

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR30723
In the Matter of the Estate of
FRANKIE JONES HUNT, Deceased.**

All persons having claims against the above-named estate are required to present them to the Personal Representative or to the Denver Probate Court of the City and County of Denver, Colorado, on or before October 15, 2018, or the claims may be forever barred.

JONATHAN L. MADISON
Personal Representative
44 Cook Street, Suite 701
Denver, CO 80206

JONATHAN L. MADISON, #8749
Attorney for the Personal Representative
Wolf Slatkin & Madison P.C.
44 Cook Street, Suite 701
Denver, CO 80206
Telephone: (303) 248-7313
E-mail: jmadison@wolfslatkin.com
First Publication: June 15, 2018
Second Publication: June 22, 2018
Last Publication: June 29, 2018
Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, COLORADO
1437 Bannock Street, Denver, CO80202
Plaintiff: Monaco Place Association, Inc. (THE), a
Colorado non-profit corporation,

Defendants: ACCREDITED HOME LENDERS, INC.,
HSBC BANK USA AS TRUSTEE FOR FRIEDMAN
BILLINGS RAMSEY GROUP INC (FBR)
SECURITIZATION NAME_FBR 2005-1 and STEVE
ELLINGTON AS TREASURER FOR DENVER COUNTY.

**SUMMONS BY PUBLICATION
Case Number: 2018CV31862**

THE PEOPLE OF THE STATE OF COLORADO
**TO THE ABOVE NAMED DEFENDANT: ACCREDITED
HOME LENDERS, INC.**

You are hereby summoned and required to appear and defend against the claims of the complaint filed with the court in this action, by filing with the clerk of this court an answer or other response. You are required to file your answer within 35 days after the service of this Summons upon you. Service of the summons shall be complete on the day of the last publication. A copy of the complaint may be obtained from the clerk of the court.

If you fail to file your answer or other response to the complaint in writing within 35 days after the date of the last publication, judgment by default may be rendered against you by the court for the relief demanded in the complaint without further notice.

This is an action for judicial foreclosure of a statutory super priority lien pursuant to C.R.S. 38-33.3-316, for a Declaratory Judgment and action requesting Quiet Title in and to real property situated in Denver County, Colorado, more particularly described on Exhibit A, attached hereto and by this reference made a part hereof.

EXHIBIT A

Building 20, Unit 3434E, according to the Condominium Declaration for Monaco Place Condominiums recorded January 9, 1984 in Book 2997 at Page 418, and Map for Monaco Place Condominiums recorded January 9, 1984 under Reception No. 006387 together with the right to use the following common elements Parking Space No. 141, City and County of Denver, State of Colorado. Also known as: 3434 S. Locust Street, #E, Denver, CO 80222

Dated: May 28, 2018
THE DUPONT LAW FIRM, LLC
Attorneys for Plaintiff
By: STEPHANE R. DUPONT, #39425
PO Box 1073
Castle Rock, CO 80104
Phone Number: (720) 744-6115

**This Summons is issued pursuant to Rule 4(h),
Colorado Rules of Civil Procedure**

First Publication: June 22, 2018
Last Publication: July 20, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR30651
In the Matter of the Estate of
DENNIS FELECOS, Deceased.**

All persons having claims against the above-named estate are required to present them to the Personal Representative or to the Denver Probate Court of the City

and County of Denver, Colorado, on or before October 15, 2018, or the claims may be forever barred.

TIMOTHY P. FELECOS
Personal Representative
c/o Mr. Andrew Stathopoulos
6900 E. Belleview Ave., Suite 350
Greenwood Village, Colorado 80111

ANDREW STATHOPOULOS, Esq. Atty. Reg. #15251
Attorney for the Personal Representative
Stathopoulos & Associates, P.C.
6900 E. Belleview Ave., Suite 350
Greenwood Village, CO 80111
Phone Number: (303) 773-1500
Fax Number: (303) 773-1722
First Publication: June 15, 2018
Second Publication: June 22, 2018
Last Publication: June 29, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.**

**Case No. 2018PR30664
In the Matter of the Estate of
DIANE MADELYN RUSS a/k/a DIANE M. RUSS, a/k/a
DIANE RUSS, Deceased.**

All persons having claims against the above-named estate are required to present them to the Personal Representative or to the Denver Probate Court of the City and County of Denver, Colorado, on or before October 15, 2018, or the claims may be forever barred.

DARRELL RUSS
Personal Representative
2936 South Lamar Street
Denver, CO 80227

MICHAEL A. SMEENK, Atty. Reg. #: 38921
Attorney for the Personal Representative
Frascona, Joiner, Goodman and Greenstein, P.C.
4750 Table Mesa Drive
Boulder, CO 80305
Phone Number: (303) 494-3000
FAX Number: (303) 494-6309
E-mail: mike@frascona.com
First Publication: June 15, 2018
Second Publication: June 22, 2018
Last Publication: June 29, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 18PR30701
In the Matter of the Estate of
SACRAMENTO AYALA, Deceased.**

All persons having claims against the above-named estate are required to present them to the Personal Representative or to the Denver Probate Court of the City and County of Denver, Colorado, on or before October 15, 2018, or the claims may be forever barred.

MARY L. CASTANEDA
Personal Representative
c/o Mark A. Weseman, Esq.

2 Garden Center, Suite 305
Broomfield, CO 80020

MARK A. WESEMAN, Esq. Atty. Reg. #: 28886
Attorney for the Personal Representative
Mark A. Weseman, P.C.
2 Garden Center, Suite 305
Broomfield, CO 80020
Phone Number: 303-464-7905
FAX Number: 303-439-7030
First Publication: June 15, 2018
Second Publication: June 22, 2018
Last Publication: June 29, 2018
Published: Intermountain Jewish News

**NOTICE OF HEARING BY PUBLICATION PURSUANT
TO §15-10-401, C.R.S.
Case No. 2018PR30553**

**In the Matter of the Estate of
HAROLD W. LANDE.**

To: DANIELLE NICOLE SMITH a/k/a DANIELLE HOFMEISTER.

Last Known Address: 1201 E. 9th St., Bonham, TX 75418
A hearing on the Petition for Formal Probate of Will and Formal Appointment of Personal Representative for the Estate of Harold W. Lande will be held at the following time and location or at a later date to which the hearing may be continued:

**Date: July 23, 2018
Time: 8:00 a.m.**

**Address: 1437 Bannock Street, Room 230,
Denver, CO 80202**

MARILYN LANDE

Person Giving Notice

c/o 5350 S. Roslyn St. Ste. 100

Greenwood Village, CO, 80111

DENISE HOFFMAN WHITE, #33143

SARAH MORRIS, #46223

Attorneys for the Person Giving Notice

Hoffman Crews Nies Waggener & Foster LLP

5350 S. Roslyn Street, Suite 100

Greenwood Village, CO80111

Phone Number: 303-860-7140

FAX Number:303-860-7344

dhoffman@hcnwf-law.com

smorris@hcnwf-law.com

First Publication: June 15, 2018

Second Publication: June 22, 2018

Last Publication: June 29, 2018

Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, COLORADO

Court Address: 1437 Bannock Street, Denver, CO 80202

Plaintiff: DAYTON GREEN, LTD. CONDOMINIUM

OWNERS ASSOCIATION, a Colorado non-profit
corporation,

Defendants: NIKOMA BEVEL; ARAPAHOE COUNTY

DELEGATE CHILD SUPPORT SERVICES; DEB

JOHNSON AS PUBLIC TRUSTEE FOR DENVER

COUNTY; STEVE ELLINGTON AS TREASURER FOR

DENVER COUNTY; UNKNOWN TENANT(S) IN
POSSESSION.

Attorneys for Plaintiff:

WINZENBURG, LEFF, PURVIS & PAYNE, LLP

Gina C. Botti #42005

Address: 8020 Shaffer Parkway, Suite 300,

Littleton, CO 80127

Phone Number: (303) 863-1870

Case Number: 17CV033038

SHERIFF'S NOTICE OF SALE

Under a Judgment and Decree of Foreclosure entered on
March 29, 2018 in the above- captioned action, I am
ordered to sell certain real property as follows:

Original Lienee Nikoma Bevel

Original Lienor Dayton Green, Ltd. Condominium Owners
Association

Current Holder of the evidence of debt Dayton Green,
Ltd. Condominium Owners Association

Date of Lien being foreclosed April 10, 2017

Date of Recording of Lien being foreclosed April 11, 2017

County of Recording Denver

Recording Information 2017048061

Original Principal Balance of the secured indebtedness
\$2,924.51

Outstanding Principal Balance of the secured
indebtedness as of the date hereof \$25,598.93

Amount of Judgment entered \$14,062.10

Description of property to be foreclosed:

CONDOMINIUM UNIT 2010, AS SHOWN ON THE
CONDOMINIUM MAP FOR THE FALLS CONDOMINIUM

RECORDED IN THE RECORDS OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER, COLORADO ON AUGUST 17, 1973 IN BOOK 3, PAGE 9, AND AS DEFINED AND DESCRIBED IN THE CONDOMINIUM DECLARATION FOR THE FALLS CONDOMINIUM, RECORDED ON NOVEMBER 8, 1972 IN BOOK 594 AT PAGE 402 AND AS AMENDED IN INSTRUMENT RECORDED JUNE 22, 1973, IN BOOK 718 AT PAGE 128 AND AUGUST 3, 1973 IN BOOK 741 AT PAGE 415, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

Also known as: 2525 S. Dayton Way, #2010, Denver, CO 80231.

THE PROPERTY TO BE FORECLOSED AND DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN.

THE LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN.

The covenants of Plaintiff have been violated as follows: failure to make payments on said indebtedness when the same were due and owing.

NOTICE OF SALE

THEREFORE, NOTICE IS HEREBY GIVEN that I will, at 10:00 o'clock A.M., on August 2nd, 2018, on the front steps of the Denver City and County Building, located at 1437 Bannock Street, Denver, CO 80202, phone number 720-865-9556, sell to the highest and best bidder, the said real property described above, and all interest of said Grantor and the heirs and assigns of said Grantor, for the purpose of paying the judgment amount entered

herein, and will deliver to the purchaser a Certificate of Purchase, all as provided by law.

BIDDERS ARE REQUIRED TO HAVE CASH OR CERTIFIED FUNDS TO COVER THEIR HIGHEST BID AT TIME OF SALE. CERTIFIED FUNDS MUST BE MADE PAYABLE TO THE REGISTRY OF THE DENVER DISTRICT COURT

If the borrower believes that a lender or servicer has violated the requirements for a single point of contact in C.R.S. 38-38-103.1 or the prohibition on dual tracking in C.R.S. 38-38-103.2, the borrower may file a complaint with the Colorado attorney general at the Colorado Department of Law, Ralph L. Carr Judicial Building, 1300 Broadway, 10th Floor, Denver, CO 80203, 720-508-6000; the CFPB, <http://www.consumerfinance.gov/complaint/>; or both, but the filing of a complaint will not stop the foreclosure process.

NOTICE OF RIGHTS

YOU MAY HAVE AN INTEREST IN THE REAL PROPERTY BEING FORECLOSED, OR HAVE CERTAIN RIGHTS OR SUFFER CERTAIN LIABILITIES PURSUANT TO COLORADO LAW AS A RESULT OF SAID FORECLOSURE. YOU MAY HAVE THE RIGHT TO REDEEM SAID REAL PROPERTY OR YOU MAY HAVE THE RIGHT TO CURE A DEFAULT UNDER THE LIEN BEING FORECLOSED. A COPY OF THE STATUTES WHICH MAY AFFECT YOUR RIGHTS ARE ATTACHED HERETO.

IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT

**TO CURE BY THOSE PARTIES ENTITLED TO CURE
MAY ALSO BE EXTENDED;**

The name, address and telephone number of each of the attorneys representing the holder of the evidence of the debt is as follows:

Gina C. Botti, Esq.
Winzenburg, Leff, Purvis & Payne, LLP
8020 Shaffer Parkway, Suite 300
Littleton, CO 80127
303-863-1870

**THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY
INFORMATION OBTAINED MAY BE USED FOR THAT
PURPOSE.**

Dated: May 9th, 2018
Patrick Firman, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant Line
First Publication: June 8th, 2018
Last Publication: July 6th, 2018
Name of Publication: The Intermountain Jewish News

NOTICE OF SALE

The following individuals are hereby notified that their vehicles are to be sold at Wyatt's, Lone Star, Boulder Valley Towing, and Klaus' Towing abandoned vehicle sale: Address: 5130 Brighton Boulevard, Denver, CO 80216, Phone: (303) 777-2448. **Sale Date: **06/29/2018**:

STOCK VIN	YEAR	MAKE/MODEL
96373	1998	Acura Integra 003753

95980	1992	Audi 100 CS 091954
96468	2008	BMW 535I N56882
96313	2002	Buick Rendezvous558993
96312	2006	Cadillac CTS 152132
96405	1998	Chevrolet Prizm 404741
96288	1998	Chevrolet Mailbu 238963
96178	1991	Chevrolet Caprice 172896
96092	1998	Chevrolet Astro Van 210182
96197	2002	Chrysler PT Cruiser 325863
96105	2007	Chrysler 300 731522
95975	2004	Chrysler PT Crusier 243116
96435	2003	Dodge Grand Caravan 186933
96302	1997	Dodge Ram 254015
96166	2005	Dodge Stratus 660149
96028	2004	Dodge Neon 506947
96404	1987	Ford Crown Victoria 146601
96408	2008	Ford Crown Victoria 141147
96264	2001	Ford Explorer B82743
96147	1999	Ford Expedition B15779
96138	2001	Ford Explorer A89943
95901	1989	Ford F150 B02796
95705	2001	Ford Escort199918
96315	1993	GMC Vandura 506682
96413	2003	Honda Odyssey 136992
96325	1995	Honda Prelude 001481
96261	1990	Honda Accord 099173
96035	2012	Honda Accord 093371
95959	2004	Hyundai Sonata 917735
95887	2009	Hyundai Sonata 443337
95875	2010	Hyundai Santa Fe 345115

95977	2004	Jaguar X-TYPE	D75538
95949	2003	Land Rover Freelander	245386
96353	2000	Lincoln Town Car	941252
96582	1990	Mazda MX-5	104796
95945	2002	Mazda Protege	477251
95943	1996	Mazda Protege	346789
96133	2000	Nissan Maxima	531873
96100	1997	Nissan Maxima	529486
95904	2001	Saturn SL1	278905
96094	1989	Toyota 4Runner	236764
95968	1999	Toyota Corolla	214261
95885	1989	Toyota Short Bed	017053
95970	2005	Volvo XC90	137016

Date of Publication: June 29, 2018

Published: Intermountain Jewish News

NOTICE OF SALE

The following individuals are hereby notified that their vehicles are to be sold at Klaus' Towing abandoned vehicle sale: Address: 3880 Wabash Street, Colorado Springs, Colorado, 80906, Phone: (719) 391-0600.

Sale Date: **06/29/2018:

STOCK	YEAR	MAKE/MODEL	VIN
95996	1991	Cadillac Deville	326101
96148	1991	Cadillac Deville	228651
96297	2001	Chevrolet Cavalier	140135
96320	2002	Chevrolet Impala	221724
96284	1999	Chevrolet Lumina	201029
95869	1993	Ford Explorer	B01856

96364	2000	Ford Ranger	B23947
96316	2000	Ford Taurus	191526
96328	2004	Ford Taurus	196801
95865	1993	Geo Prizm	047258
95982	1992	Honda Accord	032409
96323	2001	Honda CRV	013185
95880	2002	Honda CRV	062893
96381	1996	Honda Prelude	001617
96125	2002	Hyundai Accent	388026
95951	2002	Kia Rio	065047
95978	1995	Land Rover Discovery	500251
95891	1994	Mazda 626	146896
95974	2003	Mazda MPV Wagon	378364
91632	2008	Mercedes Benz GL320	419800
96324	2001	Mitsubishi Eclipse	155833
95882	2003	Mitsubishi Lancer	061866
96180	1995	Mitsubishi Mirage	056452
96290	1999	Nissan Maxima	202456
96380	1997	Nissan Quest	852707
96110	2001	Pontiac Grand Am	130117
96314	1998	Toyota Camry	071420
95989	1996	Volvo 850	289745

Date of Publication: June 29, 2018

Published: Intermountain Jewish News

NOTICE OF SALE

The following individuals are hereby notified that their vehicles are to be sold at **Colorado Auto Recovery, INC.**, 281 E. 55th Ave, Denver CO 80216, 720-400-9995.

YEAR/MAKE/MODEL VIN #

2001 Chevrolet S10 116730
2010 Toyota Corolla 249556
1999 Dodge Ram 144949
TRAILER TRAILER264776

Date of Publication: June 29, 2018
Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY,
COLORADO Court Address: 1437 Bannock Street,
Denver, CO80202
Plaintiff: MONACO PLACE ASSOCIATION, INC. (THE), a
Colorado non-profit corporation,
Defendants: FIRST FRANKLIN, a division of NATIONAL
CITY BANK, SELECT PORTFOLIO SERVICING, INC.,
and STEVE ELLINGTON AS TREASURER FOR
DENVER COUNTY

SUMMONS BY PUBLICATION

Case Number: 2018CV31803

**THE PEOPLE OF THE STATE OF COLORADO
TO THE ABOVE NAMED DEFENDANT: FIRST
FRANKLIN, a division of NATIONAL CITY BANK**

You are hereby summoned and required to appear and defend against the claims of the complaint filed with the court in this action, by filing with the clerk of this court an answer or other response. You are required to file your answer within 35 days after the service of this Summons upon you. Service of the summons shall be complete on the day of the last publication. A copy of the complaint may be obtained from the clerk of the court.

If you fail to file your answer or other response to the complaint in writing within 35 days after the date of the last publication, judgment by default may be rendered against you by the court for the relief demanded in the complaint without further notice.

This is an action for judicial foreclosure of a statutory super priority lien pursuant to C.R.S. 38-33.3-316, for a Declaratory Judgment and action requesting Quiet Title in and to real property situated in Denver County, Colorado, more particularly described on Exhibit A, attached hereto and by this reference made a part hereof.

Exhibit A

Building 11, Unit 3327-D, according to the Condominium Declaration for Monaco Place Condominiums recorded January 9, 1984 in Book 2997 at Page 418, and Map for Monaco Place Condominiums recorded January 9, 1984 in Book 26 at Page 1, together with the right to use the following common elements Parking Space No. 55, City and County of Denver, State of Colorado.

Also known as: 3327 S. Monaco Parkway, #D, Denver, CO 80222

Dated: June 15, 2018

THE DUPONT LAW FIRM, LLC

Attorneys for Plaintiff

By: STEPHANE R. DUPONT, #39425

PO Box 1073

Castle Rock, CO 80104

Phone Number: (720) 744-6115

**This Summons is issued pursuant to Rule 4(h),
Colorado Rules of Civil Procedure**

First Publication: June 22, 2018
Last Publication: July 20, 2018
Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, STATE OF
COLORADO
CIVIL ACTION NO. 2016CV031934, Division/Courtroom
275

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

MASTER HOMEOWNERS ASSOCIATION FOR GREEN
VALLEY RANCH,
Plaintiff,

v.

SHARON M. CANNON, WELLS FARGO HOME
MORTGAGE, INC., MANAGER OF FINANCE OF THE
CITY AND COUNTY OF DENVER and DEBRA
JOHNSON, AS PUBLIC TRUSTEE OF DENVER
COUNTY, et al.

Defendant(s).

Regarding: LOT 8, BLOCK 3, GREEN VALLEY RANCH
FILING NO. 28, CITY AND COUNTY OF DENVER,
STATE OF COLORADO.

Also known as: 20756 E. 39th Avenue, Denver, CO
80249

TO THE ABOVE NAMED DEFENDANTS, Please take
notice:

You and each of you are hereby notified that a Sheriff's
Sale of the referenced property is to be conducted by the
Sheriff's Department of the County of Denver, State of

Colorado at 10 O'clock A.M., on the 23RD day of August
2018, at the front steps of the City and County Building,
1437 Bannock Street, Denver, CO 80202, phone number
720-865-9556. At which sale, the above described real
property and improvements thereon will be sold to the
highest bidder. Plaintiff makes no warranty relating to
title, possession, or quiet enjoyment in and to said real
property in connection with this sale.

**PLEASE NOTE THAT THE LIEN BEING FORECLOSED
MAY NOT BE A FIRST LIEN ON THE SUBJECT
PROPERTY. Judgment is in the amount of \$16,060.36.**

If the borrower believes that a lender or servicer has
violated the requirements for a single point of contact in
C.R.S. 38-38-103.1 or the prohibition on dual tracking in
C.R.S. 38-38-103.2, the borrower may file a complaint
with the Colorado Attorney General at the Colorado
Department of Law, Ralph L. Carr Judicial Building, 1300
Broadway, 10th Floor, Denver, CO 80203, 720-508-6000
or the Consumer Financial Protection Bureau, P.O. Box
2900, Clinton, IA 52733-2900, 855-411-2372,
<http://www.consumerfinance.gov/complaint/>; or both, but
the filing of this complaint will not stop the foreclosure
process.

**NOTICE OF RIGHT TO CURE AND RIGHT TO
REDEEM**

RE: Sheriff Sale of Real Property under Decree of
Judicial Foreclosure, pursuant to Court Order and C.R.S.
38-38-101 *et seq.*,
County of Denver, State of Colorado

This is to advise you that a Sheriff's sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to Court Order dated March 2, 2017, and C.R.S. 38-38-101 et seq. by Master Homeowners Association for Green Valley Ranch, the holder and current owner of liens recorded on October 21, 2003 at Rec. No. 2003219950; on July 6, 2004 at Rec. No. 2004142879; on October 14, 2005 at Rec. No. 2005174484; on November 21, 2011 at Rec. No. 2011131584; on September 17, 2012 at Rec. No. 2012125859; on October 12, 2012 at Rec. No. 2012139735; on January 28, 2013 at Rec. No. 2013012303; on April 4, 2013 at Rec. No. 2013046976; on August 20, 2013 at Rec. No. 2013122875 and on December 20, 2013 at Rec. No. 2013180363 all in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The foreclosure is based on a default under the Master Declaration for Green Valley Ranch recorded on October 30, 1984 at 36850 in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The Declaration establishes a lien for the benefit of Master Homeowners Association for Green Valley Ranch against real property legally described as follows:

LOT 8, BLOCK 3, GREEN VALLEY RANCH FILING NO. 28, CITY AND COUNTY OF DENVER, STATE OF COLORADO.; And also known as: 20756 E. 39th Avenue, Denver, CO 80249

You may have an interest in the real property being affected, or have certain rights or suffer certain liabilities

or loss of your interest in the subject property as a result of said foreclosure. You may have the right to redeem the real property or you may have the right to cure a default under the instrument being foreclosed. For the purpose of paying off, curing the default, or redemption as provided by the aforementioned laws, intent must be directed to or conducted at the Denver County Sheriff's Office, Civil Division, 201 W. Colfax Ave., Denver, CO 80202.

IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED.

You are advised that the parties liable thereon, the owner of the property described above, or those with an interest in the subject property, may take appropriate and timely action under Colorado statutes, certain sections of which are attached hereto. In order to be entitled to take advantage of any rights provided for under Colorado law, you must strictly comply and adhere to the provisions of the law. Further, you are advised that the attached Colorado statutes merely set forth the applicable portions of Colorado statutory law relating to curative and redemption rights; therefore, you should read and review all the applicable statutes and laws in order to determine which requisite procedures and provisions control your rights in the subject property.

All telephone inquiries for information should be directed to the office of the undersigned Sheriff at 720-865-9556. The name, address and telephone number of the

attorney representing the legal owner of the above described lien is Kate M. Leason, Esq., Reg No. 41025 HindmanSanchez P.C., 555 Zang Street, Suite 100, Lakewood, Colorado 80228-1011, 303.432.8999.

BIDDERS ARE REQUIRED TO HAVE CASH OR CERTIFIED FUNDS TO COVER THEIR HIGHEST BID AT TIME OF SALE. CERTIFIED FUNDS ARE PAYABLE TO THE REGISTRY OF THE DENVER DISTRICT COURT

Patrick Firman, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant Line
First Publication: 6/29/18
Last Publication: 7/27/18
Published: Intermountain Jewish News

PUBLIC NOTICE OF PETITION FOR CHANGE OF NAME

Case No. 18C02133
Dvision: Civil

Public Notice is given on June 26, 2018 that a Petition for a Change of Name of an Adult has been filed with the Denver County Court.

The Petition requests that the name of SCOTT WESLEY DUNBAR be changed to AVIGHNA WESLEY BHAT.

TERRIE LANGHAM, Clerk of Court
Deputy Clerk of the Court

First Publication: June 29, 2018
Second Publication: July 6, 2018
Last Publication: June 13, 2018

Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, STATE OF COLORADO

CIVIL ACTION NO. 2016CV033580, Division/Courtroom 215

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

MASTER HOMEOWNERS ASSOCIATION FOR GREEN VALLEY RANCH,
Plaintiff,

v.

SUHEIL ORDONEZ, JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, MANAGER OF FINANCE FOR THE CITY AND COUNTY OF DENVER and DEBRA JOHNSON, AS PUBLIC TRUSTEE OF DENVER COUNTY, et al.

Defendant(s).

Regarding: Lot 13, Block 7, Green Valley Ranch Filing No. 24, City and County of Denver, State of Colorado.

Also known as: 3980 Odessa Street, Denver, CO 80249
TO THE ABOVE NAMED DEFENDANTS, Please take notice:

You and each of you are hereby notified that a Sheriff's Sale of the referenced property is to be conducted by the Sheriff's Department of the County of Denver, State of Colorado at 10 O'clock .A.M., on the 23rd day of August 2018, at the front steps of the City and County Building, 1437 Bannock Street, Denver, CO 80202, phone number 720-865-9556. At which sale, the above described real

property and improvements thereon will be sold to the highest bidder. Plaintiff makes no warranty relating to title, possession, or quiet enjoyment in and to said real property in connection with this sale.

PLEASE NOTE THAT THE LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON THE SUBJECT PROPERTY. Judgment is in the amount of \$6,517.51.

If the borrower believes that a lender or servicer has violated the requirements for a single point of contact in C.R.S. 38-38-103.1 or the prohibition on dual tracking in C.R.S. 38-38-103.2, the borrower may file a complaint with the Colorado Attorney General at the Colorado Department of Law, Ralph L. Carr Judicial Building, 1300 Broadway, 10th Floor, Denver, CO 80203, 720-508-6000 or the Consumer Financial Protection Bureau, P.O. Box 2900, Clinton, IA 52733-2900, 855-411-2372, <http://www.consumerfinance.gov/complaint/>; or both, but the filing of this complaint will not stop the foreclosure process.

NOTICE OF RIGHT TO CURE AND RIGHT TO REDEEM

RE: Sheriff Sale of Real Property under Decree of Judicial Foreclosure, pursuant to Court Order and C.R.S. 38-38-101 *et seq.*,
County of Denver, State of Colorado
This is to advise you that a Sheriff's sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to Court Order dated March 9, 2017, and C.R.S. 38-38-101 *et seq.* by Master Homeowners Association for Green Valley Ranch, the holder and

current owner of liens recorded on December 15, 2011 at Rec. No. 2011142428; on December 23, 2013 at Rec. No. 2013180533; and on June 10, 2016 at Rec. No. 2016076645 all in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The foreclosure is based on a default under the Master Declaration for Green Valley Ranch recorded on October 30, 1984 at 36850 in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The Declaration establishes a lien for the benefit of Master Homeowners Association for Green Valley Ranch against real property legally described as follows:

Lot 13, Block 7, Green Valley Ranch Filing No. 24, City and County of Denver, State of Colorado.; And also known as: 3980 Odessa Street, Denver, CO 80249
You may have an interest in the real property being affected, or have certain rights or suffer certain liabilities or loss of your interest in the subject property as a result of said foreclosure. You may have the right to redeem the real property or you may have the right to cure a default under the instrument being foreclosed. For the purpose of paying off, curing the default, or redemption as provided by the aforementioned laws, intent must be directed to or conducted at the Denver County Sheriff's Office, Civil Division, 201 W. Colfax Ave., Denver, CO 80202.

IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED.

You are advised that the parties liable thereon, the owner of the property described above, or those with an interest in the subject property, may take appropriate and timely action under Colorado statutes, certain sections of which are attached hereto. In order to be entitled to take advantage of any rights provided for under Colorado law, you must strictly comply and adhere to the provisions of the law. Further, you are advised that the attached Colorado statutes merely set forth the applicable portions of Colorado statutory law relating to curative and redemption rights; therefore, you should read and review all the applicable statutes and laws in order to determine which requisite procedures and provisions control your rights in the subject property.

All telephone inquiries for information should be directed to the office of the undersigned Sheriff at 720-865-9556.

The name, address and telephone number of the attorney representing the legal owner of the above described lien is Kate M. Leason, Esq., Reg No. 41025 HindmanSanchez P.C., 555 Zang Street, Suite 100, Lakewood, Colorado 80228-1011, 303.432.8999.

BIDDERS ARE REQUIRED TO HAVE CASH OR CERTIFIED FUNDS TO COVER THEIR HIGHEST BID AT TIME OF SALE. CERTIFIED FUNDS ARE PAYABLE TO THE REGISTRY OF THE DENVER DISTRICT COURT

Patrick Firman, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant Line
First Publication: 6/29/18

Last Publication: 7/27/18
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.**

Case No. 18PR30633

**In the Matter of the Estate of
PATRICIA MARIE KEPPELER, aka PATRICIA M.
KEPPELER, PATRICIA KEPPELER, PAT M.
KEPPELER and PAT KEPPELER, Deceased.**

All persons having claims against the above-named estate are required to present them to the Personal Representative or to the District Court of Jefferson County, Colorado, on or before November 1, 2018, or the claims may be forever barred.

CATHARINE CRISPIN SARGENT
Personal Representative
CS AdvoCare, Inc.
9725 E. Hampden Ave., Ste. 102
Denver, CO 80231

STEPHEN WILSON, Esq. Atty. Reg. #: 39225
Attorney for the Personal Representative
The Law Office of Stephen Wilson, LLC
1000 E. 16th Ave., Ste. 210
Denver, CO 80218
Phone #: (303) 586-5005
FAX #: (303) 223-3479
E-mail: stephen@wilsonlawcolorado.com
First Publication: June 29, 2018
Second Publication: July 6, 2018

Last Publication: July 13, 2018
Published: Intermountain Jewish News

Date of Publication: June 29, 2018
Published: Intermountain Jewish News

Public Notice

61279 1998Honda Accord 088709
61234 2000Chrysler Town & Country 699944
61229 2003Chevrolet Malibu 657627
61222 2001Mitsubishi Eclipse 203671
61073 2002Nissan Pathfinder 665059
61070 2003Nissan Altima228134
61033 2005 GMCEnvoy 226824
61032 2010Ford Fusion 162772

Parking Authority, LLC

PO Box 11823

Denver, CO80211-0823

303-719-2067

Date of Publication: June 29, 2018

Published: Intermountain Jewish News

NOTICE OF SALE BY

INTERCEPTOR TOWING & RECOVERY LLC

P.O. Box 764, Westminster CO80030. Phone: 720-291-3878

The following individuals are hereby notified that their vehicle will be sold at **INTERCEPTOR TOWING & RECOVERY L.L.C.**, P.O. BOX 764, Westminster, CO 80030:

YEAR/MAKE/MODEL VIN #

2001 Ford F150 Black F47360

1995 Lincoln Continental Red 764347

DISTRICT COURT, DENVER COUNTY, STATE OF
COLORADO
CIVIL ACTION NO. 2016CV031540, Division/Courtroom
275

**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

MASTER HOMEOWNERS ASSOCIATION FOR GREEN
VALLEY RANCH,

Plaintiff,

v.

ELLIS B. KING, et al.

Defendant(s).

Regarding: LOT 31, BLOCK 2, GREEN VALLEY RANCH
FILING NO. 3, CITY AND COUNTY OF DENVER, STATE
OF COLORADO.

Also known as: 4538 Ensenada St., Denver, CO 80249
TO THE ABOVE NAMED DEFENDANTS, Please take
notice:

You and each of you are hereby notified that a Sheriff's
Sale of the referenced property is to be conducted by the
Sheriff's Department of the County of Denver, State of
Colorado at 10 O'clock .A.M., on the 23RD day of August
2018, at the front steps of the City and County Building,
1437 Bannock Street, Denver, CO 80202, phone number
720-865-9556. At which sale, the above described real
property and improvements thereon will be sold to the
highest bidder. Plaintiff makes no warranty relating to

title, possession, or quiet enjoyment in and to said real property in connection with this sale.

PLEASE NOTE THAT THE LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON THE SUBJECT PROPERTY. Judgment is in the amount of \$10,209.08.

If the borrower believes that a lender or servicer has violated the requirements for a single point of contact in C.R.S. 38-38-103.1 or the prohibition on dual tracking in C.R.S. 38-38-103.2, the borrower may file a complaint with the Colorado Attorney General at the Colorado Department of Law, Ralph L. Carr Judicial Building, 1300 Broadway, 10th Floor, Denver, CO 80203, 720-508-6000 or the Consumer Financial Protection Bureau, P.O. Box 2900, Clinton, IA 52733-2900, 855-411-2372, <http://www.consumerfinance.gov/complaint/>; or both, but the filing of this complaint will not stop the foreclosure process.

NOTICE OF RIGHT TO CURE AND RIGHT TO REDEEM

RE: Sheriff Sale of Real Property under Decree of Judicial Foreclosure, pursuant to Court Order and C.R.S. 38-38-101 *et seq.*,

County of Denver, State of Colorado

This is to advise you that a Sheriff's sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to Court Order dated November 8, 2016, and C.R.S. 38-38-101 *et seq.* by MASTER HOMEOWNERS ASSOCIATION FOR GREEN VALLEY RANCH, the holder and current owner of a lien recorded on August 3, 2007 at Rec. No. 2007122117, on

December 15, 2011 at Rec. No. 2011142450, on December 28, 2012 at Rec. No. 2012179821, on July 11, 2013 at Rec. No. 2013100553 and on December 26, 2013 at Rec. No. 2013181431 all in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The foreclosure is based on a default under the Master Declaration for Green Valley Ranch recorded on October 30, 1984 at 36850 in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The Declaration establishes a lien for the benefit of Master Homeowners Association for Green Valley Ranch against real property legally described as follows: LOT 31, BLOCK 2, GREEN VALLEY RANCH FILING NO. 3, CITY AND COUNTY OF DENVER, STATE OF COLORADO.; And also known as: 4538 Ensenada St, Denver, CO 80249

You may have an interest in the real property being affected, or have certain rights or suffer certain liabilities or loss of your interest in the subject property as a result of said foreclosure. You may have the right to redeem the real property or you may have the right to cure a default under the instrument being foreclosed. For the purpose of paying off, curing the default, or redemption as provided by the aforementioned laws, intent must be directed to or conducted at the Denver County Sheriff's Office, Civil Division, 201 W. Colfax Ave., Denver, CO 80202.

IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT

**TO CURE BY THOSE PARTIES ENTITLED TO CURE
MAY ALSO BE EXTENDED.**

You are advised that the parties liable thereon, the owner of the property described above, or those with an interest in the subject property, may take appropriate and timely action under Colorado statutes, certain sections of which are attached hereto. In order to be entitled to take advantage of any rights provided for under Colorado law, you must strictly comply and adhere to the provisions of the law. Further, you are advised that the attached Colorado statutes merely set forth the applicable portions of Colorado statutory law relating to curative and redemption rights; therefore, you should read and review all the applicable statutes and laws in order to determine which requisite procedures and provisions control your rights in the subject property.

All telephone inquiries for information should be directed to the office of the undersigned Sheriff at 720-865-9556.

The name, address and telephone number of the attorney representing the legal owner of the above described lien is Kate M. Leason, Esq., Reg No. 41025 HindmanSanchez P.C., 555 Zang Street, Suite 100, Lakewood, Colorado 80228-1011, 303.432.8999.

**BIDDERS ARE REQUIRED TO HAVE CASH OR
CERTIFIED FUNDS TO COVER THEIR HIGHEST BID
AT TIME OF SALE. CERTIFIED FUNDS ARE PAYABLE
TO THE REGISTRY OF THE DENVER DISTRICT
COURT**

Patrick Firman, Sheriff
City and County of Denver, Colorado

By: Deputy Sheriff Sergeant Line
First Publication: 6/29/18
Last Publication: 7/27/18
Published: Intermountain Jewish News

**Public Notice for vehicles to be sold by Majestic
Towing**

Year/Make/Model Vin #
2007 Chevrolet Impala197535
Majestic Towing
POBox 33143
Denver, CO80233
720-775-2702

Date of Publication: June 29, 2018
Published: Intermountain Jewish News

**NOTICE OF NON APPEARANCE HEARING BY
PUBLICATION PURSUANT TO
§15-10-401, C.R.S.
Case Number: 18PR332**

To: DEBBY HUDDY
Last Known Address, if any: 9370 Morning Glory Lane
Highlands Ranch CO 80130.

A hearing on Petition for Formal Probate of Will & Formal Appointment for a Personal Representative will be held at the following time and location or at a later date to which the hearing may be continued.

Date: July 21, 2018

Time: 8:00 a.m.

Courtroom or Division: 230

Address: 1437 Bannock Street, Denver, CO80202
MISTY MICHELLE MONDRAGON
Person Giving Notice
P.O. Box 523
Wheat Ridge CO80034
First Publication: June 29, 2018
Second Publication: July 6, 2018
Last Publication: June 13, 2018
Published: Intermountain Jewish News

**NOTICE OF NON APPEARANCE HEARING BY
PUBLICATION PURSUANT TO §15-10-401, C.R.S.
Case Number: 18PR332**

To: JOE ARELLANO
Last Known Address, if any: 823 S. Raritan St., Denver,
CO 80223.
A hearing on Petition for Formal Probate of Will & Formal
Appointment for a Personal Representative will be held at
the following time and location or at a later date to which
the hearing may be continued.
Date: July 21, 2018
Time: 8:00 a.m.
Courtroom or Division: 230
Address: 1437 Bannock Street, Denver, CO80202
MISTY MICHELLE MONDRAGON
Person Giving Notice
P.O. Box 523
Wheat Ridge CO80034
First Publication: June 29, 2018
Second Publication: July 6, 2018

Last Publication: June 13, 2018
Published: Intermountain Jewish News

**NOTICE OF NON APPEARANCE HEARING BY
PUBLICATION PURSUANT TO §15-10-401, C.R.S.
Case Number: 18PR332**

To: HERMAN ARELLANO JR.
Last Known Address, if any: 795 S. Canosa Ct., Denver,
CO80219.

A hearing on Petition for Formal Probate of Will & Formal
Appointment for a Personal Representative will be held at
the following time and location or at a later date to which
the hearing may be continued.

Date: July 21, 2018

Time: 8:00 a.m.

Courtroom or Division: 230

Address: 1437 Bannock Street, Denver, CO80202
MISTY MICHELLE MONDRAGON
Person Giving Notice
P.O. Box 523
Wheat Ridge CO80034

First Publication: June 29, 2018
Second Publication: July 6, 2018
Last Publication: June 13, 2018
Published: Intermountain Jewish News

**NOTICE OF NON APPEARANCE HEARING BY
PUBLICATION PURSUANT TO §15-10-401, C.R.S.
Case Number: 18PR332**

To: JEFF ARELLANO

Last Known Address, if any: 795 S. Canosa Ct., Denver, CO80219.

A hearing on Petition for Formal Probate of Will & Formal Appointment for a Personal Representative will be held at the following time and location or at a later date to which the hearing may be continued.

Date: July 21, 2018

Time: 8:00 a.m.

Courtroom or Division: 230

Address: 1437 Bannock Street, Denver, CO80202

MISTY MICHELLE MONDRAGON

Person Giving Notice

P.O. Box 523

Wheat Ridge CO80034

First Publication: June 29, 2018

Second Publication: July 6, 2018

Last Publication: June 13, 2018

Published: Intermountain Jewish News