

DISTRICT COURT, CITY AND COUNTY OF DENVER,
STATE OF COLORADO
1437 Bannock Street
Denver, Colorado 80202
Tel: (720) 864-7800
Plaintiff: KCP SERVICING, LLC

v.

Defendant: VERONICA N. GARCIA

Case Number: 2017CV439, Div. 209

NOTICE OF LEVY OR SEIZURE

Notice is hereby given that on November 30, 2017, a judgment against VERONICA N. GARCIA from the District Court of Denver County, Colorado, entered in favor of KCP SERVICING, LLC, in the amount of \$50,200.14, and that on September 28, 2018, the Clerk of the Denver District Court issued a Writ of Execution commanding the Sheriff of Denver County to levy, seizure and take into possession the following real estate, to wit:

LOTS 1 AND 2, EXCEPT THE REAR 8 FEET OF SAID LOTS, BLOCK 3, PLEASANT HILL, CITY AND COUNTY OF DENVER, STATE OF COLORADO. Otherwise identified or referred to as 1259 Utica Street, Denver, Colorado 80204 (the "Property").

Now therefore, you VERONICA N. GARCIA take notice that within fourteen (14) days from the date of service hereof, if served within the state, or if served by publication, within fourteen (14) dates after service hereof, exclusive of the day of service, you may file with the Clerk of the above-entitled Court, a written claim of

exemption which you may have under the statutes of the State of Colorado; and in case of your failure to make and file such written claim of exemption with the Clerk of said Court you shall be deemed to have waived your right of exemption under the statutes of this state.

I, PATRICK FIRMAN, Sheriff of Denver County, Colorado, did levy upon and take the above described property into constructive possession on this 10th day of October 2018.

Executed on October 10, 2018

PATRICK FIRMAN, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant R. Line.

CERTIFICATE OF LEVY

STATE OF COLORADO

COUNTY OF DENVER

I, Patrick Firman, Sheriff of Denver County, Colorado, do hereby certify that by virtue of a judgment entered on November 30, 2017 against VERONICA N. GARCIA, a Transcript of Judgment Recorded on January 4, 2018 at Reception No. 2018001435 with the Clerk and Recorder for Denver County, Colorado, and a Writ of Execution from the District Court of Denver County, Colorado, issued September 28, 2018, in favor of KCP SERVICING LLC, to levy upon and did on this 10th day of October 2018 levy upon the following real estate, to wit:

LOTS 1 AND 2, EXCEPT THE REAR 8 FEET OF SAID LOTS, BLOCK 3, PLEASANT HILL, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

Otherwise identified or referred to as 1259 Utica Street, Denver, Colorado 80204 (the "Property").

Executed on October 10, 2018
PATRICK FIRMAN, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant R. Line.

WRIT OF EXECUTION

Case Number: 17CV-000439, Div.: 209

Plaintiff: KCP SERV LLC
Defendant: GARCIA, VERONICA N.
Original Judgment Amount: \$50,200.14
Judgment Date: November 30, 2017
Revived Judgment Amount: \$0.00
Judgment Status: UNSATISFIED
Additional Remarks: INTEREST AT THE RATE OF EIGHT PERCENT (8%)
Debtor(s): VERONICA N. GARCIA
Creditor(s): KCP SERV LLC, CO MARK ORIOL., 5780 Green Oaks Drive, Greenwood Village, CO 80121
Balance of Judgment to Date: \$50,200.14
To the Sheriff of Denver County.
You are commanded to satisfy the above judgment plus interest and costs executing against any property legally subject to levy of the above-named judgment debtor(s) and to return this execution within 90 days from the date of issue, unless sale is pending under levy made.
SABRA MILLETT
Clerk of the Court
DISTRICT COURT, DENVER COUNTY
Dated: September 28, 2018

By: TORY CLARK, Deputy Clerk
First Publication Date: October 26, 2018
Second Publication Date: November 2, 2018
Third Publication Date: November 9, 2018
Fourth Publication Date: November 16, 2018
Fifth Publication Date: November 23, 2018
Published: Intermountain Jewish News

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

Case No. 2018PR30969

Division 3

**In the Matter of the Estate of
ERNEST T. MARTINEZ aka ERNEST MARTINEZ aka
ERNEST TONY MARTINEZ, 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 March 11, 2019, or the claims may be forever barred.

LUKE MARTINEZ

Personal Representative
c/o Gubbels Law Office, P.C.
402 N. Wilcox St., Ste. 100
Castle Rock, CO 80104

DARRELL J. GUBBELS, #15810

JAIME L. STEWART, #34636

Attorneys for the Personal Representative
Gubbels Law Office, P.C.
402 N. Wilcox Street, Ste. 100

Castle Rock, CO80104
Phone Number:303-688-1655
FAX Number: 303-688-7511
E-mail: Darrell@gubbelslaw.com
E-mail: Jaime@gubbelslaw.com
First Publication: November 2, 2018
Second Publication: November 9, 2018
Last Publication: November 16, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR31153**

**In the Matter of the Estate of
RONALD EUGENE TATE, 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 March 11, 2019, or the claims may be forever barred.

MATTHEW AVILA
Personal Representative
3031 West 38th Avenue
Denver, CO 80211

MATTHEW AVILA, Atty. Reg. #: 50403
Attorneys for the Personal Representative
Attorney for Petitioner
3031 West 38th Avenue
Denver, CO 80211
Phone Number:303-458-1981

Fax Number:303-458-1579
Email: acm17718@yahoo.com
First Publication: November 9, 2018
Second Publication: November 16, 2018
Last Publication: November 23, 2018
Published: Intermountain Jewish News

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

**Case No. 18CV500
Courtroom 320**

Public Notice is given that a Petition for a Change of Name of a Minor Child has been filed with the **Denver District** Court on Septmeber 21, 2018.

The Petition requests that the name of LORENA LOVE BURGOS be changed to LORENA LOVE COLMENERO.

By: SABRA MILLETT, Clerk of the Court
First Publication: November 9, 2018
Second Publication: November 16, 2018
Last Publication: November 23, 2018
Published: Intermountain Jewish News

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

**Case No. 18CV501
Courtroom 320**

Public Notice is given that a Petition for a Change of Name of a Minor Child has been filed with the **Denver District** Court on Septmeber 21, 2018.

The Petition requests that the name of LUCIANO JULIAN BURGOS be changed to LUCIANO JULIAN COLMENERO.

By: SABRA MILLETT, Clerk of the Court
First Publication: November 9, 2018
Second Publication: November 16, 2018
Last Publication: November 23, 2018
Published: Intermountain Jewish News

DISTRICT COURT, CITY AND COUNTY OF DENVER,
STATE OF COLORADO
Court Address: 1437 Bannock Street, Denver, CO 80202
Case No.: 2018CV033142
Division/Ctrm.: 269

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

Defendant(s): DAVID HINTON; NEXGEN LENDING,
INC.; COLORADO HOUSING AND FINANCE
AUTHORITY; AND DEBRA JOHNSON as the Denver
County Public Trustee
MOELLER GRAF, P.C.

David J. Graf, #26070
Timothy M. Moeller, #31150
K. Christian Webert, #43739
Address: 385 Inverness Parkway, Suite 200
Englewood, Colorado 80112
Phone Number: (720) 279-2568

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 14, Block 7, Parkfield Filing No. 8, City and County of Denver, State of Colorado.

Dated October 31, 2018
MOELLER GRAF, P.C.
K. Christian Webert, #43739

First Publication: November 9, 2018
Last Publication: December 7, 2018
Published in the *Intermountain Jewish News*

District Court
Jefferson County, Colorado,
100 Jefferson County Parkway
Golden, CO80401

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 18PR30204
In the Matter of the Estate of
ROSE BELLE LAHTI, 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 March 2, 2019, or the claims may be forever barred.

BRIAN LAHTI
Personal Representative
P.O. Box 134
Montezuma, Utah 84534

RICKEY A. FITZSIMMONS, Atty. Reg. #: 8968
Attorney for the Personal Representative
1444 Stuart Street
Denver, CO 80204
Phone Number: 303-629-1444
E-mail: rickey@fitzsimmonslaw.co
First Publication: November 2, 2018
Second Publication: November 9, 2018
Last Publication: November 16, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR031266
In the Matter of the Estate of
EDWARD SPENCER MAYO, JR., 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 March 2, 2019, or the claims may be forever barred.

ELIZABETH WRIGHT MAYO
Personal Representative
4 Warwick Crescent
Newport News, VA 23601

ROBERT B. KEYSER II, Atty. Reg. #: 26128
Attorney for the Personal Representative
ROBERT B. KEYSER II, LLC
2 N. Cascade Ave., Suite 790
Colorado Springs, CO80903
Phone: 719-358-6505
Facsimile: 719-358-7231
E-mail: rkeyeser@rbktaxlaw.com
First Publication: November 2, 2018
Second Publication: November 9, 2018
Last Publication: November 16, 2018
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2018PR31244
In the Matter of the Estate of
RALLIE R. GINSBERG a/k/a RALLIE GINSBERG,
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 March 2, 2019, or the claims may be forever barred.

SHARON E. WITKIN

Personal Representative

c/o LARRY M. SNYDER

650 South Cherry Street, Suite 1000

Denver, CO 80246-1812

LARRY M. SNYDER, Esq. Atty. Reg. #: 7667

Attorney for the Personal Representative

650 South Cherry Street, Suite 1000

Denver, CO 80246-1812

Phone Number: (303) 321-0800

FAX Number: (303) 468-6039

E-mail: lmsnyder@firstavelaw.com

First Publication: November 2, 2018

Second Publication: November 9, 2018

Last Publication: November 16, 2018

Published: Intermountain Jewish News

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

Case No. 18C02275

Div. Civil, Courtroom 170

Public Notice is given on November 2, 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 BREEANNE KORNBLUM KATZ be changed to KORNBLUM BIERSTADT KATZ.

By: Deputy Clerk of the Court

First Publication: November 9, 2018

Second Publication: November 16, 2018

Last Publication: November 23, 2018

Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, STATE OF
COLORADO

CIVIL ACTION NO. 2016CV030768, Division/Courtroom
368

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

THE POLO CLUB CONDOMINIUM ASSOCIATION,
Plaintiff,

v.

ESTATE OF ARTHUR W. GOTTMANN, DEPARTMENT
OF THE TREASURY - INTERNAL REVENUE SERVICE,
CHERRY CREEK MORTGAGE CO., INC., STATE OF
COLORADO, DEPARTMENT OF REVENUE, ALA 1201
LLC, A COLORADO LIMITED LIABILITY COMPANY,
DEBRA JOHNSON, AS PUBLIC TRUSTEE OF DENVER
COUNTY and COMMONWEALTH LAND TITLE
INSURANCE COMPANY, et al.

Defendant(s).

Regarding: CONDOMINIUM UNIT 1301, AND STORAGE
SPACE 1301, AND PARKING SPACE 205 AND 132, THE
POLO CLUB, ACCORDING TO THE MAP THEREOF,
FILED FOR RECORD AND THE CONDOMINIUM
DECLARATION FOR THE POLO CLUB RECORDED IN

BOOK 9679 AT PAGE 123, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

Also known as: 3131 E. Alameda Avenue #1301 Denver, CO 80209

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 10th, day of January, 2019 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 \$49,737.23.

First Publication: 11/16/2018

Last Publication: 12/14/18

Published In: The Intermountain Jewish News

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 April 25, 2018 and amended July 25, 2018, and C.R.S. 38-38-101 *et seq.* by THE POLO CLUB CONDOMINIUM ASSOCIATION, the holder and current owner of a lien recorded on August 13, 2012 at 2012107465 in the records of the Clerk and Recorder of the City and County of Denver, State of Colorado. The foreclosure is based on a default under the Amended and Restated Declaration of The Polo Club Condominium Association recorded on March 30, 2010 at Reception No. 2010034073 in the records of the Clerk and Recorder of the City and County of Denver, State of Colorado. The Declaration establishes a lien for the benefit of The Polo Club Condominium Association against real property legally described as follows: CONDOMINIUM UNIT 1301, AND STORAGE SPACE 1301, AND PARKING SPACE 205 AND 132, THE POLO CLUB, ACCORDING TO THE MAP THEREOF, FILED

FOR RECORD AND THE CONDOMINIUM
DECLARATION FOR THE POLO CLUB RECORDED IN
BOOK 9679 AT PAGE 123, CITY AND COUNTY OF
DENVER, STATE OF COLORADO.;

And also known as: 3131 E. Alameda Avenue #1301,
Denver, CO 80209.

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
Hindman Sanchez 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 MUST BE
MADE PAYABLE TO THE REGISTRY OF THE DENVER
DISTRICT COURT.**

DATED: October 18th, 2018.

Patrick Firman, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant Line

First Publication: November 16th, 2018

Last Publication: December 14th, 2018

Published In: The Intermountain Jewish News

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

Case No. 18CV34147

Courtroom 316

Public Notice is given that a Petition for a Change of Name of an Adult has been filed with the **DENVER DISTRICT** Court on November 7, 2018. The Petition requests that the name of LESLIE SARA GOLDSMITH be changed to LESLIE SARA CARROLL.
By: SABRA MILLETT, Clerk of the Court
First Publication: November 16, 2018
Second Publication: November 23, 2018
Last Publication: November 30, 2018
Published: Intermountain Jewish News

DISTRICT COURT, Denver COUNTY, STATE OF COLORADO
CIVIL ACTION NO. 2018CV031994
DIVISION NO. 376
**NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY**

Plaintiff, Whispering Pines West Condominium Homeowners Association
v.
Defendants, RICHARD S. HOLLENBACK et al
Regarding: Condominium Unit Number 301, Building 7355, Whispering Pines West Condominiums, A Condominium in accordance with the Declaration recorded on November 6, 1978 in Book 1785 at Page 2 and Amended January 30, 1979 in Book 1842 at Page 179 and the Condominium Map on January 23, 1979 in Book C10 at Page 1 of the City and County of Denver Records, City and County of Denver, State of Colorado.

Also known as: 7355 E Quincy Ave #301, Denver, CO 80237-2344
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 Civil Division of the Sheriff's Office of Denver County, Colorado at 10:00 A.M., on the 10th day of January 2019, at the front steps of the City and County Building, 1437 Bannock Street, Denver, Colorado 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.
****BIDDERS ARE REQUIRED TO HAVE CASH OR CERTIFIED FUNDS SUFFICIENT TO COVER THEIR HIGHEST BID AT TIME OF SALE. CERTIFIED FUNDS MUST BE MADE PAYABLE TO THE DENVER DISTRICT COURT REGISTRY ****
Further, for the purpose of paying off, curing default or redemption, as provided by statute, intent must be directed to or conducted at the above address of the Civil Division of the Sheriff's Department of Denver County, Colorado.
PLEASE NOTE THAT THE LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON THE SUBJECT PROPERTY.
NOTICE OF RIGHT TO CURE AND RIGHT TO REDEEM

RE: Sheriff's Sale of Real Property pursuant to Order and Decree of Foreclosure and C.R.S. 38-38-101 et seq. This is to advise you that a Sheriff sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to a Court Order and Decree dated September 10, 2018, and C.R.S. 38-38-101 et seq., by Whispering Pines West Condominium Homeowners Association, the current holder of a lien recorded on November 2, 2017 at Rec. No. 2017144121, in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The judicial foreclosure is based on a default under the Condominium Declaration for Whispering Pines West recorded on November 6, 1978 at BOOK 1785, AT PAGE 2 in the records of the Clerk and Recorder of the County of Denver, State of Colorado. The Declaration and notices, as recorded, establish a lien for the benefit of Whispering Pines West Condominium Homeowners Assoc, **WHICH LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON THE SUBJECT PROPERTY AND IMPROVEMENTS.**

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. Any Notice of Intent to Cure must be filed no later than fifteen (15) calendar days prior to the date of the foreclosure sale **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.

In this regard, you may desire and are advised to consult with your own private attorney.

IF THE BORROWER BELIEVES THAT A LENDER OR SERVICER HAS VIOLATED THE REQUIREMENTS FOR A SINGLE POINT OF CONTACT IN SECTION 38-38-103.1 OR THE PROHIBITION ON DUAL TRACKING IN SECTION 38-38-103.2, THE BORROWER MAY FILE A COMPLAINT WITH THE COLORADO ATTORNEY GENERAL, THE FEDERAL CONSUMER FINANCIAL PROTECTION BUREAU (CFBP), OR BOTH. THE FILING OF A COMPLAINT WILL NOT STOP THE FORECLOSURE PROCESS.

Colorado Attorney General
Federal Consumer Financial Protection Bureau
1300 Broadway, 10th Floor
P.O. Box 4503
Denver, Colorado 80203
Iowa City, Iowa 52244
(800) 222-4444
(855) 411-2372
www.coloradoattorneygeneral.gov
www.consumerfinance.gov

Further, 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 the requisite procedures and provisions which control your rights in the subject property.

DATED in Colorado this 17th day of October, 2018.

Patrick Firman, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant Line

ATTORNEY FOR THE PLAINTIFF:

ORTEN CAVANAGH & HOLMES, LLC

1445 Market Street, Suite 350

Denver, CO 80202

First Publication: November 16th, 2018

Last Publication: December 14th, 2018

Published In: The Intermountain Jewish News

**Notice to First Mortgagees of Lots within the
Douglass Ranch Property Owners Association, Inc.**

RE: Original Notice Dated October 19, 2018

The Douglass Ranch Property Owners Association, Inc. (“Association”) hereby provides notice to First Mortgagees of Lots located in the Association of the proposed Amendment to the Declaration of Protective Covenants, Conditions and Restrictions for Douglass

Ranch (“Amendment”), which removes the Design Review Standards Declaration portion from the Declaration and eliminates the requirement to obtain written consent from 75% of recorded first mortgages in order to amend the Declaration. At least sixty-seven percent (67%) of the Owners in the Association have consented to adoption of the Amendment.

Consistent with the requirement for lender approval in the current Declaration of Protective Covenants, Conditions and Restrictions for Douglass Ranch, and with the procedures set forth in C.R.S. 38-33.3-217(1)(b), the Association requests your approval of the Amendment.

THE AMENDMENT DOES NOT AFFECT THE

PRIORITY OR TERMS OF YOUR DEED OF TRUST.

Your approval of the Amendment does not require any action or response, and will be considered approved in the absence of a negative response delivered by you within sixty (60) days after the date of the Original Notice. You may obtain a copy of the Amendment by submitting your written request to Winzenburg, Leff, Purvis and Payne, LLP, 8020 Shaffer Parkway, Suite 300, Littleton, CO 80127.

Date of Publication: November 16, 2018

Published: Intermountain Jewish News

DISTRICT COURT, JEFFERSON COUNTY, COLORADO

Court Address: 100 Jefferson County Parkway

Golden, CO 80401

Plaintiff: LAKEWOOD VISTA AT GREEN MOUNTAIN RANCH ASSOCIATION, a Colorado non-profit corporation,

Defendants: DANIEL J. WALLINGTON; UNIVERSAL AMERICAN MORTGAGE COMPANY, LLC; MARGARET T. CHAPMAN AS PUBLIC TRUSTEE FOR JEFFERSON COUNTY; TIM KAUFFMAN AS TREASURER FOR JEFFERSON COUNTY; UNKNOWN TENANT(S) IN POSSESSION.

Case Number: 2018CV031370

SUMMONS BY PUBLICATION

THE PEOPLE OF THE STATE OF COLORADO
TO THE ABOVE NAMED DEFENDANTS: DANIEL J. WALLINGTON

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 an assessment lien in and to the real property situated in Jefferson County, Colorado, more particularly described on Exhibit

A, attached hereto and by this reference made a part hereof.

Dated: November 12, 2018

Exhibit A

BUILDING 6, UNIT B-5, LAKEWOOD VISTA AT GREEN MOUNTAIN RANCH ASSOCIATION, INC., IN ACCORDANCE WITH AND SUBJECT TO THE DECLARATION FOR LAKEWOOD VISTA AT GREEN MOUNTAIN RANCH ASSOCIATION, INC., RECORDED ON DECEMBER 29, 1998, UNDER RECEPTION NO. F0767149, AMENDMENT RECORDED MARCH 12, 1999, UNDER RECEPTION NO. F0822193, AND THE MAP RECORDED ON JUNE 14, 2000, UNDER RECEPTION NO. F1070829, COUNTY OF JEFFERSON, STATE OF COLORADO.

Also known as: 1638 S. Deframe Street, #B5, Lakewood, CO 80228.

Attorneys for Plaintiff:

WINZENBURG, LEFF, PURVIS & PAYNE, LLP

Wendy E. Weigler, #28419

Gina C. Botti #42005

Address: 8020 Shaffer Parkway, Suite 300

Littleton, CO 80127

Phone Number: (303) 863-1870

By: Gina C. Botti

First Publication: November 16, 2018

Last Publication: December 14, 2018

Published in *Intermountain Jewish News*

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

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: **11/16/2018:

| STOCK VIN | YEAR | MAKE/MODEL |
|----------------------|-------------|---------------------------|
| 1096812003 | | Acura MDX 507112 |
| 1095742004 | | Acura MDX 520073 |
| 1091192002 | | Audi A 4 Quattro 309292 |
| 1091601992 | | Buick Lesabre 547660 |
| 1095732004 | | Chevrolet Cavalier 151422 |
| 1095172015 | | Chevrolet Cruze 274133 |
| 1093422006 | | Chevrolet HHR 630089 |
| 1092112003 | | Chevrolet Impala 231581 |
| 1091971999 | | Chevrolet Lumina 197386 |
| 1089782008 | | Chrysler Sebring 276564 |
| 1090821993 | | Dodge Dakota 251159 |
| 1095831999 | | Dodge Durango 690801 |
| 1095672001 | | Dodge Intrepid 607116 |
| 1089892001 | | Ford F150 F23756 |
| 1095891998 | | Ford Explorer D42806 |
| 1095332004 | | Ford Mustang 106574 |
| 1092292008 | | Harley Davison 618115 |
| 1088531997 | | Honda Accord 082759 |
| 1092312000 | | Honda Accord 042627 |
| 1091222007 | | Honda Accord 004098 |
| 1094211995 | | Jaguar XJS 221179 |

| | | |
|------------|-----------------------|--------|
| 1096221995 | Mercury Villager | J95580 |
| 1090862004 | Nissan Xterra | 640785 |
| 1095852003 | Pontiac Grand Prix | 177324 |
| 1090921999 | Subaru Forester | 704156 |
| 1096681991 | Toyota 4 Runner | 007470 |
| 1093022017 | Toyota Tundra | 644151 |
| 1089722002 | Volkswagen New Beetle | 417611 |
| 1093172001 | Volkswagen Passat | 006536 |

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NOTICE OF SALE

The following individuals are hereby notified that their abandoned vehicles are to be sold at **DEN Towing Specialists**, abandoned vehicle sale: Address: 9339 E. 96th Ave, Henderson, CO 80640, Phone: 303-859-5522.

YEAR/MAKE/MODEL VIN

| | |
|--------------------------|--------|
| 2006 Toyota Solara | 097508 |
| 2002 Jeep Grand Cherokee | 183643 |
| 2002 Pontiac Grand Prix | 103518 |
| 2006 Ford F650 | 304398 |
| 1984 Toyota Pickup | 047771 |
| 1966 Ford Mustang | 123467 |
| 1965 Ford Mustang | 372231 |
| 1966 Ford Mustang | 380239 |
| 1979 Chevrolet Corvette | 416614 |
| 1966 Ford Mustang | 165212 |
| 1971 Ford F250 | L20898 |
| 2005 Chevrolet 1500 | 117321 |

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**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 18PR494**

In the Matter of the Estate of

FRANCIS ROBERT SCHUCKENBROCK, 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, on or before March 13, 2019, or the claims may be forever barred.

ALAN W. GREEN

Personal Representative

2303 South Street

Broomfield, CO80020

303-465-3998 office

303-913-5550 mobile

agreen@majesticland.com E-mail

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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: **11/16/2018**:

**STOCK
VIN**

1091172003

1097671997

1096101998

1091281994

1092831994

1092231990

1096412014

1093561982

1093101998

1091691997

1090741996

1090372006

1090301998

1091682007

1097592004

1097492004

1096451994

1096202008

1095821996

1095662005

1092662000

1092642007

1092631997

1096262004

1095912002

1095631997

1093352002

1093262002

YEAR

MAKE/MODEL

Acura 3.2 TL 086725

BMW 528i W10110

BMW 740i L56375

BMW 325IS F45805

Cadillac DeVille 287979

Carryon Trailer 4G5718

Chevrolet Spark 469426

Chevrolet Corvette 122593

Chevrolet Malibu 267374

Chevrolet Cavalier 241694

Chevrolet Tahoe 415256

Chevrolet Monte Carlo 268813

Chevrolet Monte Carlo 225330

Chrysler Pacifica 197966

Dodge Caravan 516685

Dodge Intrepid 587725

Dodge Ram Wagon 133502

Dodge Avenger 594506

Dodge Ram 1500 123721

Dodge Neon 253491

Dodge Grand Caravan 779212

Dodge Caliber 138820

Dodge Ram 710535

Ford Mustang 232745

Ford Explorer B69304

Ford Escort 409745

Ford Explorer A55825

Ford Focus 239217

| | | |
|------------|---------------------|--------|
| 1093062003 | Ford Explorer | A77941 |
| 1092261988 | Ford F Super Duty | B09027 |
| 1092212003 | Ford Taurus | 268511 |
| 1095021992 | Four Winds Weather | 8345GE |
| 1091952009 | GMC Yukon | 300230 |
| 1096662009 | Honda Civic | 706239 |
| 1093392006 | Honda Civic | 515849 |
| 1093251994 | Honda Accord | 122240 |
| 1093122000 | Honda CR-V | 004526 |
| 1092181994 | Honda Accord | 095219 |
| 1091071995 | Honda Accord | 068160 |
| 1089842007 | Honda Accord | 002354 |
| 1092082002 | Infiniti I35 | 010736 |
| 1097541997 | Jeep Cherokee | 548627 |
| 1095811999 | Jeep Grand Cherokee | 659335 |
| 1094862005 | Jeep Liberty | 567860 |
| 1090432006 | Kia Sedona | 081839 |
| 1094171998 | Lincoln Navigator | J55963 |
| 1096132002 | Mazda 626 | 284620 |
| 1093212002 | Mazda B2300 | M24747 |
| 1092552015 | Mazda Mazda3 | 150796 |
| 1092192002 | Mercedes-Benz S600 | 241323 |
| 1097502000 | Nissan Xterra | 570953 |
| 1097252008 | Pontiac G6 | 196922 |
| 1094912001 | Saturn SC1 | 237214 |
| 1091112007 | Saturn Ion | 143523 |
| 1096862011 | Subaru Legacy | 214443 |
| 1094442003 | Subaru Legacy | 202880 |
| 1091642007 | Subaru Forester | 718496 |
| 1091121995 | Subaru Legacy L | 215148 |

| | | |
|------------|-------------------|--------|
| 1097582001 | Toyota Sequoia | 011148 |
| 1097471991 | Toyota Camry | 327542 |
| 1096701999 | Toyota Avalon | 320648 |
| 1096172017 | Toyota Highlander | 414708 |
| 1095862000 | Toyota Camry | 327171 |
| 1095761999 | Toyota Camry | 329024 |
| 1095682005 | Toyota Corolla | 471330 |
| 1092121995 | Toyota Avalon | 028581 |
| 1095362008 | Volkswagen Rabbit | 206380 |
| 1096962006 | Yamaha YZFR6L | 004198 |
| 1058212007 | Nissan Maxima | 845302 |

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**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 18PR30826, Division CLX
In the Matter of the Estate of**

JANE C. ANSORGE a/k/a JANE ANSORGE, 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 March 16, 2019, or the claims may be forever barred.

MARLENE E. REVOLINSKY

Personal Representative

c/o Law Office of Ann C. Kiley, P.C.

35 Jersey Street

Denver, CO 80220

ANN C. KILEY, Atty. Reg. #: 28059

Attorney for the Personal Representative
Law Office of Ann C. Kiley, P.C.
35 Jersey Street
Denver, CO80220
Phone Number: 303-909-6474
FAX Number: 303-388-8141
E-mail: annkiley@msn.com
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**Public Notice for vehicles to be sold by Majestic
Towing**

Year/Make/Model Vin #
2007 Hyundai Sonata261903
1998 Toyota Rav 4190069
1986 Honda Accord066637

Majestic Towing
POBox 33143
Denver, CO80233
720-775-2702

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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 #

2004 VOLVO XC90 035230
2005 FORD EXPLORER A17416
1999 GMC K1500 775072
1995 CHEVROLET CAMARO 208537
1988 DODGE DIPLOMAT 134440
2002 DODGE NEON638485
2002 GMC ENVOY 115904
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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 Jaguar X-Type White E54048
1989 Jeep Grand Cherokee Black 535171
2004 Chevy Trailblazer Silver 204943
1986 Freightliner Corps Red FLC112 276267
2001 Volvo DMP Red 253938

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**PUBLIC NOTICE OF PETITION FOR CHANGE OF
NAME**
Case No. 18C02307

Division: CIVIL, Courtroom 186

Public Notice is given on 11-13-18 that a Petition for a Change of Name of an Adult has been filed with the Denver Court.

The Petition requests that the name of NAHOMIN DANIEL BEKELE be changed to NAOMI DANIEL BEKELE.

By: Clerk of the Court

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Public Notice

| STOCK YEAR/MAKE/MODEL | VIN# |
|------------------------------|-------------|
| 63456 1998 BMW 528iW35476 | |
| 63403 2002 Subaru Legacy | 214590 |
| 63402 2002 Chrysler Sebring | 224024 |
| 63298 1999 Chevy Blazer | 142751 |
| 63292 1993 Chevy K1500 | 160378 |
| 63284 2006 Suzuki Forenza | 355050 |
| 63272 1970 Volkswagen Beetle | 119642 |
| 63246 1996 Nissan Frontier | 337358 |
| 63240 1995 Honda Accord | 037661 |

Parking Authority

PO Box 1151

Commerce City, CO80022

303-719-2067

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