



YELLOWSTONE COUNTY NOTICE OF TRUSTEE SALE REPORT

*All sales at courthouse unless otherwise noted*

**2024-08-01 through 2024-08-31**

Notice of Trustee Sale & Deed of Trust	Recording Date	Property Address	Loan Information	Sale Date/Time
4079716 Original Deed of Trust 3757270 Borrower: CHRISTI L LASHER and ROBERT D LASHER Lender: Colonial Savings FA	08/01/2024 10/09/2015	1860 High Sierra Blvd, Billings MT 59105	Principal Balance: \$184,835.68 Original Loan Amount: \$206,150.00	December 13, 2024 at 11:00 AM
4080519 Original Deed of Trust 4020960 Borrower: TEMPEST INVESTMENTS LLC Lender: First State Bank and Trust	08/07/2024 06/23/2022	510 O'Malley Drive, Billings MT 59102	Principal Balance: \$428,151.08 Original Loan Amount: \$752,500.00	December 12, 2024 at 12:00 PM, Crowley Fleck PLLP 500 Transwestern Plaza II, 490 N 31 <sup>st</sup> St #500, Billings 59101
4080520 Original Deed of Trust 4020961 Borrower: TEMPEST INVESTMENTS LLC Lender: First State Bank and Trust	08/07/2024 06/23/2022	506 O'Malley Drive, Billings MT 59102	Principal Balance: \$428,148.60 Original Loan Amount: \$752,500.00	December 12, 2024 at 11:00 AM, Crowley Fleck PLLP 500 Transwestern Plaza II, 490 N 31st St #500, Billings 59101
4080521 Original Deed of Trust 4020963 Borrower: TEMPEST INVESTMENTS LLC Lender: First State Bank and Trust	08/07/2024 06/23/2022	502 O'Malley Drive, Billings MT 59102	Principal Balance: \$428,062.81 Original Loan Amount: \$752,500.00	December 12, 2024 at 11:30 AM, Crowley Fleck PLLP 500 Transwestern Plaza II, 490 N 31st St #500, Billings 59101
4080603 Original Deed of Trust 3788602 Borrower: MICHAEL A. MORGAN Lender: US Bank NA	08/08/2024 09/07/2016	1335 Hardrock Ln, Billings MT 59105	Principal Balance: \$71,687.96 Original Loan Amount: \$100,000.00	December 23, 2024 at 11:00 AM
4080604 Original Deed of Trust 3792750 Borrower: PHILIP J. EDWARDS Lender: Select Portfolio Servicing Inc	08/08/2024 10/13/2016	1925 Burnstead Dr, Billings MT 59101	Principal Balance: \$125,974.20 Original Loan Amount: \$125,974.20	December 9, 2024 at 11:00 AM
4080788 Original Deed of Trust 4056070 Borrower: AUSTIN CALZADA Lender: Flagstar Bank NA	08/08/2024 08/23/2023	137 Jackson St, Billings MT 59101	Principal Balance: \$173,340.17 Original Loan Amount: \$173,655.00	December 13, 2024 at 11:00 AM
4080796 Original Deed of Trust 3569013 Borrower: LEE A. VAUGHAN Lender: NewRez LLC dba Shellpoint Mortgage	08/08/2024 11/05/2010	836 4 <sup>th</sup> St, Laurel MT 59044	Principal Balance: \$103,292.34 Original Loan Amount: \$141,040.00	December 23, 2024 at 11:00 AM
4081222 Original Deed of Trust 3959553 Borrower: KATHERINE LUCILLE KLIMPER Lender: Freedom Mortgage Corp	08/12/2024 02/11/2021	1926 Avenue D, Billings MT 59102	Principal Balance: \$184,454.76 Original Loan Amount: \$198,543.00	December 23, 2024 at 11:00 AM

4081480 Original Deed of Trust 3577716 Borrower: CHUCK D. PIETZ Lender: Nationstar Mortgage LLC	08/13/2024 01/04/2011	2723 Howard Ave, Billings MT 59102	Principal Balance: \$16,793.35 Original Loan Amount: \$96,500.00	December 23, 2024 at 11:00 AM
4081947 Original Deed of Trust 3911582 Borrower: CHARLES A. LENHARDT Lender: TH MSR Holdings	08/15/2024 02/08/2020	1573 Sage Circle, Laurel MT 59044	Principal Balance: \$215,409.89 Original Loan Amount: \$232,500.00	December 23, 2024 at 11:00 AM
4082366 Original Deed of Trust 3881413 Borrower: JACQUELINE RAYE ZIEGLER Lender: Discover Bank	08/19/2024 04/26/2019	812 32 <sup>nd</sup> St, Billings MT 59101	Principal Balance: \$36,706.17 Original Loan Amount: \$40,000.00	December 30, 2024 at 11:00 AM
4083116 Original Deed of Trust 3832773 Borrower: NICK S. SMITHSLON and JACLYN SMITHSON Lender: Billings Federal Credit Union	8/21/2024 11/07/2017	1444 Peony Dr, Billings MT 59105	Principal Balance: \$10,582.63 Original Loan Amount: \$13,000.00	January 15, 2025 at 11:00 AM Crowley Fleck PLLP (same as above)