

Pre Sale List

Sale Date 01/06/2010

1/6/2010

8:35:35AM

All of the sale(s) involve property in Boulder County.

Foreclosure Sale numbers 09-23087 through 09-23132 were originally scheduled for sale on January 06, 2010.

All of the(se) sale(s) were advertised for 5 consecutive weeks beginning November 21, 2009 through December 19, 2009 in the Times-Call

All other numbered sale(s) were advertised earlier for five consecutive weeks and duly continued from prior sale date until today.

We will read as follows:

- a. The foreclosure number
- b. Original Grantor/Borrower
- c. Legal Description
- d. Street address of property if known

**ANNOUNCE: "The property(ies) are struck and sold as posted and shown on today's Sale list."
"That is all of the Sale(s) for today."**

"If you have any further questions, we would be happy to answer them."

The list of property(ies) for sale will follow consisting of:

Foreclosure #: 08-21880

The Grantor: Bobby L Stubbs

Street Address: 2525 Lanyon Drive, Longmont, CO 80503

Current Beneficiary Name: PNC Bank, National Association

First Publication: 11/29/2008

Last Publication: 12/27/2008

Publication Newspaper: Times-Call

Lender's Bid Amount: \$198,001.18

Deficiency: \$0.00

Foreclosure #: 08-22191

The Grantor: Paul Cummings

Street Address: 5700 Mount Sanitas Ave, Longmont, CO 805037360

Current Beneficiary Name: BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS
SERVICING, LP

First Publication: 03/21/2009

Last Publication: 04/18/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$204,750.00

Deficiency: \$55,964.36

Foreclosure #: 09-22346

The Grantor: Leonardo Bautista and Rosa E. Ascencio

Street Address: 1427 Tulip Street, Longmont, CO 80501

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

First Publication: 11/14/2009

Last Publication: 12/12/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$221,521.58

Deficiency: \$0.00

Foreclosure #: 09-22387

The Grantor: Joshua D. Heinrich and Kathi J. Heinrich

Street Address: 2142 Stuart Street, Longmont, CO 80501

Current Beneficiary Name: Deutsche Bank National Trust Company, as Trustee for IXIS Real Estate Capital Trust 2006-HE2

First Publication: 11/14/2009

Last Publication: 12/12/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$102,000.00

Deficiency: \$109,893.18

Foreclosure #: 09-22527

The Grantor: Sherri L. Schultz Whitley and John R. Whitley

Street Address: 1237 3rd Avenue, Longmont, CO 80501

Current Beneficiary Name: Guaranty Bank, FSB.

First Publication: 06/27/2009

Last Publication: 07/25/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$400,500.00

Deficiency: \$71,858.45

Foreclosure #: 09-22532

The Grantor: Phuong Nguyen Greening

Street Address: 3226 Opal Lane, Superior, CO 80027

Current Beneficiary Name: Wachovia Bank, NA as Trustee for BAFC Mortgage Pass Through Certificates Series 2005-H

First Publication: 07/04/2009

Last Publication: 08/01/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$441,000.00

Deficiency: \$272,491.33

Foreclosure #: 09-22688
The Grantor: Melinda K. Rausch
Street Address: 1215 Kinnikinnick Court, Longmont, CO 80501
Current Beneficiary Name: BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS
First Publication: 08/15/2009 Last Publication: 09/12/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$45,130.98
Deficiency: \$0.00

Foreclosure #: 09-22716
The Grantor: William Bradley Stull and Tama L. Stull
Street Address: 458 Greenwood Lane, Longmont, CO 80501
Current Beneficiary Name: Wells Fargo Bank, N.A.
First Publication: 08/22/2009 Last Publication: 09/19/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$250,597.00
Deficiency: \$81,709.23

Foreclosure #: 09-22806
The Grantor: LJ Ashford and Jennifer E Ashford
Street Address: 12320 N 75th St, Longmont, CO 80503-9149
Current Beneficiary Name: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE BENEFIT
OF THE LXS 2007-16N TRUST FUND
First Publication: 09/12/2009 Last Publication: 10/10/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$292,500.00
Deficiency: \$239,974.24

Foreclosure #: 09-22949
The Grantor: William Curtiss Wright
Street Address: 2505 Clayton Circle, Superior, CO 80027
Current Beneficiary Name: Ocwen Loan Servicing, LLC
First Publication: 10/17/2009 Last Publication: 11/14/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$318,750.00
Deficiency: \$84,223.74

Foreclosure #: 09-23047
The Grantor: Linda S. Cozza
Street Address: 930 Button Rock Drive #E29, Longmont, CO 80501
Current Beneficiary Name: HSBC Mortgage Services, Inc.
First Publication: 11/14/2009 Last Publication: 12/12/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$114,360.66
Deficiency: \$82,143.05

Foreclosure #: 09-23048
The Grantor: Kevin C. Hassler and Lisa B. Hassler
Street Address: 1306 Venice Street, Longmont, CO 80501
Current Beneficiary Name: CitiMortgage, Inc.
First Publication: 11/14/2009 Last Publication: 11/14/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$129,986.37
Deficiency: \$0.00

Foreclosure #: 09-23066
The Grantor: Nancy D. Frew
Street Address: 720 Barberry Circle, Lafayette, CO 80026
Current Beneficiary Name: Wells Fargo Financial Colorado, Inc.
First Publication: 11/14/2009 Last Publication: 12/12/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$205,000.00
Deficiency: \$28,144.89

Foreclosure #: 09-23070
The Grantor: Richard L Martinez and Alma R Ramirez
Street Address: 2408 Mountainview, Longmont, CO 80503
Current Beneficiary Name: BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, L.P.
First Publication: 11/14/2009 Last Publication: 12/12/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$196,034.46
Deficiency: \$0.00

Foreclosure #: 09-23083
The Grantor: Michael W Boden and Wendy S Boden
Street Address: 1242 Reserve Street, Longmont, CO 80501-2670
Current Beneficiary Name: The Bank of New York Mellon FKA The Bank of New York as Trustee for the Certificateholders of CWABS 2004-09
First Publication: 11/14/2009 Last Publication: 12/12/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$295,353.75
Deficiency: \$62,089.92

Foreclosure #: 09-23089
The Grantor: Juan Carlos Ortega
Street Address: 1931 Mount Sneffels Street, Longmont, CO 80501
Current Beneficiary Name: Deutsche Bank National Trust Company, as Trustee on behalf of the HSI Asset
Securitization Corporation Trust 2007-HE1
First Publication: 11/21/2009 Last Publication: 12/19/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$161,248.62
Deficiency: \$0.00

Foreclosure #: 09-23093
The Grantor: Juan Pedro Juan and Catarina Martin
Street Address: 402 Fox Street, Longmont, CO 80501
Current Beneficiary Name: Wells Fargo Bank, N.A.
First Publication: 11/21/2009 Last Publication: 12/19/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$205,875.48
Deficiency: \$0.00

Foreclosure #: 09-23095
The Grantor: Aaron D Ault
Street Address: 8660 North 55th Street, Longmont, CO 80503
Current Beneficiary Name: US Bank National Association as Trustee for SARM 2006-8
First Publication: 11/21/2009 Last Publication: 12/19/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$518,000.00
Deficiency: \$105,862.09

Foreclosure #: 09-23111
The Grantor: Christopher John Conley
Street Address: 1208 Button Rock Drive, Longmont, CO 80501
Current Beneficiary Name: Aurora Loan Services LLC
First Publication: 11/21/2009 Last Publication: 12/19/2009
Publication Newspaper: Times-Call
Lender's Bid Amount: \$201,620.54
Deficiency: \$51,184.86

Foreclosure #: 09-23115

The Grantor: Alfonso Victorio Rodriguez

Street Address: 1368 South Terry Street, Longmont, CO 80501

Current Beneficiary Name: U.S. Bank National Association, as successor Trustee to Bank of America, National Association, as successor by merger to LaSalle Bank, N.A. as Trustee for the MLMI Trust Series 2007-HE1

First Publication: 11/21/2009

Last Publication: 12/19/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$134,470.00

Deficiency: \$87,216.55

Foreclosure #: 09-23130

The Grantor: Maureen E. Phelan

Street Address: 225 East 8th Avenue #F3, Longmont, CO 80501

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

First Publication: 11/21/2009

Last Publication: 12/19/2009

Publication Newspaper: Times-Call

Lender's Bid Amount: \$91,460.32

Deficiency: \$0.00

Total: 21