

# Garfield County Pre Sale Foreclosure List

1/6/2020

2:33:16PM

Sale Date: January 08, 2020

---

Foreclosure #: 19-035

The Grantor: Colorado Group 3, LLC

Legal Description: LOT 162, IRONBRIDGE PLANNED UNIT DEVELOPMENT PHASE I, ACCORDING TO THE AMENDED PLAT RECORDED JUNE 16, 2004 UNDER RECEPTION NO. 654210, COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 124 River Bend Way, Glenwood Springs, CO 90601

Current Beneficiary Name: Lead Funding II, LLC

First Publication: 11/21/2019

Last Publication: 12/19/2019

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$ 748,909.95

Deficiency: \$ 0.00

Total Indebtedness: \$ 748,909.95

---

Foreclosure #: 19-043

The Grantor: BRADLEY J. O'BRIEN

Legal Description: LOT 2 PARK AVENUE VILLAS IN ACCORDANCE WITH AND SUBJECT TO THE DECLARATION RECORDED MAY 29, 2007 IN BOOK 1930 AT PAGE 666, AND PLAT RECORDED MAY 29, 2007, UNDER RECEPTION NO. 724239, ALL OF THE RECORDS IN THE OFFICE OF THE CLERK AND RECORDER OF GARFIELD COUNTY, COLORADO. COUNTY OF GARFIELD STATE OF COLORADO. TOGETHER WITH MANUFACTURED HOME: 2002 SKYLINE CORP. LEXINGTON LIMITED SERIAL #D652-0155T (A/B) CERT LABEL #'S ULI539897 & ULI539898 1144 SQ FT WHICH IS AFFIXED AND ATTACHED TO THE LAND AND IS PART OF THE REAL PROPERTY.

Street Address: 533 PARK AVENUE, RIFLE, CO 81650

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 11/21/2019

Last Publication: 12/19/2019

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$ 194,825.30

Deficiency: \$ 0.00

Total Indebtedness: \$ 194,825.30

---

Total Foreclosures: 2