

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Civil Action No. 17CV33859, Div. 215

DISTRICT COURT, DENVER, STATE OF COLORADO

Plaintiff,

THE HUNT CLUB HOMEOWNERS ASSOCIATION

v.

Defendants,

RHEA M. MERIDITH-FLOYD, et al.

On May 10, 2018, the Denver County District Court issued its Decree of Foreclosure.

Original Grantor(s): Rhea M. Meridith-Floyd

Original Beneficiary: The Hunt Club Homeowners Association

Current Holder of Evidence of Debt: The Hunt Club Homeowners Association

Date of Lien: August 22, 2016

County of Recording: Denver

Recording Date of Lien: August 29, 2016

Recording Reception Number: 2016115915

Original Amount: \$908.51

Outstanding Amount: \$9,589.07

Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the provisions of The Hunt Club Homeowners Association's Declaration ("Declaration") have been violated as follows: Failure to pay common expense assessments as that term is defined in 38-33.3-316 C.R.S., together with all other payments provided for in the Declaration or by Colorado Statute secured by the Assessment Lien.

THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN. THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN:

Lot 2, Block 1, Wickford Patio Homes, Subdivision Filing No. 6, City and County of Denver, State of Colorado also known by street and number as 1470 South Quebec Way, #96, Denver, CO 80231

NOTICE OF SALE

The current holder of the Lien, described herein, has filed the Court's Decree in Foreclosure as provided by law. THEREFORE, Notice Is Hereby Given that I will, at public auction, at 10:00 A.M. on October 4th, 2018, at the front steps of the City and County Building, 1437 Bannock Street, Denver, CO 80202, phone number 720-865-9556, sell to the highest and best bidder, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Assessment Lien, plus attorney fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.

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 STATUTES 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 OF THE

LIEN BEING FORECLOSED. A COPY OF SAID STATUTES, AS SUCH STATUTES ARE PRESENTLY CONSTITUTED, WHICH MAY AFFECT YOUR RIGHTS, IS ATTACHED TO ALL MAILED COPIES OF THIS NOTICE. HOWEVER, YOUR RIGHTS MAY BE DETERMINED BY PREVIOUS STATUTES.

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.

DATE: July 11, 2018

Patrick Firman, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant Line

The name, bar registration number, address, and telephone number of the attorney is: Richard W. Johnston, Reg. No. 19823, Tobey & Johnston, P.C., 6855 S. Havana Street #275, Centennial, CO 80112-3813, Telephone number (303) 799-8600.

First Publication: 8/10/18

Last Publication: 9/7/18

Published In: Intermountain Jewish News

**PUBLIC NOTICE OF PETITION FOR CHANGE OF
NAME**

Case No. 18C02211

Div. Civil, Courtroom 186

Public Notice is given on August 28, 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 ARIANA SHAMAI ORTEGA be changed to AUDI SHAMAI ORTEGA.

TERRIE LINGHAM, Clerk of Court

By: Deputy Clerk of the Court

First Publication: August 31, 2018

Second Publication: September 7, 2018

Last Publication: September 14, 2018

Published: Intermountain Jewish News

**PUBLIC NOTICE OF PETITION FOR CHANGE OF
NAME**

Case No. 18C02217

Div. Civil, Courtroom 186

Public Notice is given on August 28, 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 NATALIE CELESTE COLEMAN be changed to NATALIE CELESTE LORRAINE.

TERRIE LINGHAM, Clerk of Court

By: Deputy Clerk of the Court

First Publication: August 31, 2018

Second Publication: September 7, 2018

Last Publication: September 14, 2018

Published: Intermountain Jewish News

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

Case No. 2018PR0403

In the Matter of the Estate of

**WILLIAM R. TRIBBLE aka RANDY TRIBBLE,
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 December 31, 2018, or the claims may be forever barred.

LISAA. HEBERT
Personal Representative
321 S. Gilpin Street
Denver, CO 80209

First Publication: August 31, 2018
Second Publication: September 7, 2018
Last Publication: September 14, 2018
Published: Intermountain Jewish News

NOTICE OF SALE

5701 W. 25TH AVENUE, EDGEWATER, COLORADO 80214, DESCRIBED AS LOTS 25 AND 26, BLOCK 117, EDGEWATER, JEFFERSON COUNTY, COLORADO.

A sale of the entirety of the referenced property is being conducted by Sam Leger, Unique Properties, 400 S. Broadway, Denver, Colorado 80209; 303.512.1159; sleger@uniqueprop.com. The property comprises 8,883 square feet of mixed commercial and residential space. The asking price for the property is \$1,800,000. Mr. Leger will receive and consider all offers to purchase the property until such time as an offer is accepted. The property is owned by Cummings, LLC and Michael Elliott.
First Publication: August 24, 2018

Second Publication: August 31, 2018
Third Publication: September 7, 2018
Fourth Publication: September 14, 2018
Last Publication: September 21, 2018
Published: Intermountain Jewish News

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Case Number: 2011CV005077
Div. 424 Ctrm.

DISTRICT COURT, CITY & COUNTY OF DENVER,
STATE OF COLORADO

1437 Bannock Street
Denver, Colorado 80202

Tel: (720) 864-7800

Plaintiff: ODS FINANCING, LLC as Assignee of PALACE
LOFTS CONDOMINIUM ASSOCIATION

v.

Defendant: FRANK K. RODRIGUES

SHERIFF'S INITIAL COMBINED NOTICE OF SALE AND
RIGHTS TO CURE AND REDEEM

Under a Judgment that entered May 2, 2014, I am selling
certain real property, as follows:

Original Judgment Creditor: Palace Lofts Condominium
Association

Judgment Debtor: Frank K. Rodrigues

Current Judgment Creditor: ODS Financing, LLC

Date of Judgment: May 2, 2014

Date of Recording of Judgment: June 11, 2014

County of Recording: Denver County, Colorado

Recording Information: Reception No. 2014067366

Original Judgment Amount: \$102,450.97
Outstanding Judgment Amount as of the date hereof:
\$102,450.97
Legal description of property to be foreclosed
CONDOMINIUM UNIT 506, (TOGETHER WITH THE
EXCLUSIVE RIGHT TO USE PARKING SPACE(S) B2-
121 AND B2-122, AND STORAGE SPACE S2-36)
WATERSIDE LOFTS CONDOMINIUMS ACCORDING
TO THE CONDOMINIUM MAP THEREOF, RECORDED
ON SEPTEMBER 27, 2002, WITH RECEPTION
NUMBER 2002173931, IN THE RECORDS OF THE
OFFICE OF THE CLERK AND RECORDER OF THE
CITY AND COUNTY OF DENVER, COLORADO, AND
AS DEFINED AND DESCRIBED IN WATERSIDE LOFTS
CONDOMINIUMS CONDOMINIUM DECLARATION
RECORDED ON SEPTEMBER 27, 2002, WITH
RECEPTION NUMBER 2002173930, IN SAID
RECORDS, CITY AND COUNTY OF DENVER, STATE
OF COLORADO
Common description of property to be foreclosed
1401 Wewatta Street, Unit 506, Denver, Colorado 80202
THE PROPERTY TO BE SOLD AND DESCRIBED
HEREIN IS ALL OF THE PROPERTY CURRENTLY
ENCUMBERED BY THE LIEN OF THE JUDGMENT.
**THE LIEN BEING FORECLOSED MAY NOT BE A
FIRST LIEN.**
The Judgment remains unsatisfied and judgment holder
is enforcing its remedies under law including, without
limitation, levy, execution and sale of the property.

IF YOU BELIEVE THAT A LENDER OR SERVICER HAS
VIOLATED THE REQUIREMENTS FOR A SINGLE
POINT OF CONTACT PURSUANT TO § 38-38-103.1,
C.R.S., OR THE PROHIBITION ON DUAL TRACKING
PURSUANT TO § 38-38-103.2, C.R.S., YOU MAY FILE A
COMPLAINT WITH THE COLORADO ATTORNEY
GENERAL, THE CFPB, OR BOTH, BUT THE FILING OF
A COMPLAINT WILL NOT STOP THE FORECLOSURE
PROCESS.

CONTACT INFORMATION FOR THE COLORADO
ATTORNEY GENERAL:

Colorado Department of Law,
Ralph L. Carr Judicial Building,
1300 Broadway, 10th Floor,
Denver, Colorado 80203,
Telephone: (720) 508-6000,
Facsimile: (720) 508-6030.

CONTACT INFORMATION FOR THE CFPB:

Consumer Financial Protection Bureau,
P.O. Box 2900,
Clinton, Iowa 52733-2900,
Telephone (855) 411-2372,
Facsimile: (855) 237-2392

NOTICE OF SALE

THEREFORE, NOTICE IS HEREBY GIVEN that I will, at
10:00 o'clock A.M., on Thursday, October 4, 2018, at the
front steps of the City and County Building, 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

Judgment Debtor and the heirs and assigns of said Judgment Debtor therein, 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 ARE PAYABLE TO THE REGISTRY OF THE DENVER DISTRICT COURT

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 STATUTES 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 DEED OF TRUST 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 business telephone number of each of the attorneys representing the holder of the evidence of debt are as follows:

Aaron J. Conrardy, #40030, Wadsworth Warner Conrardy, P.C., 2580 West Main Street, Suite 200, Littleton, Colorado 80120, telephone: (303) 296-1999. Said proceeding may result in the loss of property in which you have an interest and may create a personal debt against you. You may wish to seek the advice of your own private attorney concerning your rights in relation to this foreclosure proceeding.

INTENT to cure or redeem, as provided by the aforementioned laws, must be directed to or conducted at the Denver Sheriff's Department, 201 West Colfax Avenue, First Floor Atrium, Denver, Colorado 80202.

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

This Sheriff's Notice of Sale is signed July 11, 2018.

Patrick Firman, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant

First Publication: August 10, 2018

Last Publication: September 7, 2018

Name of Publication: Intermountain Jewish News

NOTICE OF HEARING BY PUBLICATION PURSUANT TO §15-10-401, C.R.S.

Case No. 18PR0069

In the Interests of JERRY VIGIL.

To: KRYSTAL VIGIL

Last Known Address, if any: N-A.

A hearing on full guardianship will be held at the following time and location or at a later date to which the hearing may be continued.

Date: September 19, 2018

Time: 1:00 p.m.

Courtroom or Division: 300

MEAGAN PEREA

Person Giving Notice

7368 E. Severn Place

Denver, Colorado 80230

First Publication: August 24, 2018

Second Publication: August 31, 2018

Last Publication: September 7, 2018

Published: 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: **09/07/2018**:

STOCK	YEAR	MAKE/MODEL
VIN		
1027622003	Audi A4	144497
1026851994	Cadillac Eldorado	604140
1027312006	Chevrolet TrailBlazer	231034
1026432006	Chevrolet Cobalt	790503
1025532005	Chevrolet Classic	169564
1025472008	Chevrolet Impala	301848
1028921978	Dodge F30	717698

1025272002	Dodge Intrepid	128921
1025022000	Dodge Neon	561863
1028381990	Ford Ranger	C13083
1028062005	Ford Expedition	B06704
1025291999	Ford F150	C23750
1025212000	Ford Explorer	B07533
1025112003	Ford Econoline	A83579
1028862004	GMC Envoy	164094
1025891997	Honda Accord	028369
1025611996	Honda Accord	271578
1025582007	Honda CBR600RR	007497
1025151998	Honda Civic	585378
1024351991	Honda Accord	031357
1024492008	Honda Civic	509573
1026312004	Hyundai Sonata	083327
1024422006	Hyundai Sonata	016357
1028182001	Infiniti G20	406480
1026881999	Infiniti I30	753847
1029001997	Jeep Cherokee	553601
1024472005	Jeep Grand Cherokee	630796
1026542001	Kia Rio	075448
1024482010	Kia Soul	159725
1025432007	Mazda CX-7	104650
1025002001	Mazda Protege	451350
1027261998	Mitsubishi Eclipse	120570
1028761996	Pontiac Grand Am	845869
1024541999	Subaru Forester	750130
1024732001	Subaru Legacy	204042
1027002001	Toyota Corolla	498961
1025302003	Volkswagen Jetta	042972

1008692002 Ford Explorer B51839
Date of Publication: September 7, 2018
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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: **09/07/2018:

STOCK	YEAR	MAKE/MODEL	VIN
1025452004		Cadillac SRX	182184
1024621998		Chevrolet Blazer	262250
1025392008		Chevrolet Cobalt	145934
1024702005		Chevrolet Malibu	282817
1021402003		Dodge Durango	555026
1024512001		Ford Escape	A25557
1024571999		Ford Windstar	C09131
1025642003		Ford Windstar	A43606
1026471993		GMC Sierra	509310
1024802002		Kia Optima	169067
1024592006		Kia Sorento	637183
1024311992		Mercury Topaz	621584
1025552007		Mitsubishi Galant	082203
1028021995		Nissan King Cab	440516
1024752002		Nissan Pathfinder	731564
1025422007		Nissan Titan	240651
1024201994		Oldsmobile Cutlass Supreme	374267
1024182003		VW Jetta	106025

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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 #
2010 Nissan Altima	124731
2009 Ford Focus	210254
1997 Ford Expedition	A89785
1989 Dodge Aries	449348
2002 Nissan Pathfinder	739915
1999 Lexus ES300	063867
2003 Honda Civic	008108
2006 Mazda 3	528452
1997 Ford F150	D40534

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NOTICE TO CREDITORS BY PUBLICATION

PURSUANT TO §15-12-801, C.R.S.

Case No. 2018PR30868

Division CLX

In the Matter of the Estate of

SCOTT MICHAEL HAHN, also known as SCOTT M. HAHN, 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 Arapahoe,

County, Colorado, on or before January 7, 2019, or the claims may be forever barred.

VICKI L. HAHN
Personal Representative
16271 Princeton Circle
Aurora, CO80013

FRANCIS J. EVANS
Attorney for the Personal Representative
5299 DTC Boulevard, Suite 750
Greenwood Village, CO 80111
First Publication: September 7, 2018
Second Publication: September 14, 2018
Last Publication: September 21, 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 #
2005 Monte Carlo Red	348032
2004 Dodge Stratus White	106756
2009 Dodge Ram 1500 Gray	503470
2011 Ford Taurus White	161896

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Public Notice

62114	1993Dodge Dakota	214453
62269	2001Volkswagen Jetta	126675
62308	2002 Saturn SL2	102802
62312	1998Honda Civic	513884
62317	1999Suzuki Esteem	162632
62316	2001Toyota RAV4	018840
62329	2013 Land Rover	775503
62358	2006 BMW X5	V28706
62390	2000Volkswagen Jetta	107000
62400	1997Honda Accord	271930

**Parking Authority, LLC
PO Box 1151
Commerce City, CO80022
303-719-2067**

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**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR31019
In the Matter of the Estate of
DAVIS MACKENZIE CARLSON, a/k/a DAVIS
CARLSON, 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 January 7, 2019, or the claims may be forever barred.

RAYNE M. ROHR
Personal Representative
7600 Landmark Way, Unit 1504
Greenwood Village, Colorado 80111

GREGORY T. DENSEN, Esq. Atty. Reg. #: 29874
Attorney for the Personal Representative
Sherman & Howard LLC
633 Seventeenth Street, Ste. 3000
Denver, Colorado 80202
Phone Number:(303) 299-8314
FAX Number:(303) 298-0940
E-mail: gdensen@sah.com
First Publication: September 7, 2018
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DISTRICT COURT, CITY AND COUNTY OF DENVER,
STATE OF COLORADO
Court Address: 1437 Bannock Street, Denver, CO 80202
Case No.: 2018CV032163
Division/Ctrm.: 424

Plaintiff(s): THE PARKFIELD MASTER OWNERS
ASSOCIATION, INC., a Colorado nonprofit corporation
v.

Defendant(s): ELIAS GUZMAN; SONIA ALVAREZ
MENDEZ; MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.; UNITED CAPITAL MORTGAGE
CORPORATION; WELLS FARGO BANK, N.A.;
MIDLAND FUNDING LLC; PORTFOLIO RECOVERY

ASSOCIATES LLC; STEVE ELLINGTON, as the Denver
County Treasurer; and DEBRA JOHNSON as the Denver
County Public Trustee

SUMMONS [BY PUBLICATION]

THE PEOPLE OF THE STATE OF COLORADO
TO THE ABOVE-NAMED DEFENDANT(S):

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 or other response within thirty-five (35) days after
the service of this summons upon you. Service of this
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 thirty-five (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 under C.R.C.P.
Rule 105 and damages seeking to foreclose a statutory
lien on the following property:
Lot 17, Block 4, Parkfield Filing No. 8, City and County of
Denver, State of Colorado

Dated August 27, 2018
MOELLER GRAF, P.C.
David J. Graf, #26070
Timothy M. Moeller, #31150
K. Christian Weibert, #43739

Intermountain Jewish News
Legal Notices, September 7, 2018

www.ijn.com/legal-notices
For originals (print version), contact (303) 861-2234

Address: 385 Inverness Parkway, Suite 200
Englewood, Colorado 80112
Phone Number: (720) 279-2568
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