

LORAIN COUNTY SHERIFF SALES  
CIVIL DIVISION

Appraisal Date: 08/07/09  
Sale Date: 09/16/09

Sorted By Case Number

All Sheriff Sales are advertised in either the Lorain Morning Journal or the Elyria Chronicle Telegram every Friday. Real Estate located in the Northern half of the County is advertised in the Morning Journal and real estate located in the Southern half of the County is advertised in the Elyria Chronicle Telegram. All care is taken to ensure the accuracy of the sale information, however we cannot control the information provided to us. Be advised that a property listed below may NOT be auctioned on the designated day due to various reasons.

SHERIFF ASSUMES NO LIABILITY FOR ERRONEOUS INFORMATION

REVISED: 09/23/09 7:49:46AM

SALE DATE 09/16/09

Case Number	Property Address	Plaintiff Vs Defendant	Appraisal Amount	Starting Bid	Sale Price
06CV144927	ABN AMRO MORTGAGE GROUP INC 326 13TH STREET	ELYRIA Vs JOSE GORDON, AKA JOSE E GORDON, ET AL	\$54,000.00	\$36,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
06CV146513	US BANK NATIONAL ASSOCIATION AS TRUSTEE 465 9TH STREET	ELYRIA Vs CORDELL D SMITH, ET AL	\$96,000.00	\$64,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
07CV149047	DEUTSCHE BANK * 25809 NICHOLS ROAD	COLUMBIA STATION Vs DAVID B VAN HORN ET AL	\$180,000.00	\$120,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
07CV151716	U.S. BANK NATIONAL ASSOC * 1832 OAKDALE AVE.	LORAIN Vs ALSHI K. WILLIAMS, ET AL	\$42,000.00	\$28,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
07CV153863	WELLS FARGO BANK, N.A. 32302 HICKORY LANE	AVON LAKE Vs DIMITRE JAMES PETROFF ET AL	\$234,000.00	\$156,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
08CV154443	CHASE HOME FINANCE LL* 2428 EAST 29TH STREET	LORAIN Vs JASON T TAYLOR AND BETH L SEMELBERGER, ET AL	\$48,000.00	\$32,000.00	\$32,000.00
08CV155787	WACHOVIA BANK OF DELAWARE* 356 WOODLAND AVENUE	ELYRIA Vs JAMES HOWELL, AKA JAMES D HOWELL AND *	\$90,000.00	\$60,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
08CV155810	DEUTSCHE BANK NATIONAL TRUST* 9978 NORTH MARKS ROAD	COLUMBIA STATION Vs SALVATORE P MAZZOLA, AKA SALVATOR F MAZOLLA, ET AL	\$165,000.00	\$110,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					
08CV155922	H.C.C.O.A. 4750 OAK POINT ROAD #202	LORAIN Vs PATRICIA STARKS *	\$60,000.00	\$40,000.00	Sale Cancelled
<b>SALE CANCELLED</b>					

			Appraisal Amount	Starting Bid	Sale Price
<b>08CV157593</b>			<b>\$30,000.00</b>	<b>\$20,000.00</b>	<b>Sale Cancelled</b>
CONSUMER SOLUTIONS REO, LLC 715 WEST 22ND STREET LORAIN	Vs	BRUCE W. LEGG, ET AL. 02-01-006-155-014			ANGELA D KIRK Attorney
<b>SALE CANCELLED</b>					
<b>08CV157922</b>			<b>\$90,000.00</b>	<b>\$60,000.00</b>	<b>\$60,000.00</b>
FREEDOM HOME MORTGAGE CORPORATION 4223 KENYON COURT LORAIN	Vs	TANISHA D THOMPSON, ET AL 02-02-008-105-016			RICHARD J FEUERMAN Attorney
<b>08CV157989</b>			<b>\$342,000.00</b>	<b>\$228,000.00</b>	<b>Sale Cancelled</b>
U.S. BANK * 36411 SOUTH PARK DRIVE AVON	Vs	LISA J. ALLEN, ET AL. 04-00-012-103-245			LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>					
<b>08CV158121</b>			<b>\$69,000.00</b>	<b>\$46,000.00</b>	<b>\$46,000.00</b>
BAC HOME LOANS SERVICING, LP 1128 WEST 29TH STREET LORAIN	Vs	MANUELA T CASTEEL ET AL 02-01-006-165-025 02-01-006-165-026			LERNER SAMPSON & ROTHFUSS Attorney
<b>08CV158262</b>			<b>\$150,000.00</b>	<b>\$100,000.00</b>	<b>\$100,000.00</b>
FIRST PLACE BANK * 117 CUMBERLAND COURT ELYRIA	Vs	BRIAN D CHURY ET AL 10-00-005-102-227			DAVID J WOLFE Attorney
<b>08CV158373</b>			<b>\$69,000.00</b>	<b>\$46,000.00</b>	<b>\$46,000.00</b>
THE HUNTINGTON NATIONAL BANK 907 CLARK STREET ELYRIA	Vs	SHARI L. WILSON, ET AL. 06-25-013-110-002			ROBERT H YOUNG Attorney
<b>08CV158900</b>			<b>\$48,000.00</b>	<b>\$32,000.00</b>	<b>Sale Cancelled</b>
THE BANK OF NEW YORK * 4084 WOODWARD AVE. LORAIN	Vs	CLIFFORD L. WILLIAMS, JR., ET AL 03-00-106-108-024 03-00-106-108-025 03-00-106-108-026			LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>					
<b>08CV158917</b>			<b>\$60,000.00</b>	<b>\$40,000.00</b>	<b>No Bid</b>
WELLS FARGO BANK, N.A. 2334 EAST 34TH STREET LORAIN	Vs	GEORGE L MILLS JR ET AL 03-00-081-103-008			LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>					
<b>08CV159092</b>			<b>\$99,000.00</b>	<b>\$66,000.00</b>	<b>No Bid</b>
JPMORGAN CHASE BANK NA 113 CREEKFIELD COURT ELYRIA	Vs	JANE GUGGENBILLER, ET AL 06-23-013-105-063			LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>					
<b>08CV159393</b>			<b>\$117,000.00</b>	<b>\$78,000.00</b>	<b>No Bid</b>
U.S.BANK N.A. * 5854 LEE ROAD NORTH RIDGEVILLE	Vs	STEVEN E ZEPP ET AL 07-00-020-115-088			LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>					
<b>08CV159442</b>			<b>\$75,000.00</b>	<b>\$50,000.00</b>	<b>\$126,909.97</b>
METLIFE HOME LOANS, * 1321 WEST 2ND ST. LORAIN	Vs	JOSEPH E. HERNANDEZ, ET AL 02-02-026-103-004			REBECCA R SHRADER Attorney

			Appraisal Amount	Starting Bid	Sale Price
08CV159567	AURORA LOAN SERVICES LLC 37355 PEBBLE COURT		\$279,000.00	\$186,000.00	\$186,000.00
		Vs DONALD KLIMAS, ET AL NORTH RIDGEVILLE 07-00-032-000-360			PETER L MEHLER Attorney
08CV159623	BANK OF AMERICA NA * 214 SUMNER STREET		\$60,000.00	\$40,000.00	No Bid
		Vs WILLIAM D GUNTER, ET AL EYRIA 06-25-077-104-007			LERNER SAMPSON & ROTHFUSS Attorney
08CV159900	U.S. BANK NATIONAL ASSOC * 24 EDGEWOOD DR.		\$120,000.00	\$80,000.00	Sale Cancelled
		Vs RAYMOND M. SMITH, ET AL GRAFTON 10-00-015-111-019			LERNER SAMPSON & ROTHFUSS Attorney
08CV159942	RBS CITIZENS, N.A., ETC. 40474 SMITH RD.		\$390,000.00	\$260,000.00	Sale Cancelled
		Vs RAYMOND J. FRIEDL, ET AL SPENCER 19-01-025-000-015 19-01-026-000-003			JOHNA M BELLA Attorney
08CV159948	DEUTSCHE BANK * 4627 TACOMA AVENUE		\$75,000.00	\$50,000.00	Sale Cancelled
		Vs ARMANDO MARTINEZ, ET AL LORAIN 03-00-077-115-007			LERNER SAMPSON & ROTHFUSS Attorney
08CV160039	CHASE HOME FINANCE LLC * 550 WEST 10TH STREET		\$42,000.00	\$28,000.00	\$28,000.00
		Vs MARIA I CASTILLO, ET AL LORAIN 02-01-004-112-009			LERNER SAMPSON & ROTHFUSS Attorney
09CV160215	COUNTRYWIDE HOME LOANS SERVICING LP 1808 WEST 41ST STREET		\$87,000.00	\$58,000.00	\$70,000.00
		Vs AARON H RUSH ET AL LORAIN 02-02-007-103-007			LERNER SAMPSON & ROTHFUSS Attorney
09CV160246	WELLS FARGO BANK NA 215 ABBOTSFORD DRIVE		\$180,000.00	\$120,000.00	\$130,000.00
		Vs CHRISTOPHER B HERNANDEZ, ET AL SHEFFIELD LAKE 03-00-045-102-057			LERNER SAMPSON & ROTHFUSS Attorney
09CV160296	CITIMORTGAGE, INC. 2630 GARFIELD BLVD.		\$60,000.00	\$40,000.00	\$40,000.00
		Vs STEPHANIE A. CASEY-FITZPATRICK, ET AL LORAIN 03-00-048-110-010			DENNIS REIMER Attorney
09CV160342	FLAGSTAR BANK, F.S.B. 475 SUNNYSIDE RD.		\$90,000.00	\$60,000.00	\$60,000.00
		Vs ELIZABETH V. TOLLIVER, ET AL VERMILION 01-00-005-104-100			RICHARD J FEUERMAN Attorney
09CV160438	COUNTRYWIDE HOME LOANS SERVICING LP 367 SOUTH MAIN STREET		\$87,000.00	\$58,000.00	Sale Cancelled
		Vs KATIE STEAD, AKA KATIE KALEJS, ET AL OBERLIN 09-00-096-104-006 09-00-096-104-005			LERNER SAMPSON & ROTHFUSS Attorney

			Appraisal Amount	Starting Bid	Sale Price
<b>09CV160487</b>			<b>\$45,000.00</b>	<b>\$30,000.00</b>	<b>Sale Cancelled</b>
WELLS FARGO *			Vs	VICTOR M. VAZQUEZ, ET AL.	
4723	NORFOLK AVENUE	LORAIN	03-00-077-106-020		MELISSA N MEINHART Attorney
<b>SALE CANCELLED</b>					
<b>09CV160520</b>			<b>\$57,000.00</b>	<b>\$38,000.00</b>	<b>\$38,000.00</b>
U.S. BANK *			Vs	DAVID A. MURRAY, ET AL.	
220	WINCKLES STREET	ELYRIA	06-25-016-106-007		LERNER SAMPSON & ROTHFUSS Attorney
<b>09CV160522</b>			<b>\$210,000.00</b>	<b>\$140,000.00</b>	<b>No Bid</b>
U.S. BANK NATIONAL ASSOC *			Vs	THOMAS MILLER SULLIVAN, ET AL	
744	JAYCOX RD.	AVON LAKE	04-00-020-101-046		LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>					
<b>09CV160540</b>			<b>\$153,000.00</b>	<b>\$102,000.00</b>	<b>Sale Cancelled</b>
LASALLE BANK *			Vs	FRED L. PRETLOW, ET AL.	
475	EAST COLLEGE STREET	OBERLIN	09-00-087-107-015		LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>					
<b>09CV160593</b>			<b>\$42,000.00</b>	<b>\$28,000.00</b>	<b>\$28,000.00</b>
JPMORGAN CHASE BANK, *			Vs	BRANDON A. BROMLEY, ET AL	
2236	ELYRIA AVE.	LORAIN	02-01-003-174-030		LERNER SAMPSON & ROTHFUSS Attorney
<b>09CV160619</b>			<b>\$102,000.00</b>	<b>\$68,000.00</b>	<b>\$68,000.00</b>
TAYLOR, BEAN & WHITAKER MORTGAGE CORP.			Vs	TERRENCE E. WORSECH, ET AL.	
6024	CORNELL AVENUE	NORTH RIDGEVILLE	07-00-017-126-136		LERNER SAMPSON & ROTHFUSS Attorney
<b>09CV160641</b>			<b>\$39,000.00</b>	<b>\$26,000.00</b>	<b>Sale Cancelled</b>
COUNTRYWIDE HOME LOANS *			Vs	SONIA CHARLES, ET AL	
1809	EAST 33RD ST.	LORAIN	03-00-096-119-009		LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>					
<b>09CV160690</b>			<b>\$57,000.00</b>	<b>\$38,000.00</b>	<b>Sale Cancelled</b>
GMAC MORTGAGE, LLC			Vs	JEANNETTE SUTTON, ET AL.	
227	HAYES AVENUE	ELYRIA	06-24-051-102-002		KYLE E TIMKEN Attorney
<b>SALE CANCELLED</b>					
<b>09CV160949</b>			<b>\$45,000.00</b>	<b>\$30,000.00</b>	<b>\$30,000.00</b>
BAC HOME LOANS SERVICING LP*			Vs	MICHAEL B BRUCE, ET AL	
223	OBERLIN ELYRIA ROAD	ELYRIA	10-00-003-118-021		LERNER SAMPSON & ROTHFUSS Attorney
<b>09CV161003</b>			<b>\$42,000.00</b>	<b>\$28,000.00</b>	<b>No Bid</b>
FIDELITY BANK, FSB			Vs	MARK S. MINNICH, ET AL.	
219	MAINE AVENUE	LORAIN	03-00-050-103-003		LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>					
<b>09CV161019</b>					<b>Sale Cancelled</b>
DEUTSCHE BANK *			Vs	KIM WILLIAMS AKA KIM R. WILLIAMS, ET AL	
17471	WHITEHEAD RD.	LAGRANGE	15-00-064-000-012		DANIEL A COX Attorney
<b>SALE CANCELLED</b>					

		Appraisal Amount	Starting Bid	Sale Price
<b>09CV161096</b>		<b>\$90,000.00</b>	<b>\$60,000.00</b>	<b>Sale Cancelled</b>
BAC HOME LOANS SERVICING, L.P.		Vs	DENISE L. DANFORTH, ET AL	
347 HAWTHORNE ST.	ELYRIA		06-25-020-106-010	LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>				
<b>09CV161124</b>		<b>\$126,000.00</b>	<b>\$84,000.00</b>	<b>Sale Cancelled</b>
CITIMORTGAGE *		Vs	MATTHEW MULL AKA MATTHEW D MULL ET AL	
231 MAGYAR STREET	WELLINGTON		18-00-027-110-018	LERNER SAMPSON & ROTHFUSS Attorney
<b>SALE CANCELLED</b>				
<b>09CV161165</b>		<b>\$63,000.00</b>	<b>\$42,000.00</b>	<b>No Bid</b>
JP MORGAN CHASE BANK, N.A.		Vs	KATHLEEN YEPKO AKA KATHLEEN M. YEPKO, ET AL.	
2847 GARFIELD BOULEVARD	LORAIN		03-00-047-106-015	LERNER SAMPSON & ROTHFUSS Attorney
<b>NO BID</b>				
<b>09CV161171</b>		<b>\$51,000.00</b>	<b>\$34,000.00</b>	<b>\$34,000.00</b>
CITIMORTGAGE, INC. *		Vs	JENNIFER MARTINEZ AKA *	
4106 DUNTON RD.	LORAIN		03-00-102-115-033	LERNER SAMPSON & ROTHFUSS Attorney
<b>Total:</b>				<b>46</b>