

KNOWN INTERESTED PARTY NOTICE OF APPLICATION FOR A PUBLIC AUCTION OF A CERTIFICATE OF OPTION FOR TREASURER'S DEED

Tax Lien Sale Certificate No. 1789
Schedule/Account No. N248
Treasurer's Deed No. 1789

To Every Person in Actual Possession or Occupancy of the hereinafter Described Land, Lot or Premises, and to the Person in Whose Name the Same was Taxed or Specially Assessed, and to all Persons having an Interest or Title of Record in or to the said Premises and To Whom It May Concern, and more especially to:

Cody Resources LP
Betz, HI, ER, CL & Betz, HL

You and each of you are hereby notified that on the 10th day of November 2021, the then County Treasurer of the County of Jackson, in the State of Colorado, sold at public tax lien sale to Leslie C Hildenbrandt, the following described real estate situate in the County of Jackson, State of Colorado, to wit:

LEGAL DESCRIPTION:

N2, NE4SE4, W2SW4, SE4SW4 3-10-79
N2, N2S2, SW4SE4 4-10-79 S2S2 5-10-79
W2NE4, SE4NE4, N2NW4 9-10-79 NW4 10-10-79

and said County Treasurer issued a certificate of purchase therefore to Cody Resources LP. That said tax lien sale was made to satisfy the delinquent taxes assessed against said real estate for the year 2017. That said real estate was taxed or specially assessed in the name(s) of

Betz, HI, ER, LC & Betz, HL

That on the 7th day of November 2018 said Jackson County Treasurer, assigned said certificate of purchase of Tax Lien to Cody Resources LP.

That said Cody Resources LP on the 14th day of August 2024 the present holder of said certificate, has made request upon the Treasurer of said County by presenting an Application for a Public Auction of a Certificate of Option for Treasurer's Deed pursuant to C.R.S. 39-11.5-101 for initiation of the process for a deed to said real estate; Notice Is Hereby Given that on the first possible Auction date (unless the Auction is continued) at 1:30 p.m. on Wednesday, May 21, 2025, at Jackson County Courthouse 396 Lafever St. Walden, Colorado 80480, I will sell at Public Auction to the highest and best bidder for cash, the said real property and all interest of said Lawful Holder, Lawful Holders' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Application for a Public Auction of a Certificate of Option for Treasurer's Deed, plus fees, expenses of sale and other items allowed by law, and will deliver to the purchaser a Certificate of Purchase, all as provided by law.

First Publication: January 23, 2025

Second Publication: January 30, 2025

Last Publication: February 6, 2025

Published in: The Jackson County Star

*You may track the Public Auction date on the Treasurer's website: jacksoncountyco.gov/treasurer

Said property may be redeemed at any time prior to the actual Public Auction.

Witness my hand on this 20th day of January, 2025.

(SEAL)

County Treasurer

KNOWN INTERESTED PARTY NOTICE OF APPLICATION FOR A PUBLIC AUCTION OF A CERTIFICATE OF OPTION FOR TREASURER'S DEED

Tax Lien Sale Certificate No. 1790
Schedule/Account No. N775
Treasurer's Deed No. 1790

To Every Person in Actual Possession or Occupancy of the hereinafter Described Land, Lot or Premises, and to the Person in Whose Name the Same was Taxed or Specially Assessed, and to all Persons having an Interest or Title of Record in or to the said Premises and To Whom It May Concern, and more especially to:

Cody Resources LP
Pratt, Helen Lavonne & Betz, Clarence L

You and each of you are hereby notified that on the 7th day of November 2018, the then County Treasurer of the County of Jackson, in the State of Colorado, sold at public tax lien sale to Cody Resources LP, the following described real estate situate in the County of Jackson, State of Colorado, to wit:

LEGAL DESCRIPTION:

W2W2, SE4NW4, E2SW4, N2SE4 26-11-79
N2NW4, NW4NE4, SW4NW4 35-11-79
S2NE4, SE4, 58 AC. TRACT IN SW4 34-11-79

SW4, SW4SE4, SW4NW4 33-11-79 SE4, S2NE4, S2SW4 32-11-79 and said County Treasurer issued a certificate of purchase therefore to Cody Resources LP. That said tax lien sale was made to satisfy the delinquent taxes assessed against said real estate for the year 2017. That said real estate was taxed or specially assessed in the name(s) of

Pratt, Helen Lavonne & Betz, Clarence L

That on the 7th day of November 2018 said Jackson County Treasurer, assigned said certificate of purchase of Tax Lien to Cody Resources LP.

That said Cody Resources LP on the 14th day of August 2024 the present holder of said certificate, has made request upon the Treasurer of said County by presenting an Application for a Public Auction of a Certificate of Option for Treasurer's Deed pursuant to C.R.S. 39-11.5-101 for initiation of the process for a deed to said real estate; Notice Is Hereby Given that on the first possible Auction date (unless the Auction is continued) at 1:30 p.m. on Wednesday, May 21, 2025, at Jackson County Courthouse 396 Lafever St. Walden, Colorado 80480, I will sell at Public Auction to the highest and best bidder for cash, the said real property and all interest of said Lawful Holder, Lawful Holders' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Application for a Public Auction of a Certificate of Option for Treasurer's Deed, plus fees, expenses of sale and other items allowed by law, and will deliver to the purchaser a Certificate of Purchase, all as provided by law.

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(SEAL)

County Treasurer