NOTICE OF PUBLIC AUCTION FOR TREASURER'S DEED
EPC25-0022

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 October 25, 2016, the Treasurer of El Paso County, Colorado, sold a tax lien on the following property at public sale to Christopher W Jones ("COP HOLDER"):

LEGAL DESCRIPTION: E 75 FT OF LOTS 17, 18, 19 BLK 41 GRAND VIEW ADD COLO SPGS

PROPERTY ADDRESS: 2424 San Rafael St E, Colorado Springs, CO, 80909

A Certificate of Purchase was issued to the COP HOLDER for unpaid property taxes for the year 2015-2024. The property was assessed in the name of Carmen Maestas ("PROPERTY OWNER").

On August 22, 2025, Christopher W Jones ("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 10:00AM on Tuesday, August 4, 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://elpasoco.treasurersdeedsale.realtaxdeed.com/

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You may track the Public Auction date on the Treasurer's website: treasurer.elpasoco.com

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

Dated: April 8, 2026

Chuck Broerman, Treasurer of El Paso County, Colorado

Form #2403
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