

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

Tax Lien Sale Certificate No.DOC480S730

Schedule/Account No. 108086

Treasurer's Deed No. 2025-007TD

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:

Faustina Gomez	505 E 4 th St.	La Junta CO 81050
Occupant	505 E 4 th St.	La Junta CO 81050
Job Guerra	5540 S. Yampa Court	Centennial CO 800015
Sharon Jones, Otero County Treasurer	P O Box 501	La Junta CO 81050

You and each of you are hereby notified that on the 15th day of November, 2021 the then County Treasurer of the County of Otero, in the State of Colorado, sold at public auction a tax lien to satisfy the delinquent property taxes assessed for the tax year 2020 on the following described real estate situate in the County of Otero, State of Colorado, assessed in the name of Faustina Gomez.

LEGAL DESCRIPTION: Lots 15 and 16 in Block 7, Bradish Addition to the City of La Junta, as shown by the recorded plat thereof. County of Otero State of Colorado

Also known as: 505 E. 4th St.

and said tax lien auction Job Guerra bid the amount of \$215.22, the amount of the taxes, delinquent interest and costs then due, and a certificate of purchase was issued to said Job Guerra. That said tax lien sale was made to satisfy the delinquent taxes assessed against said real estate for the year 2020. Subsequent taxes have been paid in the amount of \$2,211.81.

That said Job Guerra on the 5th day of June, 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.

THEREFORE, Notice Is Hereby Given that on the first possible Auction date (unless the Auction is continued) at 10:00 a.m. on **Tuesday, November 25, 2025** at the Office of Otero County Treasurer 13 W 3rd St., Room 213, La Junta, Colorado, 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. Information and bidding rules for the sale are available at the Treasurer's Office.

First Publication: 7/25/25

Last Publication: 8/8/25

Published in: Rocky Ford Daily Gazette

*You may track the Public Auction date on the Treasurer's website: oterocounty.colorado.gov

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

Witness my hand this 14th day of July.



Sharon H. Jones
Otero County Treasurer