

Pre Sale List

Sale Date 03/03/2010

3/1/2010

4:06:54PM

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

Foreclosure Sale numbers 09-1759 through 09-2721 were originally scheduled for sale on March 03, 2010.

All of the(se) sale(s) were advertised for 5 consecutive weeks beginning January 14, 2010 through February 11, 2010 in the Windsor Beacon Greeley Tribune

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 #: 08-2502

The Grantor: E JOANN GOODE BICKNER

Legal Description: LOT 9, BLOCK 2, FIRST ADDITION TO LUNDVALL SUBDIVISION, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2300 50TH AVENUE, GREELEY, CO 80634

Current Beneficiary Name: WACHOVIA MORTGAGE CORPORATION

First Publication: 02/13/2009 Last Publication: 03/13/2009

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$180,380.99

Deficiency: \$0.00

Foreclosure #: 09-0374

The Grantor: Larry M. Hallack and Grace R. Hallack

Legal Description: LOT 10, BLOCK 9, FRANK FARM SUBDIVISION, TOWN OF MILLIKEN, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 964 South Lilac Court, Milliken, CO 80543

Current Beneficiary Name: National City Bank

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$123,000.00

Deficiency: \$61,364.57

Foreclosure #: 09-0491

The Grantor: Richard S. Munoz Jr.

Legal Description: LOT 3, BLOCK 1, SPARKS SUBDIVISION, A SUBDIVISION OF THE TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 120 Lawley Dr, Erie, CO 80516

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

First Publication: 05/21/2009 Last Publication: 06/18/2009

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$155,000.00

Deficiency: \$15,032.84

Foreclosure #: 09-0926

The Grantor: Michael A. Mahoney and Jacqueline D. Mahoney

Legal Description: LOT 31, BLOCK 8, HIGHPLAINS FILING NO. 3, COUNTY OF WELD, STATE OF COLORADO

Street Address: 201 Cherokee Place, Lochbuie, CO 80603

Current Beneficiary Name: BAC Home Loans Servicing, L.P. fka Countrywide Home Loans Servicing, L.P.

First Publication: 07/02/2009 Last Publication: 07/30/2009

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$202,162.01

Deficiency: \$0.00

Foreclosure #: 09-1015

The Grantor: Berta Batres and Samuel H Rojas

Legal Description: LOT 13, BLOCK 6, PARKVIEW, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2305 Alpine Avenue, Greeley, CO 80631

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

First Publication: 07/16/2009 Last Publication: 08/13/2009

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$157,122.11

Deficiency: \$0.00

Foreclosure #: 09-1050

The Grantor: Kevin Clark

Legal Description: LOT 12, BLOCK 3, SUNDANCE SUBDIVISION, FILING NO. 1, CITY OF DACONO, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 503 Sundance Circle, Dacono, CO 80514

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$161,515.05

Deficiency: \$0.00

Foreclosure #: 09-1298

The Grantor: AMERICAP DEVELOPMENT PARTNERS SERIES 4 (FREEDOM TRAILS), LLC, a California limited li

Legal Description: ** AS MODIFIED BY MODIFICATION OF DEED OF TRUST DATED MAY 21, 2007
AND RECORDED JUNE 14, 2007 AT RECEPTION NO. 3483466

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Street Address:

Current Beneficiary Name: FIRSTIER BANK

First Publication: 08/14/2009 Last Publication: 09/11/2009

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$1,653,720.02

Deficiency: \$0.00

Foreclosure #: 09-1618

The Grantor: Jon P Vigil and Kristy K Vigil

Legal Description: LOT 14, BLOCK 7, SUMMIT VIEW SUBDIVISION, SECOND FILING, TOWN OF
SEVERANCE, COUNTY OF WELD, STATE OF COLORADO

Street Address: 110 Keystone Drive, Severance, CO 80546

Current Beneficiary Name: The Bank of New York Mellon FKA The Bank of New York, as Trustee for the
Certificateholders CWALT, Inc., Alternative Loan Trust 2006-15CB, Mortgage
Pass-Through Certificates, Series 2006-15CB

First Publication: 09/10/2009 Last Publication: 10/08/2009

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$158,800.00

Deficiency: \$65,841.72

Foreclosure #: 09-1733

The Grantor: Jason A. Sias and Christina Sias

Legal Description: LOT 11, BLOCK 17, COUNTRYSIDE SUBDIVISION, COUNTY OF WELD, STATE
OF COLORADO.

Street Address: 7393 Hickory Circle, Frederick, CO 80504

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

First Publication: 09/17/2009 Last Publication: 10/15/2009

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$238,800.21

Deficiency: \$0.00

Foreclosure #: 09-1785

The Grantor: Shawn D. Davis and Shelly A. Davis

Legal Description: THE EAST 1/2 FEET OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 61 WEST OF THE 6TH P.M., COUNTY OF WELD, STATE OF COLORADO.

Street Address: 46825 County Road 20, Wiggins, CO 80654-5103

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$215,680.48

Deficiency: \$0.00

Foreclosure #: 09-1823

The Grantor: Corey A. Ruppel and Lisa Ruppel

Legal Description: PLEASE ATTACHED LEGAL DESCRIPTION

Street Address: 32738 Weld County Road 16, Keenesburg, CO 80643

Current Beneficiary Name: Deutsche Bank Nat'l Trust Co, as Trustee for Long Beach Mortgage Loan Trust 2005-1

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$142,450.00

Deficiency: \$119,565.41

Foreclosure #: 09-2385

The Grantor: Tomas A. Alvidrez and Socorro A. Alvidrez

Legal Description: LOT 10, BLOCK 2, JEHOREK-STERKEL SUBDIVISION, TOWN OF PLATTEVILLE, COUNTY OF WELD, STATE OF COLORADO

Street Address: 507 Melody Ln, Platteville, CO 80651

Current Beneficiary Name: The Bank of New York Mellon FKA The Bank of New York, as Trustee, for CWABS, Inc., Asset-Backed Certificates, Series 2006-26

First Publication: 12/04/2009 Last Publication: 01/01/2010

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$108,000.00

Deficiency: \$99,424.06

Foreclosure #: 09-2414

The Grantor: Robert V. Leonard and Alice M. Leonard

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

Street Address: 38857 Weld County Road 51, Eaton, CO 80615

Current Beneficiary Name: US Bank, NA as trustee for CCB Libor Series 2006-A Trust

First Publication: 12/10/2009 Last Publication: 01/07/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$157,500.00

Deficiency: \$124,213.47

Foreclosure #: 09-2576

The Grantor: Gloria Glidden

Legal Description: LOT 56, BLOCK 4, POUDDRE HEIGHTS SUBDIVISION SECOND FILING, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 1716 Green River Dirve, Windsor, CO 80550

Current Beneficiary Name: OneWest Bank, F.S.B.

First Publication: 12/24/2009 Last Publication: 01/21/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$252,000.00

Deficiency: \$37,063.34

Foreclosure #: 09-2593

The Grantor: Martin Terrazas Veleta

Legal Description: LOT 2, BLOCK 1, LANCASTER NORTH ADDITION SECOND FILING, A SUBDIVISION OF THE CITY OF FORT LUPTON, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 1006 Pacific Way, Fort Lupton, CO 80621

Current Beneficiary Name: Chase Home Finance LLC

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$74,715.00

Deficiency: \$52,037.91

Foreclosure #: 09-2594

The Grantor: Steven R Doerschlag and Sandra K Doerschlag

Legal Description: LOT 8, BLOCK 3, GOVERNOR'S RANCH SUBDIVISION FIRST FILING TO THE TOWN OF EATON, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 162 Settlers Dr, Eaton, CO 80615

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

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$378,119.78

Deficiency: \$0.00

Foreclosure #: 09-2596

The Grantor: John Paul Reyes and Raul Reyes

Legal Description: LOT19, BLOCK 2, CLOVER CREEK SUBDIVISION, A SUBDIVISION IN THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO

Street Address: 529 N 30th Ave Ct, Greeley, CO 80631

Current Beneficiary Name: THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-1

First Publication: 01/01/2010 Last Publication: 01/29/2010

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$110,250.00

Deficiency: \$123,415.22

Foreclosure #: 09-2601

The Grantor: Jennifer Martin

Legal Description: LOT 11, BLOCK 2, BRENTWOOD PARK, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2523 23rd Ave, Greeley, CO 80634

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$69,000.00

Deficiency: \$33,948.05

Foreclosure #: 09-2605

The Grantor: Robert A Miller and Denise R Miller

Legal Description: LOT 8, BLOCK 2, WEST SIDE ADDITION TO THE TOWN OF PIERCE, WELD COUNTY, COLORADO, ACCORDING TO THE RECORDED MAP OR PLAT THEREOF.

Street Address: 701 W Main Ave, Pierce, CO 80650

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$151,000.00

Deficiency: \$10,859.01

Foreclosure #: 09-2609

The Grantor: Matthew S. Wilson

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 1465 Blue Sky Circle #17-103, Erie, CO 80516

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$110,700.00

Deficiency: \$52,738.61

Foreclosure #: 09-2610

The Grantor: Robert R. Friebus and Traci L. Friebus

Legal Description: LOT 1, REPLAT OF A PART OF MILLERS FIRST RESUBDIVISION OF LOT 48, A PART OF LOT 48 ALLES ACRES, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2456 22nd Avenue, Greeley, CO 80631

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

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$247,730.08

Deficiency: \$0.00

Foreclosure #: 09-2620

The Grantor: Dan F. Helmboldt and Lisa D. Helmboldt

Legal Description: LOT 1, BLOCK 5, THIRD ADDITION TO HOUSTON HEIGHTS, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2302 7th Street, Greeley, CO 80634

Current Beneficiary Name: THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-24 MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-24

First Publication: 12/31/2009 Last Publication: 01/28/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$68,850.00

Deficiency: \$64,489.92

Foreclosure #: 09-2644

The Grantor: Rochelle I Boyer

Legal Description: LOT 15, BLOCK 4, SPACIOUS LIVING FILING NO. 4, A SUBDIVISION OF THE TOWN OF LOCHBUIE, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 415 Cherry Street, Lochbuie, CO 80603

Current Beneficiary Name: The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of CWABS Series 2004-SD2

First Publication: 01/07/2010 Last Publication: 02/04/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$73,950.00

Deficiency: \$68,933.23

Foreclosure #: 09-2652

The Grantor: Gregory A. Norsworthy

Legal Description: LOT 4, BLOCK 7, PARKVIEW SOUTH, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2425 Alpine Ave, Greeley, CO 80631

Current Beneficiary Name: CitiMortgage, Inc.

First Publication: 01/07/2010 Last Publication: 02/04/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$49,050.00

Deficiency: \$103,135.58

Foreclosure #: 09-2692

The Grantor: Daniel Link

Legal Description: LOTS 10 AND 11, BLOCK 8, TOWN OF GILCREST, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 300 8th Street, Gilcrest, CO 80623

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

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$128,002.53

Deficiency: \$0.00

Foreclosure #: 09-2694

The Grantor: Alec S Nedblake

Legal Description: FTL A8-5, LOT 5, BLOCK 8 ANDERSON PLAT COUNTY OF WELD STATE OF COLORADO

Street Address: 911 Hoover Avenue, Fort Lupton, CO 80621

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

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$128,968.37

Deficiency: \$0.00

Foreclosure #: 09-2696

The Grantor: Leonard M. Agard and Myrtle T. Agard and Pamela J. Agard

Legal Description: LOTS 10, 11 AND 12, BLOCK 13, TOWN OF CARR, COUNTY OF WELD, STATE OF COLORADO.

***LOAN MODIFICATION AGREEMENT SIGNED BY LEONARD M AGARD AND MYRTLE AGARD ON SEPTEMBER 18, 2008

Street Address: 9379 Paden Street, Carr, CO 80612

Current Beneficiary Name: HSBC Bank USA, National Association, as Indenture Trustee of the Fieldstone Mortgage Investment Trust, Series 2005-2

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$92,000.00

Deficiency: \$38,605.48

Foreclosure #: 09-2697

The Grantor: BRANDON W. VANNEST AND CHRISTINA VANNEST

Legal Description: LOT 42, BLOCK 4, CHAPPELOW VILLAGE SUBDIVISION, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 3235 CRAMER AVENUE, EVANS, CO 80620

Current Beneficiary Name: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

First Publication: 01/15/2010 Last Publication: 02/12/2010

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$158,695.00

Deficiency: \$0.00

Foreclosure #: 09-2703

The Grantor: Gloria A. Garcia and Ellena T. Knowlton

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 419 7th St, Greeley, CO 80631-2425

Current Beneficiary Name: LaSalle Bank National Association, as trustee for Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-8

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$18,000.00

Deficiency: \$127,848.07

Foreclosure #: 09-2710

The Grantor: Carol K Mitchell and Daniel E Mitchell

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 701 37th Street, Evans, CO 80620

Current Beneficiary Name: Deutsche Bank National Trust Company, as Trustee in trust for the benefit of the Certificateholders for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates Series 2003-5

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$80,000.00

Deficiency: \$83,012.55

Foreclosure #: 09-2711

The Grantor: Jeremy Swanson

Legal Description: LOT 14, BLOCK 8, FIRST REPLAT OF WOODBRIAR SECOND FILING, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 2924 W 17th St, Greeley, CO 80634-6808

Current Beneficiary Name: Wells Fargo Bank, N.A. as Trustee for Option One Mortgage Loan Trust 2004-2 Asset-Backed Certificates, Series 2004-2

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$112,500.00

Deficiency: \$60,452.51

Foreclosure #: 09-2712

The Grantor: Norman G Johnson

Legal Description: LOT 20, BLOCK 1, WESTS SUBDIVISION, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 1450 10th Avenue, Greeley, CO 80631

Current Beneficiary Name: Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2003-1 PSA Section 3.01

First Publication: 01/15/2010 Last Publication: 02/12/2010

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$113,354.21

Deficiency: \$0.00

Foreclosure #: 09-2713

The Grantor: Charles D. Kello and Shala L. Kello

Legal Description: LEGAL DESCRIPTION ATTACHED "EXHIBIT A"

Street Address: 311 Ash Court, Evans, CO 80620

Current Beneficiary Name: Deutsche Bank National Trust Company, as Trustee, for Carrington Mortgage Loan Trust, Series 2005-NC1 Asset Bucket Pass-Through Certificates

First Publication: 01/15/2010 Last Publication: 02/12/2010

Publication Newspaper: Greeley Tribune

Lender's Bid Amount: \$65,000.00

Deficiency: \$71,321.95

Foreclosure #: 09-2717

The Grantor: Lance Ham

Legal Description: LOT 14, BLOCK 9, SILVER PEAKS FILING 2, TOWN OF LOCHBUIE, COUNTY OF WELD, STATE OF COLORADO.

Street Address: 445 Iron Street, Lochbuie, CO 80603

Current Beneficiary Name: BAC Home Loans Servicing, L.P.

First Publication: 01/14/2010 Last Publication: 02/11/2010

Publication Newspaper: Windsor Beacon

Lender's Bid Amount: \$196,747.89

Deficiency: \$0.00

Total: 34