

**NOTICE OF PUBLIC AUCTION FOR TREASURER'S DEED
2025-0004**

To all current occupants, owners, parties of interest, and to all others listed on the mailing list on file at the Treasurer's Office:

You are hereby notified that on November 13, 2020, the Treasurer of Park County, Colorado, sold a tax lien on the following property at public sale to Edward V Rautenkranz Or Marcia M Rautenkranz ("COP HOLDER"):

LEGAL DESCRIPTION: SOUTH PARK RANCHES FILING 50 LOT 28

PROPERTY ADDRESS: 2366 Mesa Rd, Hartsel, CO, 80449

A Certificate of Purchase was issued to the COP HOLDER for unpaid property taxes for the year 2019-2024. The property was assessed in the name of Harry H Kim ("PROPERTY OWNER").

On July 1, 2025, Edward V Rautenkranz Or Marcia M Rautenkranz ("LAWFUL HOLDER"), the current certificate holder, filed an Application for a Public Auction of a Certificate of Option for Treasurer's Deed (COO), under C.R.S. 39-11.5-101.

NOTICE: The property will be sold at public auction to the highest bidder at 2:00 P.M. on Tuesday, January 6, 2026 via remote, web-based auction service. The sale will include the real estate and all interests held by the Lawful Holder, along with applicable fees, costs, and legal charges. <https://www.govease.com/>

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You may track the Public Auction date on the Treasurer's website: parkcountyco.gov

The property may be redeemed at any time before the actual public auction.

Dated: August 25, 2025



Kathleen Wilson

Kathleen Wilson, Chief Deputy Treasurer and Public Trustee of Park County, Colorado