

# Notices of Election and Demand Filed in Weld County

From September 28, 2009 Through October 02, 2009

Weld 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:** w200601369 **Restarted**

**NED Date:** 09/30/2009 **Reception #:** 3651485  
**Original Sale Date:** 01/27/2010  
**Deed of Trust Date:** 05/31/2002 **Recording Date:** 06/04/2002 **Reception #:** 2957717  
**Re-Recording Date** **Re-Recorded #:**

**Legal:** LOT 48, BLOCK 1, WILLOWBROOK SUBDIVISION, CITY OF EVANS, WELD COUNTY, COLORADO, ACCORDING TO INSTRUMENT RECORDED AUGUST 17, 2001 AS RECEPTION NO. 2875802.

**Address:** 2407 Haven Ct, Evans, CO 80620

**Original Note Amt:** \$145,191.00 **Loan Type:** FHA-ARM **Interest Rate:** 4.75  
**Current Amount:** \$135,439.11 **As Of:** 08/25/2006 **Interest Type:** Adjustable

**Current Lender (Beneficiary):** CitiMortgage, Inc  
**Current Owner:** Angela J Branham and Richard R Branham  
**Grantee (Lender On Deed of Trust):** Union Federal Bank of Indianapolis  
**Grantor (Borrower On Deed of Trust):** Richard R. Branham and Angela J. Branham

**Publication:** Windsor Beacon **First Publication Date:** 12/10/2009  
**Last Publication Date:** 01/07/2010

**Attorney for Beneficiary:** Castle, Meinhold & Stawiarski LLC

**Attorney File Number:** 06-13904 **Phone:** (303) 86-51400 **Fax:** (303) 86-51410

**Foreclosure Number:** 09-1249 **Restarted**

**NED Date:** 09/28/2009 **Reception #:**  
**Original Sale Date:** 01/01/1900  
**Deed of Trust Date:** 04/01/2005 **Recording Date:** 04/07/2005 **Reception #:** 3275340  
**Re-Recording Date** **Re-Recorded #:**

**Legal:** Lot 2, Block 2A, Ashcroft Heights-Second Filing, Replat A, City of Evans, County of Weld, State of Colorado.

**Address:** 4020 Maverick Lane, Evans, CO 80620

**Original Note Amt:** \$204,800.00 **Loan Type:** Conventional **Interest Rate:** 6.000  
**Current Amount:** \$204,786.59 **As Of:** 05/14/2009 **Interest Type:** Adjustable

**Current Lender (Beneficiary):** Aurora Loan Services LLC  
**Current Owner:**  
**Grantee (Lender On Deed of Trust):** Ascent Home Loans, Inc.  
**Grantor (Borrower On Deed of Trust):** David M. Vangorkom, Danelle ES Vangorkom

**Publication:** Greeley Tribune **First Publication Date:** 12/11/2009  
**Last Publication Date:** 01/08/2010

**Attorney for Beneficiary:** Dale & Decker LLC

**Attorney File Number:** 09-6554 **Phone:** (720)493-4600 **Fax:**









































