

Garfield County Pre Sale Foreclosure List

4/30/2012

3:24:15PM

Sale Date: May 02, 2012

Foreclosure #: 09-202

The Grantor: Michael T Lindner

Legal Description: LOT 5, BLOCK 2, RIVERSIDE SUBDIVISION FILING 1, ACCORDING TO THE PLAT RECORDED AUGUST 29, 2003 AS RECEPTION NO. 635415, COUNTY OF GARFIELD, STATE OF COLORADO.

Street Address: 180 Yampa Ave, Parachute, CO 81635

Current Beneficiary Name: HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE REGISTERED HOLDERS OF NOMURA HOME EQUITY HOME LOAN, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-2

First Publication: 10/08/2009

Last Publication: 11/05/2009

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$179,871.90

Deficiency: \$0.00

Total Indebtedness: \$179,871.90

Foreclosure #: 11-063

The Grantor: Rhonda Hunter

Legal Description: LOT 17 BLOCK 5 AMENDED PLAT OF LOTS 16 AND 17, BLOCK 5, UNIT ONE OF THE ELK CREEK DEVELOPMENT, ACCORDING TO THE PLAT RECORDED JUNE 9, 1998 AS RECEPTION NO. 526502. COUNTY OF GARFIELD STATE OF COLORADO

Street Address: 76 Comanchero Trail, New Castle, CO 81647

Current Beneficiary Name: JPMorgan Chase Bank, National Association

First Publication: 04/07/2011

Last Publication: 05/05/2011

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$114,270.00

Deficiency: \$41,834.03

Total Indebtedness: \$156,104.03

Foreclosure #: 11-311
The Grantor: Eugene J Horsley and C Jeanine Horsley

Legal Description: LOT 41 BLOCK 7 CASTLE VALLEY RANCH SUBDIVISION, FILING NO. 1
ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 15, 1983, UNDER
RECEPTION NO. 344746 TOWN OF NEW CASTLE, COUNTY OF GARFIELD, STATE
OF COLORADO.

Street Address: 406 Palmetto Drive, New Castle, CO 81647

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

First Publication: 03/08/2012

Last Publication: 04/05/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$341,035.50

Deficiency: \$341,035.50

Total Indebtedness: \$682,071.00

Foreclosure #: 11-417
The Grantor: Joseph J. Fidance IV and Carolyn A. Fidance

Legal Description: LOT 1 ACCORDING TO THE EXEMPTION PLAT OF THE BABY BEANS
SUBDIVISION RECORDED FEBRUARY 29, 1980 AS RECEPTION NO. 302003
COUNTY OF GARFIELD STATE OF COLORADO

Street Address: 4339 County Road 113, Carbondale, CO 81623

Current Beneficiary Name: One West Bank, FSB

First Publication: 10/06/2011

Last Publication: 11/03/2011

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$565,913.88

Deficiency: \$175,996.88

Total Indebtedness: \$741,910.76

Foreclosure #: 11-694

The Grantor: Sara A Strader and John A Diaz

Legal Description: A part of the SE1/4 of the SW1/4 of Section 9, Township 6 South, Range 93 West of the 6th Principal Meridian, described as follows:
Beginning at a point 554 feet North and 30 feet West of the South One-Quarter Corner of said Section, said point being on the West line of White River Avenue which is 461 feet North of the intersection of said line with the North line of Fifth Street in the City of Rifle, Colorado; thence North along the West line of White River Avenue 80 feet; thence West 125 feet; thence South 80 feet; thence East 125 feet to the Point of Beginning.
County of Garfield, State of Colorado

Street Address: 629 Whiteriver Avenue, Rifle, CO 81650

Current Beneficiary Name: JPMorgan Chase Bank, National Association

First Publication: 03/08/2012

Last Publication: 04/05/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$262,822.15

Deficiency: \$0.00

Total Indebtedness: \$262,822.15

Total Foreclosures: 5