

# BLACK HISTORY MONTH SERIES: CONVERSATIONS

[ BY ANGELA CARROLL ]

*This is third part of a series running during Black History Month concerning race relations in our valley and beyond.*

The exchange of honest conversation is one of the best gifts humans can give to each other. As a long-time educator of preschool and elementary-aged children, I have found that youth especially need honest answers to their sometimes-challenging questions. These answers will help them understand and navigate the world in which they live. I recognize the enormous difficulty in discussing the “hard things” with young kids, and in particular, the idea of talking about race can feel very uncomfortable.

In my home, tough conversations are initiated by my child, who is biracial, out of the necessity of his experience. He was three when he first verbalized his awareness of racial classifications. At around four he came home from the playground asking why other kids thought he was so different—Why was his brown skin not “normal”? Our first heavy conversation about race occurred when he was five. We are at the beginning of a lifetime of tough conversations and it is my hope that if all families had similar conversations it would lead to lessening the hurt, confusion and

continuance of racial divides.

When I discussed the science of skin color with my child (see February 14 issue), he grinned and said, “Cool, it’s like I have super skin! I could live anywhere.” What a better message than feeling “not normal.” We have recognizable physical differences, but you do not ever see a child feeling alienated for having blue eyes when his friend’s eyes are brown. Providing knowledge of the biological basis of human diversity and the history behind why skin color has been taught to matter, would offer kids a clear and non-judgmental understanding while simultaneously raising their awareness to recognize and stand against injustice.

To recognize and honor Black History Month, I ask you to explain to your children about the history and wrongness of slavery, highlight the great people with all colors of skin who fought to end it. Explain about segregation and its lasting impacts. Celebrate black heroes, watch videos of speeches by MLK, seek out books that feature people of color, normalize people of color in your home and in your children’s lives. This is especially important when you live in non-diverse places or if your family and extended family are predominately considered white.

Look at the books in your home. Are people of color represented? When you are listen-

ing to favorite music of artists of color, make a point to show your kids a picture of that artist. When you are in the aisle of baby dolls and they are all white, make a statement to your kids that you think it is not fair that all the baby dolls have white skin, because that does not represent all people. Highlight inventors and scientists with brown and black skin. For example, Jan Ernst Matzeliger, Elijah McCoy and Garrett Morgan revolutionized the shoe and railroad industries and invented the stoplight and the gas mask. Shirley Ann Jackson, George Washington Carver and Susan McKinney Steward were a great nuclear physicist, an agricultural scientist and a doctor. These are just a few great people who made discoveries that impacted human history, but they are little known because of their skin color.

Black history should not be separate from history, but because of historical segregation and classifications, the contributions of amazing leaders, scientists, inventors, etc. of color were not included in classroom teachings. We have the power to change this. We must do this because standard history teachings have been skewed. This is illustrated by everyone knowing the name of Thomas Edison and not Granville Woods, who was a brilliant electrician and the actual inventor of the telegraph system.

All historically significant individuals need to be acknowledged and honored for their greatness and sacrifice, regardless of their physical traits.

To fight injustice, it must first be recognized. Parents and educators have the greatest impact on children’s perceptions, and through conversation and education can help eradicate racism and racial divides in our country. We can fight against racism, injustice and disparities but this needs to be a conscious effort. Specifically, there needs to be an active effort from white people to stand against it. History needs to be told with accuracy and justice. All homes need to have conversations about race if we no longer want race to be an issue.

Throughout the history of humanity, people have wronged each other. There has been slavery since biblical times. There have always been people who want to claim they are greater than others. These stories play out again and again. Differences in religion, gender, ethnic culture and physical features have been used to cause divides. In our nation, part of our history involved the story of oppressing and wronging people of color, and we continue to deal with the aftermath of this atrocity. But knowledge is power, and that starts at home between parents and their children. In a history where mis-education was used to gain power, we must counter it with truth.

## 31st SonofaGunn: “It’s Always Sunny in Gunny”

The 31st SonofaGunn will be February 27-29 and March 5-7. Doors will open at 7 and the curtain will go up at 7:30 p.m. Tickets are \$20 for Thursday nights and \$25 for Friday and Saturday nights.

In this year’s production, “It’s Always Sunny in Gunny,” “The Gang” inherits a bowling alley in our quaint home of Gunnison. Hilarity ensues as they get their new business up and running while also starting to navigate a small town that can’t even agree on if it should be spelled Gunni or Gunny.

Celebrate, laugh and support the Gunnison Arts Center’s annual fundraiser during this boisterously merry event. Be sure to get your tickets early before they sell out. Don’t miss the fun of SonofaGunn!

# Legals

legals@crestedbuttenews.com • phone: (970)349.0500 ext. 112 • fax: (970)349.9876 • www.crestedbuttenews.com

### —NONDISCRIMINATORY POLICY— CAMP GUNNISON

Camp Gunnison admits students of any race, color, national, and ethnic origin to all the rights, privileges, programs, and activities generally according or made available to students at Camp Gunnison. It does not discriminate on the basis of race, color, national and ethnic origin in administration of its educational policies, admissions, policies, scholarship and loan programs, and athletic and other Camp Gunnison administered programs.

Published in the *Crested Butte News*. Issue of February 21, 2020. #022102

legals@crestedbuttenews.com

deadline tuesday at noon

### —COVENANT AMENDMENT STEERING COMMITTEE (CASC)— MEETING AGENDA THURSDAY, MARCH 5, 2020 ~ 5-6:30 P.M. CB SOUTH POA OFFICE 61 TEOCALLI ROAD

- 5:00 PM** Call to order
- 5:05 PM** Review and adoption of February 6, 2020 meeting minutes; Confirm next CASC meeting for April 2, 2020
- 5:10 PM** Approve language for Community Survey on Campers and agree on timeline for issuing
- 5:45 PM** Review new Article 7- Assessments: Purpose, Procedures and Processes, Non-Payment -Sections 7.3 through 7.13
- 6:30 PM** Adjourn

Published in the *Crested Butte News*. Issues of February 21 and 28, 2020. #022104

### —LEGAL—

#### NOTICE OF LIQUOR AND BEER LICENSE RENEWALS

PLEASE BE ADVISED that the following liquor and beer license renewals are pending. Complaints concerning the conduct of said licensee or employees of the same should be directed, in writing, to Town Clerk Lynelle Stanford, by mailing to Box 39; Crested Butte, CO 81224, or by delivery to the same at Town Offices, 507 Maroon Ave, Crested Butte, Colorado. Complaints should be received on or before the date noted next to the establishment.

- |   |               |
|---|---------------|
| Happy Place LTD DBA Django’s located at 209 Elk Ave                           | March 4, 2020 |
| Elk Mountain Lodge in CB Inc DBA Elk Mountain Lodge located at 129 Gothic Ave | March 4, 2020 |
| Pitaboy Inc DBA Pitas in Paradise located at 302 Elk Ave                      | March 4, 2020 |
| Irwin Backcountry Guides LLC DBA Scarp Ridge Lodge located at 512 2nd St      | March 4, 2020 |

Published in the *Crested Butte News*. Issue of February 21, 2020. #022101

### —A CALL FOR NOMINATIONS— MT. CRESTED BUTTE WATER & SANITATION DISTRICT (NOTICE BY PUBLICATION OF) §1-13.5-501, 1-13.5-1102(3), 32-1-905(2), C.R.S.

**TO WHOM IT MAY CONCERN**, and, particularly, to the electors of the MT CRESTED BUTTE WATER & SANITATION DISTRICT of Gunnison County, Colorado.

**NOTICE IS HEREBY GIVEN** that an election will be held on the 5th day of May, 2020, between the hours of 7:00 a.m. and 7:00 p.m. At that time, three (3) directors will be elected to serve 3-year terms and one (1) director will be elected for a 2-year term. Eligible electors of the Mt. Crested Butte Water & Sanitation District interested in serving on the board of directors may obtain a Self-Nomination and Acceptance form from the District Designated Election Official (DEO): Perry W. Solheim

Mt. Crested Butte Water & Sanitation District  
PO Box 5740, 100 Gothic Road  
Mt. Crested Butte, CO 81225-5740  
970-349-7575  
psolheim@mcbwsd.com

The Office of the DEO is open on the following days: Monday - Friday from 8:00 a.m. to 5:00 p.m.

The deadline to submit a Self-Nomination and Acceptance is close of business on **Friday, February 28, 2020**. If the DEO determines a Self-Nomination and Acceptance Form is not sufficient, the form may be amended once prior to 5:00 p.m. on February 28, 2020. Earlier submittal is encouraged as the deadline will not permit curing of an insufficient form after this date.

Affidavit of Intent To Be A Write-In-Candidate forms must be submitted to the office of the designated election official by the close of business on **Monday, March 2, 2020**.

**NOTICE IS FURTHER GIVEN**, an application for an absentee ballot shall be filed with the designated election official no later than the close of business on **Tuesday** preceding the election, **April 28, 2020**.

By /s/ Perry W Solheim  
Designated Election Official

Published in the *Crested Butte News*. Issues of January 31, February 7, 14, 21 and 28, 2020. #013101

### —GUNNISON WATERSHED SCHOOL DISTRICT RE1J— FEBRUARY 24, 2020 ~ 5:30 P.M.

#### SPECIAL MEETING CRESTED BUTTE COMMUNITY SCHOOL LIBRARY

- |  |   |   |
|--|---|---|
| <ul style="list-style-type: none"> <li><b>5:30</b> I. Call to Order</li> <li>II. Roll Call</li> <li>III. Pledge of Allegiance</li> <li>IV. Modifications/Approval of Agenda</li> <li>V. Guest Speaker: Leslie Colwell, Children’s Campaign<br/>- Uniform Mill Levy<br/>- Mill Levy Equalization</li> </ul> | <ul style="list-style-type: none"> <li>VI. Administrative Action Summaries<br/>A. Branding update<br/>B. BEST grant update</li> <li>VII. ACTION ITEMS<br/>1. Personnel<br/>a. Susan Powers-LOA 2020-21 second semester<br/>b. Jessica McNary-LOA 2020-21 school year</li> </ul> | <ul style="list-style-type: none"> <li>c. Resignation of Shana Benson-Head Volleyball coach-GHS</li> <li>2. Approval of 2020-21 School Calendar</li> <li>VIII. Adjournment</li> </ul> |
|--|---|---|

Published in the *Crested Butte News*. Issue of February 21, 2020. #022105



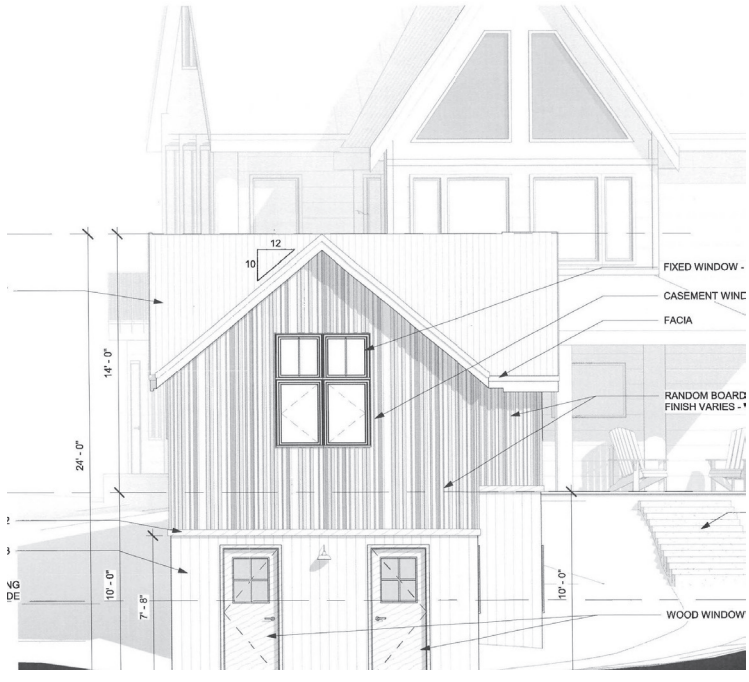
# Legals

**—NOTICE OF PUBLIC HEARING—  
CRESTED BUTTE BOARD OF ZONING AND ARCHITECTURAL REVIEW  
TOWN OF CRESTED BUTTE, COLORADO  
12/14 GOTHIC AVENUE**

PLEASE TAKE NOTICE THAT a public hearing, which may result in the granting of a vested property right, will be held on February 25, 2020 beginning at 6:00 p.m. in the Crested Butte Town Hall located at 507 Maroon Ave. in Crested Butte, Colorado for the purpose of considering the following:  
The application of **Jeff Hermanson** to site an accessory dwelling on the North elevation of the property located at 12/14 Gothic Avenue, Block 18, Lots 9-10 in the R1 zone.

Additional requirements:  
- **Architectural approval is required.**  
- **A conditional use permit for a front yard accessory dwelling is required in the R1 zone.**  
TOWN OF CRESTED BUTTE  
By Jessie Earley, Assistant Design Review and Historic Preservation Coordinator

Published in the *Crested Butte News*. Issues of February 14 and 21, 2020. #021410



**—NOTICE OF INTENT TO SELL/DISPOSE OF PERSONAL PROPERTY—  
OMNICOM STORAGE**

Notice is hereby given by the following parties that his/her personal property stored at Omnicom Storage, 407 Riverland Dr, Crested Butte, CO 81224 will be sold or disposed of unless claimed prior to February 28, 2020, and all rents and fees paid:  
Charles Wilson, Englewood, CO/unit #205

Published in the *Crested Butte News*. Issues of February 14 and 21, 2020. #021406

**—TOWN OF CRESTED BUTTE—  
REQUEST FOR PROPOSALS  
FOR  
SOLAR PHOTOVOLTAIC CONTRACTING SERVICES**

The Town of Crested Butte (Town) is issuing a Request for Proposals for Solar Photovoltaic Installation Contracting Services. This project is being managed by Johnson Controls, Inc. as part of energy performance contracting services being conducted for the Town. The Town is seeking installation bids for roof top solar installation on 9 Town-owned facilities including the Fire Station, Marshals' Office, Center for the Arts, Wastewater Treatment Plant Buildings, Public Works Vehicle Storage Building, and Mountain Express Building. The full Request for Proposals can be viewed on the Town website [www.townofcrested-butte.com](http://www.townofcrested-butte.com)

butte.com under Bids/Proposals. Deadline Extended: Mandatory site walk re-scheduled for **March 3, 2020 1:00 pm**, weather dependent. Contractors meet at Crested Butte Town Hall 507 Maroon Ave, Crested Butte, CO 81224  
RFP Due Date: **March 17, 2020 5:00 pm** Mountain Time  
Contact Information:  
Johnson Controls, Inc  
Carey Leonard  
Carey.G.Leonard@jci.com  
316-212-1249

Published in the *Crested Butte News*. Issues of February 14 and 21, 2020. #021407

**—NOTICE OF PUBLIC HEARING—  
CRESTED BUTTE BOARD OF ZONING AND ARCHITECTURAL REVIEW  
TOWN OF CRESTED BUTTE, COLORADO  
330 ELK AVENUE/407 FOURTH STREET  
(PREVIOUSLY DONITA'S)**

PLEASE TAKE NOTICE THAT a public hearing, which may result in the granting of a vested property right, will be held on February 25, 2020 beginning at 6:00 p.m. in the Crested Butte Town Hall located at 507 Maroon Ave. in Crested Butte, Colorado for the purpose of considering the following:  
The application of **Elk Avenue Partners LLC in conjunction with Gretchen Wasinger and Matt Smith and Kendall Tankersley-Smith** to site two limited restaurants in Units B and C, together with a small outdoor seating area adjacent to Unit C to be located at 330 Elk Avenue/407 Fourth Street, Block 27, Lots 1-4 in the B1 zone.

Additional requirements:  
- **Conditional use permits for two limited restaurant uses in Units B and C, with a 78 square foot outdoor seating area associated with Unit C, in the B1 zone are required.**  
TOWN OF CRESTED BUTTE  
By Jessie Earley, Assistant Design Review and Historic Preservation Coordinator

Published in the *Crested Butte News*. Issues of February 14 and 21, 2020. #021411

**—COMBINED NOTICE - PUBLICATION—  
CRS §38-38-103 FORECLOSURE SALE NO. 2019-008**

To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust: On November 18, 2019, 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 Gunnison records.  
Original Grantor(s)  
ERIC S HALL AND ANDREW D HALL  
Original Beneficiary(ies)  
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR BAY EQUITY LLC, ITS SUCCESSORS AND ASSIGNS  
Current Holder of Evidence of Debt  
COLORADO HOUSING AND FINANCE AUTHORITY  
Date of Deed of Trust  
February 28, 2019  
County of Recording  
Gunnison  
Recording Date of Deed of Trust  
March 01, 2019  
Recording Information (Reception No. and/or Book/Page No.)  
658903  
Original Principal Amount  
\$276,892.00  
Outstanding Principal Balance  
\$276,060.91  
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.  
**THE LIEN FORECLOSED MAY NOT**

**BE A FIRST LIEN.**  
**1997, CHAMPION, SERIAL #05975392053A/B AND HUD LABEL #NEB-88253 & NEB-088252 "WHICH IS AFFIXED AND ATTACHED TO THE LAND AND IS PART OF THE REAL PROPERTY" LOT 44, SUNSPOT SUBDIVISION, ACCORDING TO THE PLAT RECORDED JULY 10, 1996 AS RECEPTION NO. 468973, CITY OF GUNNISON COUNTY OF GUNNISON, STATE OF COLORADO.**  
**Also known by street and number as: 407 N 7th St, Gunnison, CO 81230.**  
**THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.**  
**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, 03/18/2020, at Treasurer's Office, 221 N. Wisconsin, Suite T, Gunnison, CO 81230, 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.  
First Publication 1/31/2020  
Last Publication 2/28/2020  
Name of Publication Crested Butte News  
**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;**  
DATE: 11/18/2019  
Debbie Dunbar, Public Trustee in and for the County of Gunnison, State of Colorado  
*/s/ Teresa Brown*  
By: Teresa Brown, Deputy Public Trustee  
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:  
Lynn M. Janeway #15592  
Alison L. Berry #34531  
David R. Doughty #40042  
Nicholas H. Santarelli #46592  
Elizabeth S. Marcus #16092  
Janeway Law Firm, P.C. 9800 S. MERIDIAN, SUITE 400, ENGLEWOOD, CO 80112 (303) 706-9990  
Attorney File # 19-023105  
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.  
Published in the *Crested Butte News*. Issues of January 31, February 7, 14, 21 and 28, 2020. #013103



**—COMBINED NOTICE - PUBLICATION—  
CRS §38-38-103 FORECLOSURE SALE NO. 2019-010**

To Whom It May Concern: This Notice is given with regard to the following described Deed of Trust: On December 4, 2019, 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 Gunnison records.  
Original Grantor(s)  
Edward C. Wallace and Debra K. Wallace  
Original Beneficiary(ies)  
Dunkelberg Family L.P.  
Current Holder of Evidence of Debt  
Dunkelberg Family L.P.  
Date of Deed of Trust  
December 31, 2018  
County of Recording  
Gunnison  
Recording Date of Deed of Trust  
January 02, 2019  
Recording Information (Reception No. and/or Book/Page No.)  
658021  
Original Principal Amount  
\$1,500,000.00  
Outstanding Principal Balance  
\$1,500,000.00  
Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.  
**THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.**  
**Lot 1, as shown on the final plat for Wilder on the Taylor Phase 1, recorded November 4, 2009, in the real property records of Gunnison County, Colorado at Reception No. 594948, County of Gunnison, State of Colorado, with all appurtenances**  
**Also known by street and number as: 196 Wildwater Way, Almont, CO 81210.**  
**THE PROPERTY DESCRIBED HEREIN IS ALL OF THE PROPERTY CURRENTLY ENCUMBERED BY THE LIEN OF THE DEED OF TRUST.**

**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, 04/01/2020, at Treasurer's Office, 221 N. Wisconsin, Suite T, Gunnison, CO 81230, 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.  
First Publication 2/14/2020  
Last Publication 3/13/2020  
Name of Publication Crested Butte News  
**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;**  
DATE: 12/04/2019  
Debbie Dunbar, Public Trustee in and for the County of Gunnison, State of Colorado  
*/s/ Teresa Brown*  
By: Teresa Brown, Deputy Public Trustee  
The name, address, business telephone number and bar registration number of the attorney(s) representing the legal holder of the indebtedness is:  
Kendall K Burgemeister #41593  
Law of the Rockies 525 North Main Street, GUNNISON, CO 81230 (970) 641-1903  
Attorney File # Wallace  
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.  
Published in the *Crested Butte News*. Issues of February 14, 21, 28, March 6 and 13, 2020. #021404



**—ADVERTISEMENT FOR BIDS—  
GOTHIC ROAD REHAB 2020**

The Town of Mt Crested Butte will receive sealed bids for the Gothic Road Rehab 2020, project at the Mt Crested Butte Town Hall until 11:00 AM on March 10, 2020 at which time bids will be opened and read. The project consists of full depth reclamation and paving of Gothic Road from approximately Marcelina Lane to Prospect Drive including concrete valley pan and flush curbing, storm drainage improvements, minor landscaping, extension of the shared used path to Snodgrass trailhead, crosswalk and bus stop improve-

ments.  
This project requires a bid bond of 5% of the Bidder's maximum price as well as full performance and payment bonds.  
Project pre-bid meeting will be held on February 25, 2020 at 10:00 AM at the Mt Crested Butte Town Hall, 911 Gothic Road, Mt. Crested Butte, CO 81225. The pre-bid meeting is NOT mandatory.  
Copies of the Contract Documents may be examined at SGM, 103 W. Tomichi Ave., Gunnison, CO 81230 or Mt Crested Butte Town Hall, 911

Gothic Road, Mt. Crested Butte, CO 81225. Electronic PDF construction documents are available electronically at no charge. Hard copies may be obtained from SGM upon a non-refundable cost of \$100.00. Project related questions should be directed to SGM, Inc., attention Luke Schumacher (lukes@sgm-inc.com), 970-384-9072 or Jerry Burgess (jerryb@sgm-inc.com), 970-707-8152.  
Published in the *Crested Butte News*. Issues of February 14, 21 and 28, 2020. #021408



# Legals

—COMBINED NOTICE - PUBLICATION—  
CRS §38-38-103 FORECLOSURE SALE NO. 2019-009

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

On December 3, 2019, 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 Gunnison records.

Original Grantor(s)  
Roy Silver Graham  
Original Beneficiary(ies)  
Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Quicken Loans Inc.  
Current Holder of Evidence of Debt  
Quicken Loans Inc.  
Date of Deed of Trust  
November 03, 2016  
County of Recording  
Gunnison  
Recording Date of Deed of Trust  
November 10, 2016  
Recording Information (Reception No. and/or Book/Page No.)  
643287

Original Principal Amount  
\$114,389.00  
Outstanding Principal Balance  
\$110,343.99

Pursuant to CRS §38-38-101(4)(i), you are hereby notified that the covenants of the deed of trust have been violated as follows: failure to pay principal and interest when due together with all other payments provided for in the evidence of debt secured by the deed of trust and other violations thereof.

**THE LIEN FORECLOSED MAY NOT BE A FIRST LIEN.**

**PLEASE SEE ATTACHED LEGAL DESCRIPTION.**

**FORECLOSURE ONLY REPRESENTS PROPERTY LOCATED IN GUNNISON COUNTY.**

**Also known by street and number as: 1987 Hwy 133, Paonia, CO 81428.**

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

**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, 04/01/2020, at Treasurer's Office, 221 N. Wisconsin, Suite T, Gunnison, CO 81230, 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.

First Publication 2/14/2020  
Last Publication 3/13/2020

Name of Publication Crested Butte News  
**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;**

DATE: 12/03/2019  
Debbie Dunbar, Public Trustee in and for the County of Gunnison, State of Colorado  
/s/ Teresa Brown  
By: Teresa Brown, Deputy Public Trustee

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

Lisa Cancanon #42043  
Weinstein & Riley, P.S. 11101 West 120th Ave., Suite 280, Broomfield, CO 80021 (303) 539-8601  
Attorney File # 47892483

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.

**Legal Description**  
**EXHIBIT A - LEGAL DESCRIPTION**

TAX Id Number(s): 3187-000-00-005, R000827, R000826

Land Situated in the County of Gunnison in the State of CO  
Land Situated in the County of Delta in the State of CO

THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, GUNNISON COUNTY, COLORADO AND THE WEST 1/2 OF THE SOUTHEAST 1/4, SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THE NORTH 10 ACRES THEREOF, IN ABOVE SECTION, TOWNSHIP AND RANGE, DELTA COUNTY, COLORADO

EXCEPTING THAT TRACT OR PARCEL OF LAND GRANTED TO THE STATE DEPARTMENT OF HIGHWAYS, DIVISION OF HIGHWAY, STATE OF COLORADO BY DEED RECORDED IN BOOK 590 AT PAGE 96 AND 97 OF THE RECORDS OF THE DELTA COUNTY CLERK AND RECORDER AND IN BOOK 651 AT PAGE 925 AND 926 OF THE RECORDS OF THE GUNNISON COUNTY CLERK AND RECORDER, ALSO EXCEPTING A STRIP OF LAND 100 FEET IN WIDTH BEING 50 FEET IN WIDTH ON EACH SIDE CENTER LINE LOCATED ACROSS THE NORTHWEST 1/4 OF THE

SOUTHEAST 1/4 AND NORTHEAST 1/4 OF THE SOUTHWEST 1/4, SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, ALSO EXCEPTING A TRACT OR PARCEL OF LAND NO. 102 REV, OF THE STATE DEPARTMENT OF HIGHWAYS, DIVISION OF HIGHWAYS, STATE OF COLORADO, PROJECT NO RE0133 (14) UNIT 1 IN THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, A GLO BRASS CAP MONUMENT BEARS NORTH 41°7'40" EAST, A DISTANCE OF 1257.1 FEET; THENCE NORTH 80° 57'50" WEST, A DISTANCE OF 578.00 FEET; THENCE SOUTH 47°10'40" WEST A DISTANCE OF 89.2 FEET; THENCE NORTH 68°29'30" WEST, A DISTANCE OF 206.6 FEET TO THE INTERSECT WITH THE GUNNISON-DELTA COUNTY LINE; THENCE 01°18'40" WEST, ALONG SAID LINE, A DISTANCE 311.8 FEET; THENCE SOUTH 69°24'30" EAST, A DISTANCE OF 31.7 FEET; THENCE NORTH 82°08'10" EAST, A DISTANCE OF 336.7 FEET; THENCE SOUTH 83°16'00" EAST, A DISTANCE OF 928.0 FEET; THENCE NORTH 86°13'40" EAST, A DISTANCE OF 304.1 FEET TO THE INTERSECT WITH THE EAST LINE OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN; THENCE NORTH 3°22'20" EAST, ALONG SAID EAST LINE, A DISTANCE OF 216.1 FEET; THENCE SOUTH 81°03'10" WEST, A DISTANCE OF 35.1 FEET; THENCE SOUTH 89°32'30" WEST, A DISTANCE OF 687.8 FEET; THENCE NORTH 41°31'30" WEST, A DISTANCE OF 69.7 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, BASIS OF BEARINGS: SOUTH 3° 22'20" WEST, BETWEEN THE WEST 1/4 CORNER OF SECTION 18 (BRASS CAP) AND THE SOUTHWEST CORNER OF SECTION 18 (BRASS CAP) OF TOWNSHIP 13 SOUTH, RANGE 90 WEST OF THE 6TH PRINCIPAL MERIDIAN AND A TRACT OR PARCEL OF LAND NO. 102-A OF THE STATE DEPARTMENT OF HIGHWAYS, DIVISION OF HIGHWAYS, STATE OF COLORADO, PROJECT NO. RS 0133 (14) UNIT 1 IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN IN DELTA COUNTY, COLORADO, SAID TRACT OR PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT FROM WHICH THE EAST 1/4 CORNER OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, A BRASS CAP MONUMENT BEARS NORTH 72°18'30" EAST, A DISTANCE OF 2,192.7 FEET; THENCE NORTH 63°21'10" WEST A DISTANCE OF 793.4 FEET TO THE INTERSECT WITH THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 13; THENCE SOUTH 2°02'30" WEST, ALONG SAID WEST LINE A DISTANCE OF 300.2 FEET; THENCE NORTH 57°39'40" EAST, A DISTANCE OF 495.0 FEET; THENCE SOUTH 69°20'30" EAST, A DISTANCE OF 791.3 FEET TO THE INTERSECT WITH THE DELTA-GUNNISON COUNTY LINE; THENCE NORTH 1°15'40" EAST, ALONG SAID LINE, A DISTANCE OF 311.8 FEET; THENCE NORTH 68°29'30" WEST, A DISTANCE OF 469.2 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. BASIS OF BEARINGS: SOUTH 3°22'20" WEST, BETWEEN THE WEST 1/4 CORNER OF SECTION 18 (BRASS CAP) AND THE SOUTHWEST CORNER OF SECTION 18 (BRASS CAP) OF TOWNSHIP 13 SOUTH, RANGE 90 WEST OF THE 6TH PRINCIPAL MERIDIAN, ALSO EXCEPTING THEREFROM THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTH 10 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, 1. A STRIP OF LAND 50 FEET IN WIDTH ON EACH SIDE OF A CENTERLINE AS SURVEYED AND LOCATED ACROSS THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, AS CONVEYED TO THE CRYSTAL RIVER RAILROAD COMPANY BY DEED RECORDED FEBRUARY 7, 1902 IN BOOK 39 AT PAGE 551, 2. A TRIANGULAR PIECE OF LAND IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, DESCRIBED AS BEGINNING AT THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 13; THENCE WEST 282 FEET; THENCE ON A 1°2' CURVE TO THE LEFT 290.5 FEET BEING PARALLEL WITH THE CENTERLINE OF THE NORTHFORK BRANCH OF THE RIO GRANDE RAILROAD COMPANY; THENCE NORTH 70 FEET TO THE POINT OF BEGINNING, AS CONVEYED TO THE RIO GRANDE RAILROAD COMPANY BY DEED RECORDED OCTOBER 20, 1902 IN BOOK 53 AT PAGE 200, COUNTY OF DELTA AND COUNTY OF GUNNISON, STATE OF COLORADO.

SHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, A BRASS CAP MONUMENT BEARS NORTH 72°18'30" EAST, A DISTANCE OF 2,192.7 FEET; THENCE NORTH 63°21'10" WEST A DISTANCE OF 793.4 FEET TO THE INTERSECT WITH THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 13; THENCE SOUTH 2°02'30" WEST, ALONG SAID WEST LINE A DISTANCE OF 300.2 FEET; THENCE NORTH 57°39'40" EAST, A DISTANCE OF 495.0 FEET; THENCE SOUTH 69°20'30" EAST, A DISTANCE OF 791.3 FEET TO THE INTERSECT WITH THE DELTA-GUNNISON COUNTY LINE; THENCE NORTH 1°15'40" EAST, ALONG SAID LINE, A DISTANCE OF 311.8 FEET; THENCE NORTH 68°29'30" WEST, A DISTANCE OF 469.2 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. BASIS OF BEARINGS: SOUTH 3°22'20" WEST, BETWEEN THE WEST 1/4 CORNER OF SECTION 18 (BRASS CAP) AND THE SOUTHWEST CORNER OF SECTION 18 (BRASS CAP) OF TOWNSHIP 13 SOUTH, RANGE 90 WEST OF THE 6TH PRINCIPAL MERIDIAN, ALSO EXCEPTING THEREFROM THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTH 10 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, 1. A STRIP OF LAND 50 FEET IN WIDTH ON EACH SIDE OF A CENTERLINE AS SURVEYED AND LOCATED ACROSS THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, AS CONVEYED TO THE CRYSTAL RIVER RAILROAD COMPANY BY DEED RECORDED FEBRUARY 7, 1902 IN BOOK 39 AT PAGE 551, 2. A TRIANGULAR PIECE OF LAND IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 13 SOUTH, RANGE 91 WEST OF THE 6TH PRINCIPAL MERIDIAN, DESCRIBED AS BEGINNING AT THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 13; THENCE WEST 282 FEET; THENCE ON A 1°2' CURVE TO THE LEFT 290.5 FEET BEING PARALLEL WITH THE CENTERLINE OF THE NORTHFORK BRANCH OF THE RIO GRANDE RAILROAD COMPANY; THENCE NORTH 70 FEET TO THE POINT OF BEGINNING, AS CONVEYED TO THE RIO GRANDE RAILROAD COMPANY BY DEED RECORDED OCTOBER 20, 1902 IN BOOK 53 AT PAGE 200, COUNTY OF DELTA AND COUNTY OF GUNNISON, STATE OF COLORADO.

Published in the *Crested Butte News*. Issues of February 14, 21, 28, March 6 and 13, 2020. #021403



## Classifieds

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### FOR RENT

**SUMMER RENTAL AVAILABLE** for Beautiful Historic House West End of Town: Tastefully renovated, fully furnished 3BR/2BA prime location on Elk Avenue. Open floor plan LR/DR/KIT with new stainless steel appliances. Gas fireplace, hardwood floors, W/D, large fenced yard with private deck on Coal Creek. Off-street parking, one block to town shuttle. Rate varies depending on month of rental lease and includes Wifi and all utilities. No smoking. Well-behaved pet negotiable. Available month of July (or June) for a 31 day rental minimum. House is also available for long-term lease starting mid-late September, 2020-June 2021. Please email info@mountainhm.com for more information and photos. (2/21/107).

**NICELY REMODELED 3BD/2BA** in town condo. Convenient, sunny, spacious wrap around deck. No pets, no smoking or vaping of any kind, \$2950/mo. Call Carolyn 970-349-6339. (2/21/27).

**YEAR ROUND RENTAL** at Three Rivers Resort in Almont: \$1650/mo. + utils. New manufactured home 3BD/2BA, backs up to national forest. 1 dog possible. Call 641-1303 or stop by to see. (2/21/32).

**N COLORADO STREET** in Gunnison, next to Western. Super nice basement apartment in owner's home. Available January 2020. No pets or smoking. Rent \$795, utilities paid. 361-550-0919. (2/21/27).

### FOR RENT

**2 BEDROOM/1 BATH AVAILABLE:** First, last, deposit, \$1800/month plus electric. 1 parking space. Great spot downtown CB. 970-349-2773. (2/21/20).

**FOR RENT, LONG TERM LEASE:** New construction, high end custom home offers incredible views. Located five minutes from Crested Butte. Four bedroom, three bath, three garage home. Large great room and laundry room. In-floor heat and led lighting makes for low energy bills. Sonos Sound system, master steam shower, high end kitchen, mix of hardwood and tile highlight a long list of amenities this home has to offer. \$4000/mo plus utilities. Call Eric 970-275-6960 for more details. (2/21/78).

**FOR RENT:** Nice 2 bedroom/2 bath fully furnished Mt. Edge condo, \$1400/month + low electric bills, includes cable & wifi. No pets. Call Paula at CB Lodging, 970-349-7687. (2/21/28).

### FOR RENT

**CLIFFHANGER RENTAL:** 2000 sq.ft., 3BD/2 bath, nestled on bluff overlooking East River on quiet cul-de-sac, furnished, fishing access. Available in February. No smoking. Txt 970-209-7058. (2/21/26).

**TWO BEDROOM/1.5 BATH** beautiful CB South unit in a duplex. Large garden, large living room, dining room, kitchen and large bedrooms. \$1600 + utilities. 847-769-7800 or liskorinternational@gmail.com. (2/21/28).

**FOR RENT:** Nicely remodeled furnished one bedroom house on Whiterock, available until June 1, month to month after, \$1400; pet negotiable. Call Paula at CB Lodging 970-349-7687. (2/21/27).

**BEAUTIFUL RIVERFRONT HOME:** 3000 sq.ft., 3BD/3 bath, den, living room, kitchen/sitting nook, 2 car garage, quiet cul-de-sac, furnished, fishing access. Available now. No smoking. Txt 970-209-7058. (2/21/28).

### FOR RENT

**SKYLAND STUDIO PLUS LOFT** offers off-street parking, common area hot tub and laundry. \$1000/month. Sorry no pets. Call Carolyn 970-349-6339. (2/21/21).

**2 BEDROOM/2 BATH** unfurnished unit in CB South. This nicely updated unit also has a detached one car garage. Rent includes water/sewer and trash. \$1,600/mo plus electricity. Sorry, no pets. Call Carolyn 970-349-6339. (2/21/36).

**2/1 CONDO:** On the Mountain. Available 3/1. \$1500/month. Must qualify for employee housing. Quiet person only, no pets, no parties. 1st, last and deposit required. Call Toad: 970-349-2773. (2/21/29).

**VERY SPACIOUS 1 BED/1 BATH** unfurnished apartment in town. Located above Acme Liquor, next to Clark's Market, the movie theater, and bus stop, this unit includes a W/D, dishwasher, gas fireplace and 1 off-street parking place. Includes water, sewer and trash. Sorry, no pets! \$1500/mo. plus utilities. Available February 1st. Call Carolyn 970-349-6339. (2/21/56).

**ROOMMATE WANTED** for beautiful CB South location for lease until end of April, can be extended. Large deck, large garden, stream running through garden, beautiful views. 2BD/2BA to be shared. \$850. Please call 847-769-7800 or liskorinternational@gmail.com. (2/21/38).

### FOR RENT

**3 BEDROOMS/2 BATHROOMS IN TOWN:** Amazing views, w/d, off street parking, plus a shed. This nice rental is available February 1st, pets allowed upon approval. \$1700/month plus utilities. Call Carolyn 970-349-6339. (2/21/34).

**STUDIO SLOPE SIDE CONDO:** \$600/month. Must qualify for employee housing. Quiet person only, no pets, no parties. 1st, last and deposit required. Call Toad: 970-349-2773. (2/21/26).

**BEAUTIFUL SPACIOUS CARRIAGE HOME** in CB South. Fully furnished, 900+ square feet, 1BD/1BA plus office. (partially furnished upon request) Radiant heated floors, sunny deck with views, heated garage, DW/WD. Non-smoking residence. Sorry, no pets. Available 3/15. \$1595/mo. 720-231-3709. (2/21/41).

**LET CB LODGING HELP YOU** take care of your property. Whether it's a short-term or long-term rental property, or if you'd just like help with maintenance or housekeeping. Call us! Paula 970-349-7687. (2/21/32).

**ROOM FOR RENT IN TOWN:** Very clean alley house, utilities included, dog possible with additional deposit. Queen bed and dresser in room. Month to month lease. \$1000. Available immediately. 970-497-0769. (2/21/30).

## ClassifiedsWORK

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