

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-22915 **Restarted**

NED Date: 12/21/2009 **Reception #:** 03048833
Original Sale Date: 04/21/2010
Deed of Trust Date: 12/16/2004 **Recording Date:** 12/29/2004 **Reception #:** 2654211
Re-Recording Date **Re-Recorded #:**

Legal: THE SOUTH 15 FEET OF LOT 7 AND ALL OF LOT 8, EXCEPT THE SOUTH 15 FEET AND EXCEPT THE EAST 10 FEET OF SAID LOTS FOR ALLEY PURPOSES, HARSCH ADDITION TO THE CITY OF LONGMONT, ACCORDING TO THE RECORDED PLAT THEREOF, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 712 Judson Street, Longmont, CO 80501

Original Note Amt: \$220,000.00 **LoanType:** CONV **Interest Rate:** 5.875
Current Amount: \$207,281.22 **As Of:** 07/07/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): US Bank National Association, as Trustee for Credit Suisse First Boston 2005-4
Current Owner: Tobias Hemmerling
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Mortgageit, Inc.
Grantor (Borrower On Deed of Trust): Tobias Hemmerling

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: 09-16140 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23538

NED Date: 12/23/2009

Reception #: 03049567

Original Sale Date: 04/21/2010

Deed of Trust Date: 10/29/2003

Recording Date: 11/07/2003

Reception #: 2524963

Re-Recording Date: 01/31/2006

Re-Recorded #: 2753862

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From December 21, 2009 Through December 25, 2009

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Legal: PARCEL A

LOT 1, TOGETHER WITH RIGHTS OF ACCESS OVER 40 FOOT PRIVATE ROAD AND UTILITY EASEMENT, L'HEUREUX COUNTRY ESTATES N.U.P.U.D., COUNTY OF BOULDER, STATE OF COLORADO.

PARCEL B

SEE THE ATTACHED EXHIBIT A FOR COMPLETE DESCRIPTION

PARCEL C

SEE THE ATTACHED EXHIBIT B FOR COMPLETE DESCRIPTION

TOGETHER WILL ALL EXISTING OR SUBSEQUENTLY ERECTED OR AFFIXED BUILDINGS, IMPROVEMENTS AND FIXTURES; ALL EASEMENTS, RIGHTS OF WAY, AND APPURTENANCES; ALL WATER, WATER RIGHTS AND DITCH RIGHTS (INCLUDING STOCK IN UTILITIES WITH DITCH OR IRRIGATION RIGHTS); AND ALL OTHER RIGHTS, ROYALTIES, AND PROFITS RELATING TO THE REAL PROPERTY, INCLUDING WITHOUT LIMITATION ALL MINERALS, OIL, GAS, GEOTHERMAL AND SIMILAR MATTERS, AND ALL PRESENT AND FUTURE LEASES OF THE PROPERTY AND ALL RENTS FROM THE PROPERTY.

LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED MARCH 1, 2004 AT RECEPTION NO. 2561763;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED MARCH 17, 2004 AT RECEPTION NO. 2566913;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED JUNE 15, 2004 AT RECEPTION NO. 2597422;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED SEPTEMBER 9, 2004 AT RECEPTION NO. 2625681;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED SEPTEMBER 21, 2004 AT RECEPTION NO. 2628568;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED MAY 24, 2005 AT RECEPTION NO. 2690437;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED JUNE 14, 2005 AT RECEPTION NO. 2695733;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED SEPTEMBER 13, 2005 AT RECEPTION NO. 2721496;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED NOVEMBER 14, 2005 AT RECEPTION NO. 2737190;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED DECEMBER 6, 2005 AT RECEPTION NO. 2742162;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED JANUARY 10, 2006 AT RECEPTION NO. 2749753;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED MARCH 13, 2006 AT RECEPTION NO. 2762155;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED JULY 5, 2006 AT RECEPTION NO. 2788291;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED JULY 19, 2006 AT RECEPTION NO. 2791689;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND PARTIAL RELEASE RECORDED OCTOBER 8, 2007 AT RECEPTION NO. 2888183 AS RECORDED ON NOVEMBER 14, 2007

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AT RECEPTION NO. 2894635;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND RELEASE RECORDED NOVEMBER 2, 2009 AT RECEPTION NO. 3039062;
LESS THAT PORTION OF THE PROPERTY PREVIOUSLY FORECLOSED AS EVIDENCED BY CONFIRMATION DEED RECORDED NOVEMBER 30, 2009 AT RECEPTION NO. 3044755;
LESS THAT PORTION OF THE PROPERTY RELEASED BY REQUEST FOR PARTIAL RELEASE OF DEED OF TRUST AND RELEASE RECORDED DECEMBER 11, 2009 AT RECEPTION NO. 3047008.

THE EVIDENCE OF DEBT IS A PROMISSORY NOTE DATED OCTOBER 29, 2003, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, AS AMENDED BY:
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED OCTOBER 8, 2004;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED NOVEMBER 1, 2005;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED FEBRUARY 1, 2006;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED AUGUST 1, 2006;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED NOVEMBER 1, 2006;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED FEBRUARY 1, 2007;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED MAY 1, 2007;
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED JULY 1, 2007;
CHANGE IN TERMS AGREEMENT, EXECUTED BY JON L'HEUREUX AND CAROL A. L'HEUREUX, DATED JANUARY 1, 2008;
CHANGE IN TERMS AGREEMENT, EXECUTED BY JON L'HEUREUX AND CAROL A. L'HEUREUX, DATED MARCH 3, 2008;
CHANGE IN TERMS AGREEMENT, EXECUTED BY JON L'HEUREUX AND CAROL A. L'HEUREUX, DATED SEPTEMBER 3, 2008; AND
CHANGE IN TERMS AGREEMENT, EXECUTED BY LON J. L'HEUREUX AND CAROL A. L'HEUREUX, DATED MARCH 3, 2009.

THE PROPERTY TO BE FORECLOSED IS LOCATED WITHIN THE INCORPORATED LIMITS OF THE CITY OF LONGMONT AS EVIDENCED BY WRITTEN STATEMENT PURSUANT TO COLO. REV. STAT. § 38-38-108(2)(a)(I)(B) EXECUTED BY THE CITY CLERK FOR THE CITY OF LONGMONT DATED NOVEMBER 24, 2009, AND THEREFORE, THE DATE OF SALE SHALL BE SET IN ACCORDANCE WITH THE REQUIREMENTS FOR SALE OF NON-AGRICULTURAL PROPERTY.

Address: 3143 Nelson Road (Parcel A) and Vacant Land (Parcel B and Parcel C), Longmont, CO 80501

Original Note Amt:	\$8,250,000.00	LoanType:	Conventional	Interest Rate:	5.5
Current Amount:	\$3,670,258.06	As Of:	12/14/2009	Interest Type:	Fixed

Current Lender (Beneficiary):	Colorado Business Bank
Current Owner:	Lon L'Heureux and Carol A. L'Heureux
Grantee (Lender On Deed of Trust):	Colorado Business Bank
Grantor (Borrower On Deed of Trust)	Lon L'Heureux and Carol A. L'Heureux

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23543

NED Date: 12/21/2009 **Reception #:** 03048829
Original Sale Date: 04/21/2010
Deed of Trust Date: 05/12/2004 **Recording Date:** 05/27/2004 **Reception #:** 2591275
Re-Recording Date: **Re-Recorded #:**

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

Address: 1117 Elysian Field Dr Unit C, Lafayette, CO 80026

Original Note Amt: \$121,600.00 **Loan Type:** CONV **Interest Rate:** 6.375
Current Amount: \$121,590.23 **As Of:** 12/14/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): US Bank National Association as Trustee for The Certificateholders of Mortgage-Backed Pass-Through Certificates, Series 2004-AR7
Current Owner: Roc R Dietz and Shirin C. Dietz
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for GreenPoint Mortgage Funding, Inc.
Grantor (Borrower On Deed of Trust): Roc R Dietz and Shirin C. Dietz

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: 09-29305 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23544

NED Date: 12/21/2009 **Reception #:** 03048830
Original Sale Date: 04/21/2010
Deed of Trust Date: 02/21/2007 **Recording Date:** 02/23/2007 **Reception #:** 2838266
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 2, PINEVIEW SUBDIVISION, CITY OF BOULDER, COUNTY OF BOULDER, STATE OF COLORADO, THE PLAT OF WHICH IS RECORDED IN PLAN FILE P-22 F-4 41.

Address: 362 Hawthorn Avenue, Boulder, CO 80304-2164

Original Note Amt: \$1,000,000.00 **Loan Type:** CONV **Interest Rate:** 5.875
Current Amount: \$975,243.20 **As Of:** 12/14/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-6
Current Owner: Jason Berkowitz and Jeanne K. Berkowitz
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for First Magnus Financial Corporation, an Arizona Corporation
Grantor (Borrower On Deed of Trust): Jason Berkowitz and Jeanne K. Berkowitz

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: 09-29275 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

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Foreclosure Number: 09-23545

NED Date: 12/21/2009

Reception #: 03048831

Original Sale Date: 04/21/2010

Deed of Trust Date: 05/10/2002

Recording Date: 05/16/2002

Reception #: 2288272

Re-Recording Date

Re-Recorded #:

Legal: ATTACHED HERETO AS EXHIBIT 'A' AND INCORPORATED HEREIN AS THOUGH FULLY SET FORTH.

Address: 732 County Road 83, Boulder, CO 80302

Original Note Amt: \$145,000.00

LoanType: Conventional

Interest Rate: 7.375

Current Amount: \$132,545.82

As Of: 12/14/2009

Interest Type: Fixed

Current Lender (Beneficiary): JPMorgan Chase Bank, National Association

Current Owner: Lawrence D. Williams and Jennifer Austin Moan

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Lender, CTX
Mortgage Company, LLC

Grantor (Borrower On Deed of Trust) Lawrence D. Williams and Jennifer Austin Moran

Publication: Times-Call

First Publication Date: 03/06/2010

Last Publication Date: 04/03/2010

Attorney for Beneficiary: Law Office of Michael P Medved PC

Attorney File Number: 09-915-15008

Phone: (303)274-0155

Fax: (303)274-0159

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23547

NED Date: 12/22/2009

Reception #: 03049091

Original Sale Date: 04/21/2010

Deed of Trust Date: 08/25/2003

Recording Date: 08/27/2003

Reception #: 2494636

Re-Recording Date

Re-Recorded #:

Legal: THE PROPERTY DESCRIBED ON EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE IS ALL OF THE PROPERTY ENCUMBERED BY SAID DEED OF TRUST.

Address:

Original Note Amt: \$6,300,000.00

LoanType: Conventional

Interest Rate: 6.07

Current Amount: \$5,595,802.00

As Of: 12/14/2009

Interest Type: Fixed

Current Lender (Beneficiary): U.S. Bank National Association, N.A., as Trustee for the registered holders of Wachovia Bank Commercial Mortgage Trust, Commercial Mortgage Pass-Through Certificates, Series 2003-C9, by and through CWC Capital Asset Management LLC, Solely in its capacity as Special Servicer

Current Owner: JWC/Loftus, LLC

Grantee (Lender On Deed of Trust): CitiGroup Global Markets Realty Corp.

Grantor (Borrower On Deed of Trust): JWC/Loftus, LLC

Publication: Times-Call

First Publication Date: 03/06/2010

Last Publication Date: 04/03/2010

Attorney for Beneficiary: Perkins Coie

Attorney File Number: JWC/Loftus, LLC

Phone: (303)291-2300

Fax: (303)291-2400

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23548

NED Date: 12/21/2009 **Reception #:** 03048832
Original Sale Date: 04/21/2010
Deed of Trust Date: 03/20/2007 **Recording Date:** 03/28/2007 **Reception #:** 2845543
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 25, BLOCK 3, THE HOMESTEAD, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 5421 Baca Circle, Boulder, CO 80301

Original Note Amt: \$385,000.00 **Loan Type:** Conventional **Interest Rate:** 2.25
Current Amount: \$401,484.77 **As Of:** 12/14/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): OneWest Bank, FSB
Current Owner: John B Shattuck
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for IndyMac Bank F.S.B., a federally chartered savings bank
Grantor (Borrower On Deed of Trust): John B Shattuck

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

Attorney for Beneficiary: Robert J Hopp and Associates LLC

Attorney File Number: 09-05283RH **Phone:** (303)788-9600 **Fax:** (303)531-2136

Foreclosure Number: 09-23550

NED Date: 12/22/2009 **Reception #:** 03049092
Original Sale Date: 04/21/2010
Deed of Trust Date: 10/18/2001 **Recording Date:** 10/25/2001 **Reception #:** 2211433
Re-Recording Date: **Re-Recorded #:**

Legal: LOT TWENTY-ONE (21). BLOCK ONE (1), WESTLAKE MANORS SUBDIVISION FILING NO. 3, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 2173 Westlake Drive, Longmont, CO 80503

Original Note Amt: \$275,000.00 **Loan Type:** Conventional **Interest Rate:** 6.5
Current Amount: \$226,703.14 **As Of:** 12/11/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP
Current Owner: Jennifer D Skaw and Todd J. Skaw
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. acting solely as nominee for AMERICA'S WHOLESALE LENDER
Grantor (Borrower On Deed of Trust): Jennifer D Skaw and Todd J. Skaw

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

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 1269.04542 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23553

NED Date: 12/22/2009 **Reception #:** 03049095
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/28/2006 **Recording Date:** 10/02/2006 **Reception #:** 2808321***
Re-Recording Date **Re-Recorded #:**

Legal: LOT 11, BLOCK 1, CLOVER CREEK FILING NO. 1, REPLAT "A" COUNTY OF BOULDER, STATE OF COLORADO

***LOAN MODIFICATION RECORDED ON APRIL 13TH, 2009 AT RECEPTION NO. 2991709

Address: 1459 Wildrose Drive, Longmont, CO 80503

Original Note Amt: \$202,000.00 **Loan Type:** CONV **Interest Rate:** 7
Current Amount: \$206,704.96 **As Of:** 12/14/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Central Mortgage Company
Current Owner: Barbara J Flowers and Sharon K. Michael
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Aegis Wholesale Corporation.
Grantor (Borrower On Deed of Trust): Barbara J Flowers and Sharon K. Michael

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: 09-26015 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23554

NED Date: 12/23/2009 **Reception #:** 03049568
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/05/2007 **Recording Date:** 09/17/2007 **Reception #:** 2883436
Re-Recording Date **Re-Recorded #:**

Legal: LOT 4, PEARSON SUBDIVISION, COUNTY OF BOULDER, STATE OF COLORADO

Address: 1104 4th Ave, Lyons, CO 80540

Original Note Amt: \$268,000.00 **Loan Type:** Conventional **Interest Rate:** 6.5
Current Amount: \$262,322.38 **As Of:** 12/14/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Douglas K Oneill
Grantee (Lender On Deed of Trust): ABN AMRO MORTGAGE GROUP, INC.
Grantor (Borrower On Deed of Trust): Douglas K Oneill

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

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 1175.12731 **Phone:** (303)813-1177 **Fax:** (303)813-1107

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Foreclosure Number: 09-23555

NED Date: 12/23/2009 **Reception #:** 03049569
Original Sale Date: 04/21/2010
Deed of Trust Date: 07/07/2006 **Recording Date:** 07/14/2006 **Reception #:** 2790884
Re-Recording Date **Re-Recorded #:**

Legal: LOT 4, BLOCK 9, WOLF CREEK 1ST FILING, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 962 Wolf Creek Drive, Longmont, CO 80501

Original Note Amt: \$214,400.00 **Loan Type:** Conventional **Interest Rate:** 7.125
Current Amount: \$214,365.32 **As Of:** 12/14/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Kimberly A Waddoups and Malynn Jones
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for GreenPoint Mortgage Funding, Inc.
Grantor (Borrower On Deed of Trust) Kimberly A Waddoups and Malynn Jones

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

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 1175.12744 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23556

NED Date: 12/23/2009 **Reception #:** 03049570
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/15/2005 **Recording Date:** 09/28/2005 **Reception #:** 2725180
Re-Recording Date **Re-Recorded #:**

Legal: LOT 107, ORCHARD CREEK FILING NO. 3, A REPLAT OF OUTLOT B ORCHARD FILING NO. 1, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 5796 N Orchard Creek Cir, Boulder, CO 80301

Original Note Amt: \$350,000.00 **Loan Type:** Conventional **Interest Rate:** 6
Current Amount: \$331,973.67 **As Of:** 12/15/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Luis F. Gomez-Do'Ibarra and Patricia C. Andrews de Gomez
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for CitiMortgage, Inc.
Grantor (Borrower On Deed of Trust) Luis F. Gomez-Do'Ibarra and Patricia C. Andrews de Gomez

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

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 1175.12751 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23557

NED Date: 12/23/2009 **Reception #:** 03049571
Original Sale Date: 04/21/2010
Deed of Trust Date: 08/25/2006 **Recording Date:** 09/26/2006 **Reception #:** 2807315
Re-Recording Date: **Re-Recorded #:**

Legal: LEGAL DESCRIPTION ATTACHED "EXHIBIT A"

Address: 700 County Road 128W, Nederland, CO 80466

Original Note Amt: \$252,000.00 **LoanType:** Conventional **Interest Rate:** 7.6
Current Amount: \$249,109.76 **As Of:** 12/16/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): JPMorgan Chase Bank, National Association
Current Owner: Ben Andrew Johnson
Grantee (Lender On Deed of Trust): Washinton Mutual Bank
Grantor (Borrower On Deed of Trust): Ben Andrew Johnson

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

Attorney for Beneficiary: Robert J Hopp and Associates LLC

Attorney File Number: 09-05290RH **Phone:** (303)788-9600 **Fax:** (303)531-2136

Foreclosure Number: 09-23558

NED Date: 12/23/2009 **Reception #:** 03049572
Original Sale Date: 04/28/2010
Deed of Trust Date: 10/07/2002 **Recording Date:** 10/18/2002 **Reception #:** 2345201
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 2, BLOCK 3, ROCK CREEK RANCH FILING NO. 8B, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 1879 Breen Lane, Superior, CO 80027

Original Note Amt: \$125,000.00 **LoanType:** Conventional **Interest Rate:** 6
Current Amount: \$84,034.79 **As Of:** 12/15/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Elevations Credit Union, f/k/a U of C Federal Credit Union
Current Owner: Kathleen E. Haddock
Grantee (Lender On Deed of Trust): U of C Federal Credit Union
Grantor (Borrower On Deed of Trust): Kathleen E. Haddock

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Harry L. Simon, PC

Attorney File Number: KATHLEEN E. HADDOCK **Phone:** (303)758-6601 **Fax:** (303)758-6540

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23559

NED Date: 12/22/2009 **Reception #:** 03049096
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/26/2008 **Recording Date:** 10/10/2008 **Reception #:** 2959249
Re-Recording Date **Re-Recorded #:**

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

Address: 1121 Venice St, Longmont, CO 80501

Original Note Amt: \$20,000.00 **LoanType:** CONV **Interest Rate:** 8
Current Amount: \$19,763.86 **As Of:** 12/15/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Liberty Savings Bank, FSB
Current Owner: James S Kyle
Grantee (Lender On Deed of Trust): Liberty Savings Bank, F.S.B.
Grantor (Borrower On Deed of Trust): James S Kyle

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: 09-29302 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23560

NED Date: 12/23/2009 **Reception #:** 03049573
Original Sale Date: 04/21/2010
Deed of Trust Date: 10/27/2004 **Recording Date:** 11/03/2004 **Reception #:** 2639971
Re-Recording Date **Re-Recorded #:**

Legal: THE LAND SITUATED IN THE COUNTY OF BOULDER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:
LOT 37, 38, 39 AND 40, BLOCK 4, KENT AND DAVIS ADDITION TO LONGMONT, COUNTY OF BOULDER, STATE OF COLORADO

Address: 185 Francis Street, Longmont, CO 80501

Original Note Amt: \$160,000.00 **LoanType:** CONV **Interest Rate:** 5.875
Current Amount: \$149,292.34 **As Of:** 12/16/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): BAC Home Loans Servicing, L.P.
Current Owner: James K. Leemon
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for A Ace Mortgage Services, LLC
Grantor (Borrower On Deed of Trust): James K. Leemon

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: 09-29558 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23561

NED Date: 12/23/2009 **Reception #:** 03049574
Original Sale Date: 04/21/2010
Deed of Trust Date: 06/06/2006 **Recording Date:** 06/07/2006 **Reception #:** 2781966
Re-Recording Date: **Re-Recorded #:**

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

Address: 625 Manhattan Place Unit 209, Boulder, CO 80303

Original Note Amt: \$105,400.00 **Loan Type:** CONV **Interest Rate:** 6.875
Current Amount: \$100,060.55 **As Of:** 12/16/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Daniel M Silverman and Amy Silverman
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for EverBank
Grantor (Borrower On Deed of Trust): Daniel M Silverman and Amy Silverman

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: 09-29607 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23562

NED Date: 12/23/2009 **Reception #:** 03049575
Original Sale Date: 04/21/2010
Deed of Trust Date: 09/15/2006 **Recording Date:** 09/22/2006 **Reception #:** 2806744
Re-Recording Date: **Re-Recorded #:**

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

Address: 8 Anniversary Lane, Longmont, CO 80501

Original Note Amt: \$25,000.00 **Loan Type:** CONV **Interest Rate:** 13.5
Current Amount: \$24,079.65 **As Of:** 12/14/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Bayview Loan Servicing, LLC, a Delaware Limited Liability Company as Servicer for CitiMortgage, Inc
Current Owner: Jesus Crespo and Luis M. Crespo
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Lenders Direct Capital Corporation
Grantor (Borrower On Deed of Trust): Jesus Crespo and Luis M. Crespo

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: 09-25852 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23563

NED Date: 12/23/2009 **Reception #:** 03049576
Original Sale Date: 04/28/2010
Deed of Trust Date: 10/24/2007 **Recording Date:** 10/24/2007 **Reception #:** 2891077
Re-Recording Date **Re-Recorded #:**

Legal: LOT 1, MATTOON'S HIGHLANDS, A SUBDIVISION OF A PORTION OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 72 WEST OF THE 6TH P.M., COUNTY OF BOULDER, STATE OF COLORADO.

Address: 44 Riverside Lane, Jamestown, CO 80301

Original Note Amt: \$194,000.00 **Loan Type:** CONV **Interest Rate:** 6.5
Current Amount: \$190,110.59 **As Of:** 12/15/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Wells Fargo Bank, N.A.
Current Owner: Frank Marcantonio and Rella M Marcantonio
Grantee (Lender On Deed of Trust): Wells Fargo Bank, N.A.
Grantor (Borrower On Deed of Trust): Frank Marcantonio and Rella M Marcantonio

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC
Attorney File Number: 09-29033 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Foreclosure Number: 09-23564

NED Date: 12/23/2009 **Reception #:** 03049577
Original Sale Date: 04/28/2010
Deed of Trust Date: 03/03/2006 **Recording Date:** 03/08/2006 **Reception #:** 2761420
Re-Recording Date **Re-Recorded #:**

Legal: THE FOLLOWING DESCRIBED REAL ESTATE SITUATE IN THE COUNTY OF BOULDER, STATE OF COLORADO, TO WIT: LOT 14, BLOCK 10, SKRBINA SUBDIVISION SECOND FILING, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 1025 S Gay Dr, Longmont, CO 80501

Original Note Amt: \$185,090.91 **Loan Type:** CONV **Interest Rate:** 8.208
Current Amount: \$181,973.15 **As Of:** 12/17/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Beneficial Mortgage CO. of Colorado
Current Owner: Russell O. Stacy and Donna C. Stacy
Grantee (Lender On Deed of Trust): Beneficial Mortgage Co. of Colorado
Grantor (Borrower On Deed of Trust): Russell O. Stacy and Donna C. Stacy

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC
Attorney File Number: 09-27036 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 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: 09-23565

NED Date: 12/23/2009 **Reception #:** 03049579
Original Sale Date: 04/28/2010
Deed of Trust Date: 06/12/2007 **Recording Date:** 06/14/2007 **Reception #:** 2862287
Re-Recording Date **Re-Recorded #:**

Legal: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Address: 401 West Baseline Road, Lafayette, CO 80026

Original Note Amt: \$231,000.00 **Loan Type:** Conventional **Interest Rate:** 7.125
Current Amount: \$229,009.44 **As Of:** 12/15/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Nationstar Mortgage LLC
Current Owner: Stefani Dianne
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for HOMECOMINGS FINANCIAL, LLC (F/K/A HOMECOMINGS FINANCIAL NETWORK, INC.)
Grantor (Borrower On Deed of Trust) Stefani Dianne

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP
Attorney File Number: 9696.01193 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23566

NED Date: 12/23/2009 **Reception #:** 03049582
Original Sale Date: 04/28/2010
Deed of Trust Date: 04/26/2006 **Recording Date:** 05/03/2006 **Reception #:** 2773724
Re-Recording Date **Re-Recorded #:**

Legal: LOT 174, WANEKA LANDING FILING NO. 2, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 2380 Sandpiper Dr, Lafayette, CO 80026

Original Note Amt: \$324,000.00 **Loan Type:** Conventional **Interest Rate:** 6.5
Current Amount: \$324,000.00 **As Of:** 12/17/2009 **Interest Type:** Adjustable

Current Lender (Beneficiary): JPMorgan Chase Bank, National Association
Current Owner: Mason Hayes and, Elizabeth Hayes
Grantee (Lender On Deed of Trust): Washington Mutual Bank, FA
Grantor (Borrower On Deed of Trust) Mason Hayes and, Elizabeth Hayes

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Robert J Hopp and Associates LLC
Attorney File Number: 09-04519RH **Phone:** (303)788-9600 **Fax:** (303)531-2136

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23567

NED Date: 12/23/2009 **Reception #:** 03049580
Original Sale Date: 04/28/2010
Deed of Trust Date: 05/05/2005 **Recording Date:** 05/11/2005 **Reception #:** 2687153
Re-Recording Date **Re-Recorded #:**

Legal: LOB 7, BLOCK 2, RIDER RIDGE FILING NO. 2, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 573 Rider Ridge Drive, Longmont, CO 80501

Original Note Amt: \$59,600.00 **LoanType:** Conventional **Interest Rate:** 7.746
Current Amount: \$49,859.95 **As Of:** 12/17/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Southwest, N.A. f/k/a Wachovia Mortgage, FSB f/k/a World Savings Bank, FSB
Current Owner: Hulan D. Cook and Melanie J. Cook
Grantee (Lender On Deed of Trust): WORLD SAVINGS BANK, FSB
Grantor (Borrower On Deed of Trust): Hulan D. Cook and Melanie J. Cook

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Aronowitz & Mecklenburg, LLP

Attorney File Number: 5600.57816 **Phone:** (303)813-1177 **Fax:** (303)813-1107

Foreclosure Number: 09-23568

NED Date: 12/23/2009 **Reception #:** 03049581
Original Sale Date: 04/28/2010
Deed of Trust Date: 12/04/2007 **Recording Date:** 12/13/2007 **Reception #:** 2899346
Re-Recording Date **Re-Recorded #:**

Legal: TRACT 35, SKY RANCH ESTATES, THE PLAT OF WHICH IS RECORDED IN PLAT BOOK 8 AT PAGE 30, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 157 Overland Drive, Ward, CO 80481-9538

Original Note Amt: \$195,200.00 **LoanType:** CONV **Interest Rate:** 7.125
Current Amount: \$192,243.80 **As Of:** 12/18/2009 **Interest Type:** Fixed

Current Lender (Beneficiary): CitiMortgage, Inc.
Current Owner: Cobi Baker and Duane Baker
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for CitiMortgage, Inc.
Grantor (Borrower On Deed of Trust): Cobi Baker and Duane Baker

Publication: Times-Call **First Publication Date:** 03/13/2010
Last Publication Date: 04/10/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-29371 **Phone:** (303)865-1400 **Fax:** (303)865-1410

Notices of Election and Demand Filed in Boulder County

From December 21, 2009 Through December 25, 2009

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Foreclosure Number: 09-23569

NED Date: 12/23/2009

Reception #: 03049583

Original Sale Date: 04/28/2010

Deed of Trust Date: 08/03/2002

Recording Date: 08/20/2002

Reception #: 2321196

Re-Recording Date

Re-Recorded #:

Legal: LOT 68, BLOCK 2, CANYON CREEK SUBDIVISION FILING NO. 1, COUNTY OF BOULDER, STATE OF COLORADO.

Address: 1780 Wilson Circle, Erie, CO 80516

Original Note Amt: \$226,400.00

LoanType: CONV

Interest Rate: 6.375

Current Amount: \$204,903.95

As Of: 12/18/2009

Interest Type: Adjustable

Current Lender (Beneficiary): Wells Fargo Bank, N.A.

Current Owner: Chris Marchetti

Grantee (Lender On Deed of Trust): Wells Fargo Home Mortgage, Inc.

Grantor (Borrower On Deed of Trust): Chris Marchetti

Publication: Times-Call

First Publication Date: 03/13/2010

Last Publication Date: 04/10/2010

Attorney for Beneficiary: Castle, Meinhold & Stawiarski LLC

Attorney File Number: 09-29740

Phone: (303)865-1400

Fax: (303)865-1410