

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2020PR030081
In the Matter of the Estate of
MICHAEL TYMKOVICH, JR., 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 Broomfield, County, Colorado, on or before January 25, 2021, or the claims may be forever barred.

TIMOTHY M. TYMKOVICH
Personal Representative
1823 Stout Street
Denver, CO80202

JOHN T. SNOW, Esq. Atty. Reg. #: 34957
Attorney for the Personal Representative
Hackstaff & Snow, LLC
1601 Blake St. #310
Denver, CO80202
Phone Number: (303) 534-4317
FAX Number: (303) 534-4309
E-mail: js@hackstafflaw.com
First Publication: September 25, 2020
Second Publication: October 2, 2020
Last Publication: October 9, 2020
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
District Court of Arapahoe County**

**Case No. 20PR30852
In the Matter of the Estate of
JERRY L. LITTLE, 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 25, 2021, or the claims may be forever barred.

CHARLES GOLDING, JR.
Personal Representative
2181 Terraridge Drive

Highland Ranch, Colorado 80126

MARTIN J. PLANK, Esq. Atty. Reg. #: 19928
Attorney for the Personal Representative
Martin J. Plank, P.C.
3900 E. Mexico Avenue, #1300
Denver, Colorado 80210
Phone Number: (303) 584-0990
FAX Number: (303) 584-0995
E-mail: mplank@martinplankpc.com
First Publication: September 25, 2020
Second Publication: October 2, 2020
Last Publication: October 9, 2020
Published: Intermountain Jewish News

DISTRICT COURT, CITY AND COUNTY OF DENVER,
COLORADO
1437 Bannock Street
Denver, Colorado 80202

Case No: 02DR2042

Division: 320

In re the Matter of:

Petitioner: ERIKA L. MOUSER,
and

Respondent: BRETT D. MOUSER

Intervenor: ARAPAHOE COUNTY DEPARTMENT OF
HUMAN SERVICES,

Assignee/Judgment Creditor: MAYFLOWER CAPITAL
COMPANY PROFIT SHARING PLAN.

SHERIFF'S NOTICE OF SALE

TO WHOM IT MAY CONCERN:

RE: Sheriff's Sale of Real Property pursuant to a Judgment entered on January 17, 2020 in favor of Erika L. Mouser against Brett D. Mouser ("Judgment Debtor") in the original amount of \$278,692.52 plus interest at the statutory rate, plus costs from the date of entry, a Transcript of Judgment recorded on January 21, 2020 as Reception No. 2020008325 of the real property records for the City and County of Denver, and a Writ of Execution from the District Court for the City and County of Denver, Colorado, issued on May 19, 2020, in favor of Mayflower Capital Company Profit Sharing Plan, as Assignee of Erika L. Mouser, directing the Denver County Sheriff to satisfy the Judgment by levy and execution, and pursuant to and C.R.S. § 38-38-101 et seq.

The principal and interest due and owing on the Judgment as of July 22, 2020 is as follows:

Principal: \$278,692.52

Interest (12% per annum) 187 days x \$91.62
=\$17,132.94

Total \$295,825.46

This is to advise you that a Sheriff's Sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to the above-referenced documents.

PLEASE BE ADVISED THE LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON REAL PROPERTY commonly known as 1045 West 45th Avenue, Denver, Colorado 80211 and as legally described in the attached "Exhibit A."

The real Property to be sold and described herein is not all the Property that is currently encumbered by the Judgment.

THE JUDGMENT DEBTOR MAY NOT OWN FEE SIMPLE TITLE TO THE REAL PROPERTY AND RETAINS an undivided 50% interest IN THE REAL PROPERTY. YOU ARE ADVISED TO REVIEW THE REAL PROPERTY RECORDS OF THE ARA COUNTY CLERK AND RECORDER IN ADVANCE OF THE SALE OF THE REAL PROPERTY.

NOTICE OF SALE

Notice is hereby given, that I will at 10:00 a.m. on November 12th, 2020 at the front steps of the City and County Building, 1437 Bannock Street, Denver, Colorado 80202, sell to the highest and best bidder, the Real Property described above, and all interest of the Judgment Debtor and his heirs and assigns, for the purpose of paying the Judgment amount entered herein, and will deliver to the purchasers 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 Sheriff's Sale. You may have the right to redeem said Real Property or you may have the right to cure a default of the Judgment being foreclosed. A copy of the statutes which may affect your rights are attached hereto.

The name, address and telephone number of the attorney representing holder of the Judgment is:

Harvey L. Kramer, Esq., Reg. No. 31239
Kramer Law LLC
4101 E. Louisiana Ave., Suite 108
Denver, CO 80246
(303) 282-4342
Email: hkramer@kramlaw.com

Attached hereto are copies of certain Colorado Statutes that may vitally affect your property rights in relation to this proceeding. 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 Office of the Denver County Sheriff, Civil Division, 201 West Colfax, 1st Floor Atrium, Denver, Colorado 80202.

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

BIDDERS ARE REQUIRED TO HAVE CERTIFIED FUNDS MADE PAYABLE TO THE REGISTRY OF THE DENVER DISTRICT COURT.

DATED: August 20, 2020.

Elias Diggins, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant Line
First Publication: September 18, 2020
Last Publication: October 16, 2020
Published: Intermountain Jewish News

NOTICE OF SALE

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

YEAR/MAKE/MODEL	VIN #
2007 Nissan Sentra -	699604
2003 Mercury Mountaineer -	J44148
2007 BMW 5 Series -	U22893
2019 Hyundai Accent -	052160

Date of Publication: September 25, 2020
Published: Intermountain Jewish News

DISTRICT COURT, CITY AND COUNTY OF DENVER
STATE OF COLORADO
1437 Bannock Street
Denver, CO 80202
Case Number: 15CV32461
Division/Courtroom: 259

Plaintiffs: AMERITAX PLUS LIMITED, a British Virgin Islands corporation; and DIRK H. ROMMESWINKEL, an individual,

v.

Defendants: DENICE Y. FOSTER-HARRIS, individually and as the Personal Representative of the Estate of John Charles Harris; et al.

SHERIFF'S NOTICE OF LEVY

TO: DEFENDANT DENICE FOSTER-HARRIS:

You are hereby notified that pursuant to and under the authority of a writ of execution issued by the Clerk of the District Court of the City and County of Denver, certain real property owned by you is being held or taken to pay the claim of the Plaintiffs listed above.

The real property being held or taken is: the West 64 feet of Lot 9, and the West 64 feet of Lot 8, and the West 64 feet of the South 7.5 feet of Lot 7, Block I, Monaco Subdivision, City and County of Denver, State of Colorado; together with all improvements thereon.

Also known as: 6585 E. Nevada Place, Denver, Colorado 80224.

You have legal rights which may prevent all or party of your property from being taken. That part of the property which may not be taken may be exempt property under Colorado law. If the property which is being withheld from you includes any exempt property, you must file a written claim of exemption with the Clerk of the Court within fourteen (14) days of receiving this Notice of Levy or, if served by publication, within fourteen (14) days after

service thereof. The written claim of exemption must describe which property you think is exempt, and the reason that you believe it is exempt.

Your failure to file a claim of exemption within fourteen (14) days of service of this Notice of Levy is a waiver of your right to file.

Elias Diggins, Sheriff
City and County of Denver

BY: Deputy Sheriff Sergeant R. Line
State of Colorado, County of Denver

DISTRICT COURT, DENVER COUNTY, COLORADO

Court Address: Denver City and County Building

1437 Bannock St. Rm 245

Denver, CO80202-0000

Case Number: 15CV-032461

Div.: 259

Plaintiff: AMERITAX PLUS LTD, et al

Defendant: FOSTER HARRIS, DENICE Y., et al

WRIT OF EXECUTION

Original Judgment Amount: \$2,816,020.66. Judgment Date: August 3, 2015

Revived Judgment Amount: \$.00. Judgment Date:

Judgment Status: UNSATISFIED

Additional Remarks:

NPT 7/8/15 BY ORD DTD 8/3/15. PLUS POST JUDG INT THE RATE OF 4.25% PER ANNUM FROM 5/15/15 JOINTLY AND SEVERALLY. CREDITORS NAME CHANGED FROM AMERITAX PLUS LTD & DIRK

ROMMESWINKEL TO RYLEY CARLOCK &
APPLEWHITE PC PER ASSIG. 6/23/20.
Debtor(s): DENICE Y FOSTER HARRIS, 6585 E.
NEVADA PLACE, DENVER, CO 80224 DENICE Y
FOSTER HARRIS AS PR EST OF JOHN C HARRIS
PEPE JOSE DELGADO COLON, C/O JOYMARK
INTERNATIONAL, 120 DES VOEUX ROAD CENTRAL,
SUITE 402, HONG KONG, XX ANTONIO COLON,
10000 S. WENTWORTH AVE, CHICAGO, IL 62628
GREEN CONTRACTORS LLC, 200 S. MICHIGAN ST.
STE 201, CHICAGO, IL 60604 JOYMARK
INTERNATIONAL MULTIFORM TRUST FO, 300 S.
FOURTH ST. 11TH FL, LAS VEGAS, NV 89101
Creditor(s): RYLEY CARLOCK AND APPLEWHITE PC
Balance of Judgment to Date: \$2,816,020.66
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.
Judgment Amount: \$2,816,020.66 Judgment Date:
August 3, 2015.
DATE: June 26, 2020
Sabra Millett
Clerk of Court
DISTRICT COURT, DENVER COUNTY
BY Deputy Clerk
CERTIFICATE OF LEVY
State of Colorado, County of Denver

I, Elias Diggins, Sheriff of Denver County, Colorado, do
hereby certify by virtue of certain Writ of Execution
directed to me from the District Court, Denver County,
State of Colorado, Case No. 15CV032461, in favor of
Ryley Carlock & Applewhite, PC and against Denice
Foster-Harris, dated June 26th, 2020, I did this day levy
the following real estate to wit:
the West 64 feet of Lot 9, and the West 64 feet of Lot 8,
and the West 64 feet of the South 7.5 feet of Lot 7, Block
I, Monaco Subdivision, City and County of Denver, State
of Colorado.
Also known as: 6585 E. Nevada Place, Denver, Colorado
80224.
Executed on August 11, 2020
Elias Diggins, Sheriff
City and County of Denver, Colorado
By: Deputy Sheriff Sergeant Line
State of Colorado County of Denver (Notarization no
longer required in Colorado per Statute 38-35-106
C.R.S.)
Current Mailing Address:
Judgment Creditor:
Ryley Carlock & Applewhite
c/o F. Brittin Clayton III
Jones & Keller
1999 Broadway, Ste. 3150
Denver, CO 80202
Judgment Debtor:
Denice Foster-Harris
6585 E. Nevada Place

Denver, CO 80224
First Publication: September 18, 2020
Second Publication: September 25, 2020
Last Publication: October 2, 2020
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Denver Probate Court
Case No. 2020PR31080
Division 3
In the Matter of the Estate of
ETHYL JEANNE BOWSER, 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 18, 2021, or the claims may be forever barred.

SUSAN M. NEUMANN
Personal Representative
c/o 5350 S. Roslyn St., Ste. 100
Greenwood Village, CO 80111

DENISE HOFFMAN WHITE, Esq., Atty. Reg. #33143
JOSEPH A. ORRINO, Esq., Atty. Reg. #50499
Attorneys for the Personal Representative
Hoffman Nies Dave & Meyer, LLP
5350 South Roslyn Street, Suite 100
Greenwood Village, CO 80111
First Publication: September 18, 2020
Second Publication: September 25, 2020

Last Publication: October 2, 2020
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Denver Probate Court
Case No. 2020PR31029
In the Matter of the Estate of
GRAYDON DAVID LUTES, a/k/a GRAYDON D. LUTES,
GRAYDON LUTES, GRAYDEN DAVID LUTES, DAVID
GRAYDEN LUTES, and GRAYBON D. LUTES,
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 25, 2021, or the claims may be forever barred.

KATHY L. BEDNARZ
Personal Representative
2 Ingram Road
Hopatcong, NJ 07843-1332

SUSAN R. HARRIS, Esq. Atty. Reg. # 12308
BARBARA TOCKER ROSS, Esq. Atty. Reg. # 36141
Attorneys for the Personal Representative
Susan R. Harris & Associates, LLC
5600 Greenwood Plaza Blvd., Suite 255
Greenwood Village, CO80111
Phone Number:(303)741-4776
FAX Number:(303) 741-4669
E-mail: suzy@srhassoc.com

E-mail: barbara@srhassoc.com
First Publication: September 18, 2020
Second Publication: September 25, 2020
Last Publication: October 2, 2020
Published: Intermountain Jewish News

**DISTRICT COURT, COUNTY OF DENVER, STATE OF
COLORADO**

CASE NO. 2020CV031010 DIV. 414

**Plaintiff: THE OAK PARK CONDOMINIUMS
ASSOCIATION, INC., a Colorado non-profit
corporation**

vs.

**Defendants: BRIAN L. HARROD; MATTHEW J.
TRUJILLO; BANKERS INSURANCE COMPANY; and
DEBRA JOHNSON as the DENVER COUNTY PUBLIC
TRUSTEE**

NOTICE OF SHERIFF'S SALE

This is to advise you that a Sheriff sale proceeding has been commenced through the office of the undersigned Sheriff pursuant to the Denver County District Court's Order for Entry of Default Judgment and Decree of Foreclosure dated June 22, 2020, and C.R.S. § 38-38-101 et seq., by The Oak Park Condominiums Association, Inc. ("Association"), the current holder of a statutory and contractual lien. The judicial foreclosure is based on a default the Amended and Restated Condominium Declaration of Covenants, Conditions and Restrictions of Oak Park Condominiums, recorded with the Denver County Clerk and Recorder on April 23, 2010,

at Reception No. 2010044645 ("Declaration"). The Declaration, as recorded, establishes a lien for the benefit of The Oak Park Condominiums Association, Inc., **WHICH LIEN BEING FORECLOSED MAY NOT BE A FIRST LIEN ON THE SUBJECT PROPERTY AND IMPROVEMENTS** legally described as follows:

Also known by street number as 10150 East Virginia Avenue, Unit 13-101, Denver, CO 80247 ("Property").

The Property being foreclosed is all of the property encumbered by the Association's lien. 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. 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.

The Sheriff's sale has been scheduled to occur at 10:00 A.M., on the 29th day of October, 2020, at the front steps of the Denver City and County Building, located at 1437 Bannock Street, Denver, CO 80202; telephone number 720-865-9556. At the sale, the Sheriff will sell the above described real property and improvements thereon to the highest bidder. Plaintiff makes no warranty relating to title, possession, or quiet enjoyment in or 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 THE TIME OF SALE.**

The name, address, and telephone number of the attorney representing the Plaintiff is: Travis B. Keenan, #41354, Vial Fotheringham LLP, 12600 W. Colfax Ave. Ste. C200, Lakewood, CO 80215; telephone: 720-943-8811.

DATED at Denver County, Colorado, this 5TH, day of July, 2020.

Elias Diggins, Sheriff

City and County of Denver, Colorado

By: Deputy Sheriff Sergeant Line

Published in: The Intermountain Jewish News

First Publication: September 4, 2020

Last Publication: October 2, 2020

Published: Intermountain Jewish News

Notice to First Mortgagees of Units within the Teatro Tower Residences Condominium Association, Inc.

RE: Original Notice Dated August 17, 2020

The Teatro Tower Residences Condominium Association, Inc. ("Association") hereby provides notice to First Mortgagees of Units located in the Association, of the proposed conveyance of a 668.22 square foot section of Common Element Hallway to the owner of Units 4400 and 4450 as a Limited Common Element ("Proposed Action"). In addition to First Mortgagee approval, at least sixty-seven percent (67%) of the Owners in the Association have consented to the Proposed Action. Consistent with the requirement for lender approval in the Teatro Tower Residences Condominium Declaration, the

Association requests your approval of the Proposed Action.

THE PROPOSED ACTION DOES NOT AFFECT THE PRIORITY OR TERMS OF YOUR DEED OF TRUST.

Your approval of the Proposed Action does not require any action or response, and will be considered approved in the absence of a negative response delivered by you within sixty days after the date of the Original Notice.

You may more information regarding the Proposed Action by submitting your written request to Winzenburg, Leff, Purvis and Payne, LLP, 8020 Shaffer Parkway, Suite 300, Littleton, CO 80127.

First Publication: September 25, 2020

Last Publication: October 2, 2020

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: **09/25/2020:

STOCK VIN	YEAR	MAKE/MODEL
1762972007		BMW 328 I G49867
1764082001		Buick Century 324375
1764041998		Buick Park Avenue 601429
1762961995		Cadillac Eldorado 621255
1768001999		Chevrolet Blazer 211021

1762222007	Chevrolet Trailblazer	151624
1762981999	Chrysler 300M	684420
1765842008	Chrysler Concorde	221090
1766861999	Ford F150	B98689
1765041997	Ford Ranger	C87922
1769032000	Ford Windstar	A24448
1755562002	Honda Accord	000641
1763002014	Jeep Cherokee	116811
1762721998	Jeep Gr Cherokee	Laredo 242417
1768862013	Mini Cooper Clubman	489644
1731601998	Nissan 200 SX	507023
1766212002	Nissan Maxima	308395
1768241999	Subaru Legacy Outback	611139
1764942006	Toyota Avalon	112176
1763602000	Toyota Camry	255861
1764052004	Toyota Prius	060892
1768662004	Volkswagen Passat	165437
1762772002	Volvo V70	057425
1706972006	Nissan Murano	527920

Date of Publication: September 25, 2020

Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Denver Probate Court
Case No. 2020PR31000
In the Matter of the Estate of**

**ALICE R. AUBREY, ALSO KNOWN AS ALICE
AUBREY, AND ALICE REBECCA REYNOLDS
AUBREY, 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 25, 2021, or the claims may be forever barred.

JAMES R. AUBREY

Personal Representative

2337 Ash Street

Denver, Colorado 80207

SUZANNA WASITO TIFTICKJIAN, Atty. Reg. #31092

Attorney for the Personal Representative

Suzanna Wasito Tiftickjian, LLC

338 S. Williams Street, Denver, CO80209

Phone Number:303-991-4676

Email: suzie@denverlegacylaw.com

First Publication: September 25, 2020

Second Publication: October 2, 2020

Last Publication: October 9, 2020

Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Denver Probate Court
Case No. 2020PR31006
In the Matter of the Estate of
ALBERT GEORGE SNYDER a/k/a A. GEORGE
SNYDER, 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 25, 2021, or the claims may be forever barred.

LINDA MCGUIRE
Personal Representative
866 Milwaukee Street
Denver, CO 80206

MICHELLE MCCARTHY, Esq. #44525
TYLER MURRAY, Esq. #41277
Attorneys for the Personal Representative
Murray and McCarthy Law
3570 E. 12th Avenue, Suite 100
Denver, CO 80206
Phone: 720-432-5619
Fax: 720-368-5230
Email: tyler@mmcoloradolaw.com
First Publication: September 25, 2020
Second Publication: October 2, 2020
Last Publication: October 9, 2020
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Case No. 2020PR30923
In the Matter of the Estate of
HARRY FRANK STATHOS A/K/A HARRY F. STATHOS
A/K/A H.F. STATHOS, 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 25, 2021, or the claims may be forever barred.

THEODORE H. STATHOS
Personal Representative
c/o Mr. Andrew Stathopoulos, Esq.
Stathopoulos & Associates, P.C.
6900 E. Belleview Ave., Suite 350
Greenwood Village, CO 80111

ANDREW STATHOPOULOS, Esq., Atty. Reg. #15251
Attorney for the Personal Representative
Stathopoulos & Associates, P.C.
6900 E. Belleview Ave., Suite 350
Greenwood Village, CO80111
Phone Number:(303) 773-1500
Fax Number:(303) 773-1722
First Publication: September 25, 2020
Second Publication: October 2, 2020
Last Publication: October 9, 2020
Published: Intermountain Jewish News

**NOTICE TO CREDITORS BY PUBLICATION
PURSUANT TO §15-12-801, C.R.S.
Denver Probate Court
Case No. 2020PR031153
In the Matter of the Estate of
RUTH MAHLER FRESHMAN, A/K/A RUTH M.
FRESHMAN, A/K/A RUTH FRESHMAN, 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 26, 2021, or the claims may be forever barred.

JULIEBETH FRESHMAN
Personal Representative
2215 N. Williams Street
Denver, CO 80205
(303) 868-6088

JEREMY P. COHEN, Esq., Atty. Reg. #: 15942
Attorney for the Personal Representative
Burns, Figa & Will, P.C.
6400 S. Fiddlers Green Circle, Ste. 1000
Greenwood Village, CO 80111
Phone Number: (303) 796-2626
FAX Number: (303) 796-2777
E-mail: jcohen@bflaw.com
First Publication: September 25, 2020
Second Publication: October 2, 2020
Last Publication: October 9, 2020
Published: Intermountain Jewish News

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

**Denver Probate Court
Case No. 2020PR31109
In the Matter of the Estate of
MARGARET GEORGINA ZIER, a/k/a MARGARET G.
ZIER, a/k/a MARGARET ZIER, 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 11, 2021, or the claims may be forever barred.

RANDAL GREGORY ZIER
Personal Representative
11616 West Shaffer Place, Unit S-102
Littleton, Colorado 80127
303.237.5020

RONALD W. SERVIS, Esq. Atty. Reg. #: 9177
PATRICIA D. SACHSE, Esq. Atty. Reg. #: 40633
Attorneys for the Personal Representative
Servis Law Offices
11616 West Shaffer Place, Unit S-102
Littleton, Colorado 80127
Phone Number: 303.237.5020
FAX Number: 303.232.7809
E-mail: Patti@sachse-Law.com
First Publication: September 11, 2020
Second Publication: September 18, 2020
Last Publication: September 25, 2020
Published: Intermountain Jewish News

NOTICE OF SALE

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

YEAR/MAKE/MODEL	VIN
1963 VW BUG	598153
1995 GMC YUKON	741314
2008 HUAWIN MOPED	WF3885
2010 I BELLO MOPED	106994
2003 HONDA CR-V	010676
1991 CHEVY P30	312823
1999 SUBARU LEGACY	255921
1978 WILDERNESS TRAILER	K5089
1977 ITASCA SEAFARER	301824

Date of Publication: September 25, 2020
Published: Intermountain Jewish News

DISTRICT COURT, DENVER COUNTY, STATE OF COLORADO
CIVIL ACTION NO. 2017CV033207
DIVISION NO. 269

**AMENDED COMBINED NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY AND RIGHT TO CURE AND
REDEEM**

Plaintiff, Wildhorse Ridge Condominium Association, Inc.
v.
Defendants, DEANDRA HARRELL; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; DENVER COUNTY PUBLIC TRUSTEE, as DENVER Public Trustee
Regarding: Condominium Unit 1102, Wildhorse Ridge Condominiums, according to the Condominium Map thereof, recorded on February 17, 2006, at Reception No.

2006029871 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 the Condominium Declaration for Wildhorse Ridge Condominiums, recorded on September 22, 2004, at Reception No. 2004197365, in said Records, City and County of Denver, State of Colorado. Also known as: 5800 Tower Rd, #1102, Denver, CO 80249.

TO THE ABOVE NAMED DEFENDANTS, Please take notice:

You and each of you are hereby notified that a Sheriff's Sale of the referenced property is to be conducted by the Civil Division of the Sheriff's Office of Denver County, Colorado at 10:00 A.M., on the 29th, day of October, 2020, **at the front steps of the Denver 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.

**BIDDERS ARE REQUIRED TO HAVE CASH OR
CERTIFIED FUNDS PAYABLE TO THE REGISTRY OF
THE DENVER DISTRICT COURT**

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.

**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 December 14, 2017, and C.R.S. 38-38-101 et seq., by Wildhorse Ridge Condominium Association, Inc., the current holder of a lien recorded on , 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 Declaration of Covenants, Conditions, and Restrictions of Wildhorse Ridge Condominium Association, Inc., recorded on 9/22/2004 at Reception No. 2004197365 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 Wildhorse Ridge Condominium Association, Inc., **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. 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 15th day of September, 2020.

Elias Diggins, 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: April 12, 2019

Last Publication: May 10th, 2019

Amended Publication: September 25th, 2020

Published: Intermountain Jewish News

PUBLIC NOTICE OF PETITION FOR CHANGE OF NAME

Case No. 20C00598

Public Notice is given on September 22, 2020 that a Petition for a Change of Name of a Minor Child was filed with the Denver County Court.

The Petition requests that the name of MOHAMED NEGASH JAMAL be changed to MOHAMED AHMED JAMAL.

Clerk of the Court

First Publication: September 25, 2020

Second Publication: October 2, 2020

Last Publication: October 9, 2020

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: **09/25/2020**:

STOCK	YEAR	MAKE/MODEL
VIN		
1761862010	AUDI Q7	002991
1761782002	BMW 745I	P54532
1760662001	BMW 325I	J10807
1760682001	BMW 330CI	U35236
1762992007	Buell Blast	001423
1768422002	Chevrolet Venture	224454

1768302001	Chevrolet Silverado	250904
1767952006	Chevrolet Trailblazer	212531
1767421998	Chevrolet Blazer	176810
1765832012	Chevrolet Cruze	194600
1765321997	Chevrolet Lumina	182597
1764972001	Chevrolet Express	208121
1764472003	Chevrolet Cavalier	179978
1761912002	Chevrolet Cavalier	463268
1761631999	Chevrolet Express	128841
1760652000	Chevrolet Cavalier	405166
1760532005	Chevrolet Cavalier	104564
1767931978	Dodge Vogue	023651
1762832007	Dodge Charger	619826
1767852006	Ford Escape	C73612
1767062019	Ford Ecosport	287946
1763992013	Ford Fusion	168857
1762882000	Ford Explorer	B50193
1762732007	Ford Econoline	B30392
1762691988	Ford Ranger	A83527
1761941994	Ford Ranger	A54188
1761891997	GMC Sierra	542345
1767172020	Homemade Trailer	XXXXXX
1766171998	Honda Civic	521342
1762821997	Honda Accord	263237
1762562002	Honda Accord	135773
1761971995	Honda Accord	044117
1760592002	Isuzu Rodeo	303706
1763951995	Jeep Cherokee	546740
1762811998	Jeep Cherokee	280069
1761962003	Lexus GS300	176631

1766782007	Mazda 6	M14436	
1764021980	Mercedes-Benz 116		023312
1761742017	Mitsubishi Lancer	015571	
1767672007	Nissan Altima	130908	
1766352008	Nissan Sentra	705292	
1764102003	Nissan Maxima	428647	
1761722006	Nissan Sentra	629309	
1766882000	Oldsmobile Alero	428650	
1764112006	Saturn Ion	206338	
1761732005	Scion TC	036949	
1761711985	Sportsman	Cross	Country
344177			
1768281998	Subaru Legacy	602577	
1766752002	Subaru Outback	813259	
1762712012	Subaru Forester	429415	
1768592004	Suzuki Aerio	207634	
1766152001	Toyota Echo	197332	
1764201994	Toyota Corolla	059347	
1762791995	Toyota Camry	283148	
1761841990	Toyota Camry	112003	
1761792002	Triumph Bonneville		160381
1761611991	Volkswagen Cabriolet		006209
1762782002	Volvo V70	251729	

Date of Publication: September 25, 2020

Published: Intermountain Jewish News