

# Notices of Election and Demand Filed in Weld County

From July 17, 2023 Through July 21, 2023

**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:** 23-0198

**NED Date:** 07/19/2023

**Reception #:** 4909919

**Original Sale Date:** 11/15/2023

**Deed of Trust Date:** 03/30/2006

**Recording Date:** 04/11/2006

**Reception #:** 3378665

**Re-Recording Date**

**Re-Recorded #:**

**Legal:** LOT 4, BLOCK 3, DOR CAR ESTATES SECOND FILING, IN THE TOWN OF GILCREST, COUNTY OF WELD, STATE OF COLORADO, AS PER MAP RECORDED AUGUST 11, 1977 IN BOOK 805 UNDER RECEPTION NO. 1727219, WELD COUNTY RECORDS, COUNTY OF WELD, STATE OF COLORADO.

**Address:** 1206 Dawn Avenue, Gilcrest, CO 80623

**Original Note Amt:** \$28,400.00

**LoanType:** CONV

**Interest Rate:** 4.500

**Current Amount:** \$24,558.75

**As Of:** 07/12/2023

**Interest Type:** Fixed

**Current Lender (Beneficiary):** The Bank of New York Mellon as Trustee for CWABS, Inc. Asset-Backed Certificates, Series 2006-8

**Current Owner:** Marcelo Ortega

**Grantee (Lender On Deed of Trust):** Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Spectrum Funding Corporation, its successors and assigns

**Grantor (Borrower On Deed of Trust)** Marcelo Ortega

**Publication:** Greeley Tribune

**First Publication Date:** 09/22/2023

**Last Publication Date:** 10/20/2023

**Attorney for Beneficiary:** HALLIDAY, WATKINS & MANN, P.C.

**Attorney File Number:** CO21893

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