

Legal Notice No. 1095

**COMBINED NOTICE - PUBLICATION
(CRS §38-38-103) FORECLOSURE SALE NO. 2020-001**

To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust:

On **April 30, 2020**, the undersigned Public Trustee caused the Notice of Election and Demand relating to the Deed of Trust described below to be recorded in the County of Ouray records.

Original Grantor(s)	Robert D. Bond and Rita M. Bond
Original Beneficiary(ies)	Timberline Bank
Current Holder of Evidence of Debt	Timberline Bank
Date of Deed of Trust	July 7, 2017
County of Recording	Ouray
Recording Date of Deed of Trust	November 27, 2017
Recording Information (Reception No. and/or Book/Page No.)	At Reception No. 219918
Original Principal Amount	\$800,000.00
Outstanding Principal Balance	\$680,356.33

Pursuant to C.R.S. §38-38-101 (4) (i), you are hereby notified that the covenants of the deed of trust have been violated as follows: Including but not limited to, the failure to make timely payments required under said Deed of Trust and the Evidence of Debt secured thereby.

THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.

LOT 510, FAIRWAY PINES ESTATES FILING NO. 5A, ACCORDING TO THE PLAT FILED NOVEMBER 25, 1997 AT RECEPTION NO. 165641, COUNTY OF OURAY, STATE OF COLORADO.

Also known by street and number as: 314 Hummingbird Trail, Ridgway, CO 81432-8964

THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.

If applicable, a description of any changes to the deed of trust described in the notice of election and demand pursuant to affidavit as allowed by statutes:

NOTICE OF SALE

The current holder of the Evidence of Debt secured by the Deed of Trust, described herein, has filed Notice of Election and Demand for sale as provided by law and in said Deed of Trust.

THEREFORE, Notice Is Hereby Given that I will at public auction, **at 10:00 a.m. on Wednesday, August 19, 2020, at the front entrance of the Ouray County Courthouse, 541 4th Street, Ouray, CO**, sell to the highest and best bidder for cash, the said real property and all interest of the said Grantor(s), Grantor(s)' heirs and assigns therein, for the purpose of paying the indebtedness provided in said Evidence of Debt secured by the Deed of Trust, plus attorneys' fees, the expenses of sale and other items allowed by law, and will issue to the purchaser a Certificate of Purchase, all as provided by law.

IF THE SALE DATE IS CONTINUED TO A LATER DATE, THE DEADLINE TO FILE A NOTICE OF INTENT TO CURE BY THOSE PARTIES ENTITLED TO CURE MAY ALSO BE EXTENDED.

First Publication	June 25, 2020
Last Publication	July 23, 2020
Name of Publication	Ouray County Plaindealer

DATE: May 4, 2020

Jill Mihelich
Ouray County Public Trustee

The name, address, business telephone number and bar registration number of the attorney representing the legal holder of the indebtedness is:

E. Michael Hoffman #21885
Law Offices of E. Michael Hoffman, P.C.
520 East Cooper Avenue, Second Floor
P.O. Box EE
Aspen, CO 81612
Phone: 970/544-3442
Fax: 970/236-2464

The Attorney above is acting as a debt collector and is attempting to collect a debt. Any information provided may be used for that purpose.