

**NOTICE OF PUBLIC AUCTION FOR TREASURER'S DEED
2025-0011**

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 12, 2021, the Treasurer of Park County, Colorado, sold a tax lien on the following property at public sale to Land Sales, LLC ("COP HOLDER"):

LEGAL DESCRIPTION: SOUTH PARK RANCHES FILING 02 LOT 31

PROPERTY ADDRESS: 7065 Routt Rd, Hartsel, CO, 80449

A Certificate of Purchase was issued to the COP HOLDER for unpaid property taxes for the year 2020-2024. The property was assessed in the name of Paul Mysza and Mary Ann Mysza ("PROPERTY OWNER").

On September 4, 2025, Land Sales, LLC ("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, March 10, 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: October 22, 2025



A handwritten signature in cursive script that reads "Amy Flint".

Amy Flint, Treasurer of Park County, Colorado