/14/2007 **Reception #:** 2855434
Re-Recording Date **Re-Recorded #:**

Legal: SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

Address: 1514 Tulip Ct, Longmont, CO 80501

Original Note Amt: \$203,000.00 **LoanType:** CONV **Interest Rate:** 6.25
Current Amount: \$198,281.49 **As Of:** 12/08/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): BAC Home Loans Servicing, L.P.
Current Owner: Elaine Imel
Grantee (Lender On Deed of Trust): Countrywide Home Loans, Inc.
Grantor (Borrower On Deed of Trust): Elaine Imel

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-28867 **Phone:** (303)865-1400 **Fax:** (303)865-1410

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From December 14, 2009 Through December 18, 2009

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Foreclosure Number: 09-23525

NED Date: 12/15/2009 **Reception #:** 03047695
Original Sale Date: 04/14/2010
Deed of Trust Date: 02/02/2006 **Recording Date:** 02/27/2006 **Reception #:** 2759039
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 103, COAL CREEK RANCH FILING NO. 4, CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 671 Saint Andrews Lane, Louisville, CO 80027

Original Note Amt: \$523,500.00 **LoanType:** CONV **Interest Rate:** 8.675
Current Amount: \$510,580.13 **As Of:** 12/08/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): Bank of America, National Association as successor by merger to LaSalle Bank NA as trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2006-HE2 Trust
Current Owner: Jill A. Batzer
Grantee (Lender On Deed of Trust): National Mortgage Network
Grantor (Borrower On Deed of Trust): Jill A. Batzer

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010
Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC
Attorney File Number: 09-28457 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23526

NED Date: 12/15/2009 **Reception #:** 03047693
Original Sale Date: 04/14/2010
Deed of Trust Date: 11/11/2004 **Recording Date:** 11/22/2004 **Reception #:** 2644133
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 12, BLOCK 4, MEADOWLARK FILING NO. 1, ACCORDING TO THE RECORDED PLAT THEREOF, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 2466 Spencer St, Longmont, CO 80501-0934

Original Note Amt: \$176,000.00 **LoanType:** CONV **Interest Rate:** 7
Current Amount: \$172,400.78 **As Of:** 12/08/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): The Bank of New York Mellon FKA The Bank of New York as Trustee for the CertificateHolders of CWABS 04-AB2
Current Owner: Steven R Morris and Jann A Morris
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Full Spectrum Lending, Inc.
Grantor (Borrower On Deed of Trust): Steven R Morris and Jann A Morris

Publication: Times-Call **First Publication Date:** 02/27/2010
Last Publication Date: 03/27/2010
Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC
Attorney File Number: 09-28697 **Phone:** (303)865-1400 **Fax:** (303)865-1410

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Foreclosure Number: 09-23531

NED Date: 12/17/2009 **Reception #:** 03048318
Original Sale Date: 04/21/2010
Deed of Trust Date: 12/15/2005 **Recording Date:** 04/18/2006 **Reception #:** 2770562
Re-Recording Date **Re-Recorded #:**

Legal: SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

Address: 1034 9th Avenue, Longmont, CO 80501

Original Note Amt: \$193,500.00 **Loan Type:** CONV **Interest Rate:** 6.625
Current Amount: \$182,157.25 **As Of:** 12/10/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): GMAC Mortgage, LLC
Current Owner: Joelle L Anderson and Kyle Anderson
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for GMAC Mortgage Corporation
DBA ditech. Com
Grantor (Borrower On Deed of Trust) Joelle L Anderson and Kyle Anderson

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010
Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC
Attorney File Number: 09-29213 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23532

NED Date: 12/17/2009 **Reception #:** 03048319
Original Sale Date: 04/21/2010
Deed of Trust Date: 01/03/2008 **Recording Date:** 01/04/2008 **Reception #:** 2903348
Re-Recording Date **Re-Recorded #:**

Legal: LOT 26, BLOCK 1, COAL CREEK MEADOWS, COUNTY OF BOULDER, STATE OF COLORADO

Address: 820 Shallot Cir, Lafayette, CO 80026

Original Note Amt: \$136,800.00 **Loan Type:** Conventional **Interest Rate:** 6.625
Current Amount: \$136,536.86 **As Of:** 12/08/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): BAC Home Loans Servicing, LP FKA Countrywide Home Loans Servicing, LP
Current Owner: Marcus Williams
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. acting solely as nominee for Countrywide
Bank, FSB.
Grantor (Borrower On Deed of Trust) Marcus Williams

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010
Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 1269.04524 **Phone:** (303)813-1177 **Fax:** (303)813-1107

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Foreclosure Number: 09-23535

NED Date: 12/17/2009 **Reception #:** 03048322
Original Sale Date: 04/21/2010
Deed of Trust Date: 06/16/2005 **Recording Date:** 06/21/2005 **Reception #:** 2697402
Re-Recording Date **Re-Recorded #:**

Legal: ALL OF LOT 34 AND THE NORTH 8.00 FEET OF LOT 33, BLOCK 3, KENT AND DAVIS ADDITION TO LONGMONT, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 223 Francis Street, Longmont, CO 80501

Original Note Amt: \$154,000.00 **LoanType:** Conventional **Interest Rate:** 6.375
Current Amount: \$154,000.00 **As Of:** 12/10/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): U.S. Bank National Association, as Trustee for Terwin Mortgage Trust 2005-12ALT, Asset-Backed Certificates, Series 2005-12ALT
Current Owner: Carl Stull and Megan Stull
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. acting solely as nominee for PHM Financial Incorporated, DBA Professional Home Mortgage
Grantor (Borrower On Deed of Trust) Carl Stull and Megan Stull

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010
Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 1410.00012 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23536

NED Date: 12/17/2009 **Reception #:** 03048323
Original Sale Date: 04/21/2010
Deed of Trust Date: 04/12/2005 **Recording Date:** 04/14/2005 **Reception #:** 2680201
Re-Recording Date **Re-Recorded #:**

Legal: THE EAST 160 FEET OF THE NORTH 39 FEET OF LOT 13, BLOCK 68, CITY OF LONGMONT, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 323 Baker Street, Longmont, CO 80501

Original Note Amt: \$119,000.00 **LoanType:** Conventional **Interest Rate:** 6.25
Current Amount: \$119,000.00 **As Of:** 12/10/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): U.S. Bank National Association, as Trustee for Terwin Mortgage Trust 2005-8HE, Asset-Backed Certificates, Series 2005-8HE
Current Owner: Carl Stull and Megan Stull
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. acting solely as nominee for PHM Financial Incorporated D.B.A. PHM Financial Services
Grantor (Borrower On Deed of Trust) Carl Stull and Megan Stull

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010
Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 1410.00013 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Notices of Election and Demand Filed in Boulder County

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Foreclosure Number: 09-23537

NED Date: 12/18/2009 **Reception #:** 03048460
Original Sale Date: 04/21/2010
Deed of Trust Date: 04/04/2008 **Recording Date:** 04/10/2008 **Reception #:** 2922523
Re-Recording Date: **Re-Recorded #:**

Legal: LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Address: 13175 E. County Line Rd., Longmont, CO 80504

Original Note Amt: \$472,000.00 **LoanType:** Conventional **Interest Rate:** 7.4
Current Amount: \$472,000.00 **As Of:** 12/09/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Wachovia Mortgage, FSB f.k.a. World Savings Bank
Current Owner: Bradley Dickerson & Rebecca Dickerson
Grantee (Lender On Deed of Trust): Wachovia Mortgage, FSB.
Grantor (Borrower On Deed of Trust): Bradley Dickerson & Rebecca Dickerson

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Hull Law Offices, LLC

Attorney File Number: 2047-09 **Phone:** (720)227-9151 **Fax:** (720)221-4490

Foreclosure Number: 09-23539

NED Date: 12/18/2009 **Reception #:** 03048461
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/16/2005 **Recording Date:** 10/05/2005 **Reception #:** 2727232
Re-Recording Date: **Re-Recorded #:**

Legal: SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Address: 11205 Isabelle Road, Lafayette, CO 80026

Original Note Amt: \$800,000.00 **LoanType:** Conventional **Interest Rate:** 6.5
Current Amount: \$978,364.09 **As Of:** 12/09/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Bank of Choice
Current Owner: T.A. Bragg
Grantee (Lender On Deed of Trust): First National Bank of Arvada
Grantor (Borrower On Deed of Trust): T.A. Bragg

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Brown, Berardini & Dunning PC

Attorney File Number: 1987-008C **Phone:** (303)329-3363 **Fax:** (303)393-8438

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Foreclosure Number: 09-23540

NED Date: 12/18/2009 **Reception #:** 03048462
Original Sale Date: 04/21/2010
Deed of Trust Date: 12/27/2004 **Recording Date:** 01/04/2005 **Reception #:** 2655320
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 27, BLOCK 10, ROCK CREEK RANCH FILING NO. 21, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 3712 Castle Peak Ave, Superior, CO 80027

Original Note Amt: \$336,000.00 **LoanType:** CONV **Interest Rate:** 5.25
Current Amount: \$311,676.78 **As Of:** 12/10/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): Wells Fargo Bank, N.A.
Current Owner: Brad Brooks and Jaimarie Brooks
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Commercial Federal Bank, a FSB
Grantor (Borrower On Deed of Trust): Brad Brooks and Jaimarie Brooks

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-29026 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23541

NED Date: 12/18/2009 **Reception #:** 03048463
Original Sale Date: 04/21/2010
Deed of Trust Date: 04/29/2004 **Recording Date:** 05/26/2004 **Reception #:** 2590879
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 16, BLOCK 2, MELODY VALLEY, SECOND FILING, REPLAT "A", CITY OF LONGMONT, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 1536 Mayfield Lane, Longmont, CO 80501

Original Note Amt: \$189,300.00 **LoanType:** CONV **Interest Rate:** 5.625
Current Amount: \$174,417.75 **As Of:** 12/11/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Walter W Clem and Sylvia Marie Clem
Grantee (Lender On Deed of Trust): ABN AMRO Mortgage Group, Inc.
Grantor (Borrower On Deed of Trust): Walter W Clem and Sylvia Marie Clem

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-29052 **Phone:** (303)865-1400 **Fax:** (303)865-1410

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Foreclosure Number: 09-23546

NED Date: 12/18/2009 **Reception #:** 03048464
Original Sale Date: 04/21/2010
Deed of Trust Date: 04/25/2008 **Recording Date:** 05/01/2008 **Reception #:** 2927084
Re-Recording Date: **Re-Recorded #:**

Legal: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Address: 57 Nelson Street, Ward, CO 80481

Original Note Amt: \$177,000.00 **Loan Type:** Conventional **Interest Rate:** 6.375
Current Amount: \$175,148.02 **As Of:** 12/10/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Chase Home Finance LLC
Current Owner: Anna Marie DeShincoe and James S Bennett
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Mutual Security Mortgage, LTD.
Grantor (Borrower On Deed of Trust): Marie DeShincoe and James S Bennett

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 1068.02318 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23549

NED Date: 12/18/2009 **Reception #:** 03048465
Original Sale Date: 04/21/2010
Deed of Trust Date: 06/20/2002 **Recording Date:** 07/01/2002 **Reception #:** 2303309***
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 5 IN BLOCK 16, LONGMONT (ORIGINAL TOWN), ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 2 AT PAGE 37, COUNTY OF BOULDER, STATE OF COLORADO.

***MODIFICATION OF DEED OF TRUST RECORDED JULY 10, 2003 AT RECEPTION NO. 2468685; JULY 2, 2004 AT RECEPTION NO. 2603862; JULY 25, 2005 AT RECEPTION NO. 2706687; MAY 26, 2006 AT RECEPTION NO. 2779263 AND OCTOBER 15, 2007 AT RECEPTION NO. 2889505

Address: 704 Main Street, Longmont, CO 80501

Original Note Amt: \$455,000.00 **Loan Type:** Conventional **Interest Rate:** 4.75
Current Amount: \$453,204.49 **As Of:** 12/09/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Bank of Choice
Current Owner: T.A. Bragg
Grantee (Lender On Deed of Trust): First National Bank of Arvada
Grantor (Borrower On Deed of Trust): T.A. Bragg

Publication: Times-Call **First Publication Date:** 03/06/2010
Last Publication Date: 04/03/2010

Attorney for Beneficiary: Brown, Berardini & Dunning PC

Attorney File Number: 1987-008 B **Phone:** (303)329-3363 **Fax:** (303)393-8438

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