

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

Tax Lien Sale Certificate No. 2021-00129-1

Schedule/Account No. 10800506

Treasurer's Deed No. R001679

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:

IRVIN M.D. & ALMA J JT
13450 COUNTY ROAD G
ORDWAY CO 81063

BOB OFFUTT
9010 STATE HIGHWAY 96
OLNEY SPRINGS CO 81062

You and each of you are hereby notified that on the 8th day of November 2021 the then County Treasurer of the County of Crowley, in the State of Colorado, sold at public tax lien sale to BOB OFFUTT the following described real estate situate in the County of Crowley, State of Colorado, to wit:

Legal Description: Section 19, Township 21 South, Range 57 West of the 6th P.M. described as follows: Beginning at the North Quarter corner of Section 19; thence West 266 feet; thence South 137 feet; thence East 24 feet; thence South 22 feet; thence East 53 feet; thence South 99 feet; thence S.54°E., 85 feet; thence East 110 feet, more or less, to the North-South center line of said Section 19; thence North 325 feet to the place of beginning.
In the County of Crowley, State of Colorado

and said County Treasurer issued a certificate of purchase therefore to BOB OFFUTT. That said tax lien sale was made to satisfy the delinquent taxes assessed against said real estate for the year 2020. That said real estate was taxed or specially assessed in the name(s) of M.D. & ALMA J IRVIN JT.

That said BOB OFFUTT on the 27th day of February 2025 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 10:00 am on Wednesday, August 13, 2025, 631 Main St. Ste 101 Ordway, CO 81063, 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: 4/22/2025

Last Publication: 5/6/2025

Published in: Ordway New Era

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

Witness my hand this 10th day of April 2025.



Bernadette Gump, Deputy Treasurer of Crowley County,
Colorado