

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. 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, CO 80220  
Phone Number: 303-909-6474

FAX Number: 303-388-8141  
E-mail: annkiley@msn.com  
First Publication: November 16, 2018  
Second Publication: November 23, 2018  
Last Publication: November 30, 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: **11/23/2018**:

<b>STOCK VIN</b>	<b>YEAR</b>	<b>MAKE/MODEL</b>
1102722002		BMW 325I L65233
1099052007		Chevrolet Aveo 074752
1102421994		Chevrolet Camaro 175330
1102471999		Chrysler LHS 259112
1099852000		Chrysler LHS 438376
1099942004		Chevrolet Tahoe 254587
1102412004		Chrysler Sebring 243416
1102542003		Chrysler PT Cruiser 516949
1097782004		Dodge Grand Caravan 531951
1097621997		Dodge Ram 1500 598566
1098852000		Ford Focus 386393
1100151990		Ford Ranger A90182
1096621999		Ford Taurus 328829
1098962004		Honda CB600F M/C F00043
1091032013		Hyundai Santa Fe 013498

1099922000	Kia Sportage	671158
1096722007	Pontiac G6	135319
1099831995	Saturn SL2	113277
1098741996	Saturn SL2	350280
1103741997	Subaru Impreza	819508
1098941997	Toyota Camry	092529
1099102010	Volkswagen Jetta	104726
1097131996	Jeep Grand Cherokee	232747

Date of 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

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**

Second Publication: November 16, 2018  
Last Publication: November 23, 2018  
Published: Intermountain Jewish News

**NOTICE OF SALE BY  
INTERCEPTOR TOWING & RECOVERY LLC  
P.O. Box 764, Westminster CO80030. Phone: 720-291-  
3878**

DISTRICT COURT, DENVER COUNTY, STATE OF  
COLORADO  
CIVIL ACTION NO. 2016CV030768, Division/Courtroom  
368

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 #**  
**2000 Honda Accord Silver      001721**  
**2000 Chevrolet Silverado 2500 Gold      218475**  
Date of Publication: November 23, 2018  
Published: Intermountain Jewish News

**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.

**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

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](http://www.coloradoattorneygeneral.gov)  
[www.consumerfinance.gov](http://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.

First Publication: November 16, 2018

Last Publication: November 23, 2018

Published: Intermountain Jewish News

**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

First Publication: November 16, 2018  
Second Publication: November 23, 2018  
Last Publication: November 30, 2018  
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION  
PURSUANT TO §15-12-801, C.R.S.  
Case No. 2018PR31322  
In the Matter of the Estate of  
RICHARD W. YOLLES, a/k/a RICHARD WARREN  
YOLLES, 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 23, 2019, or the claims may be forever barred.

KAREN M. YOLLES  
Personal Representative  
c/o BARBARA E. CASHMAN, Esq.  
Barbara Cashman, LLC  
1901 West Littleton Blvd., #219

Littleton, CO80120  
BARBARA E. CASHMAN, Esq. Atty. Reg. #: 18332  
Attorney for the Personal Representative  
Barbara Cashman, LLC  
1901 West Littleton Blvd., #219  
Littleton, CO80120  
Phone Number: 720-242-8133  
E-mail: Barb@DenverElderLaw.org  
First Publication: November 23, 2018  
Second Publication: November 30, 2018  
Last Publication: December 7, 2018  
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**NOTICE TO CREDITORS BY PUBLICATION  
PURSUANT TO §15-12-801, C.R.S.  
Case No. 2018PR31211  
In the Matter of the Estate of  
ARNOLD HELLER, 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 27, 2019, or the claims may be forever barred.

SAUNDRA HELLER  
Personal Representative  
111 N. Emerson Street, Apt. 1722  
Denver, CO80218  
JAY H. CHAPMAN, Esq. Atty. Reg. #: 00645  
Attorney for the Personal Representative  
CHAPMAN & ROTH, LLC

1355 S. Colorado Blvd., Suite 600  
Denver, CO80222  
Phone Number: 303-759-4004  
FAX Number: 303-757-0231  
E-mail: jay@chapmanroth.com  
First Publication: November 23, 2018  
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Last Publication: December 7, 2018  
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**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  
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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.

<b>YEAR/MAKE/MODEL</b>	<b>VIN #</b>
<b>1985 CHEVROLET KS BLAZER</b>	<b>178939</b>
<b>1995 HONDA ACCORD</b>	<b>047157</b>
<b>2005 NISSAN MAXIMA</b>	<b>841874</b>
<b>2005 SUBARU BAJA</b>	<b>107513</b>
<b>2010 MERCEDES S55 AMG</b>	<b>172271</b>
<b>1997 HONDA PRELUDE</b>	<b>013445</b>
<b>2001 TOYOTA CAMRY</b>	<b>457185</b>
<b>2006 KIA SEDONA</b>	<b>036579</b>

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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:** HUBERT H. TUCKER; AM EXPRESS BANK FSB; 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:  
2018CV032123

**NOTICE OF SHERIFF'S SALE**

Under a Judgment and Decree of Foreclosure entered on  
September 13, 2018 in the above- captioned action, I am  
ordered to sell certain real property as follows:

Original Lienee Hubert H. Tucker  
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 September 9, 2014

Date of Recording of Lien being foreclosed September  
24, 2014

County of Recording Denver

Recording Information 2014115577

Original Principal Balance of the secured indebtedness  
\$5,084.36

Outstanding Principal Balance of the secured  
indebtedness as of the date hereof \$16,797.03

Amount of Judgment entered September 13, 2018  
\$14,425.34

Description of property to be foreclosed:

CONDOMINIUM UNIT 2304, AS SHOWN ON THE  
CONDOMINIUM MAP FOR DAYTON GREEN LTD.  
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 AT PAGE 402 AND AS DEFINED AND  
DESCRIBED IN THE CONDOMINIUM DECLARATION  
FOR DAYTON GREEN LTD. CONDOMINIUM,  
RECORDED NOVEMBER 8, 1972 IN BOOK 594 AT  
PAGE 402 AND AS AMENDED BY INSTRUMENT  
RECORDED JUNE 22, 1973 IN BOOK 718 AT PAGE  
128, AUGUST 3, 1973 IN BOOK 741 AT PAGE 415,  
DECEMBER 20, 1979 IN BOOK 2075 AT PAGE 144,  
AND THIRD AMENDMENT TO CONDOMINIUM  
DECLARATION RECORDED JANUARY 19, 1983 IN  
BOOK 2731 AT PAGE 291, CITY AND COUNTY OF  
DENVER, STATE OF COLORADO.

Also known as: 2525 S. Dayton Way, #2304, 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 January 17th, 2019, on the front steps of the Denver County Sheriff's Office, located at 201 W. Colfax Ave., Denver, CO 80202 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/>; CFPB, PO Box 2900, Clinton IA 52733-2900 (855) 411-2372 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;**

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 CFPB, OR BOTH, BUT THE FILING OF A COMPLAINT WILL NOT STOP THE FORECLOSURE PROCESS. THE NOTICE MUST INCLUDE CONTACT INFORMATION FOR BOTH THE COLORADO ATTORNEY GENERAL'S OFFICE AND THE CFPB. IF THE OFFICER MAINTAINS A WEBSITE, THE OFFICER SHALL ALSO POST THIS INFORMATION ON THE WEB SITE FOR VIEWING BY ALL BORROWERS.

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.**

Date: October 24th, 2018.  
Patrick Firman, Sheriff  
City and County of Denver, Colorado  
By: Deputy Sheriff Sergeant Line  
First Publication: November 23, 2018  
Last Publication: December 21, 2018  
Name of Publication: Intermountain Jewish News

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

**Case No. 18C02301, Courtroom 186**

Public Notice is given on 11-20-18 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 OMAR ALEXANDER MORALES CLASS be changed to ALEXANDER OMAR CLASS.

By: Clerk of the Court  
First Publication: November 23, 2018  
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**Public Notice**

**STOCK YEAR/MAKE/MODEL VIN#**

63313 1978 Chevy Caprice 163616  
63317 1994 Ford Taurus 112344  
63320 2003 Saturn Vue830221  
63372 1988 Ford F-250A90893  
63388 1995 boat trailer014298  
63391 2006 VW Passat104413  
63396 1999 Jeep Cherokee 562764  
63412 2006 Chrysler PT Cruiser357737

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

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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: **11/23/2018**:

<b>STOCK</b>	<b>YEAR</b>	<b>MAKE/MODEL</b>	<b>VIN</b>
110209	2006	Audi A4	121760
110299	1988	Chevrolet Corsica	673840
110255	2010	Chevrolet HHR	585948
110243	2002	Chevrolet Blazer	217869
110075	2009	Chevrolet Aveo	643539
109989	1993	Chevrolet Corisca	180014
109975	1987	Chevrolet Corvette	105500



1099772007	Chevrolet Tahoe	114829
1099442003	Chevrolet S10	133944
1098892005	Chevrolet Trailblazer	198419
1099952003	Chrysler PT Cruiser	585648
1099582002	Chrysler Sebring	225998
1099422005	Dodge Neon	234664
1099112000	Dodge Stratus	137992
1098191997	Dodge Ram	590560
1098012005	Dodge Dakota	139501
1097762009	Dodge Journey	571848
1099791999	Ford Crown Victoria	175878
1099722007	Ford Escape	A18899
1098872001	Ford Expedition	B23307
1097842005	Ford Focus	124825
1097791996	Ford F150	A24208
1100661993	GMC Sierra	557227
1100801996	Honda Accord	061163
1100252000	Honda Civic	541842
1099521996	Honda Civic	019816
1098902011	Jeep Compass	215782
1102042006	Kia Rio	162731
1099982011	Kia Sorento	153504
1098732003	Lincoln LS	679057
1098482005	Mazda Mazda3	285263
1098342001	Mazda Protégé	402621
1098802003	Nissan Sentra	782708
1098422001	Nissan Pathfinder	615271
1100382007	Saturn Ion	189815
1098822003	Saturn Ion	132301
1100052005	Toyota XB	006697

1100432001	Suzuki Esteem	203423
1097751974	Terry Camper Trailer	1 6720
1100092002	Volkswagen Passat	065804
1098541996	Volkswagen Jetta	042147
1098912001	Volvo C70XC	001593
1097411950	Winner Escape Boat	030J69
26792 1982	Volvo DL	394509

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