

**NOTICE OF INTENT TO CURE DEFAULT  
FORECLOSURE SALE NO. \_\_\_\_\_**

**WRITTEN NOTICE** is hereby given to the Public Trustee of the County of Teller, State of Colorado, of the intention of \_\_\_\_\_ as

\_\_\_\_\_ Owner of the property being foreclosed

\_\_\_\_\_ Person(s) liable for payment of any sums due on the evidence of debt secured by the deed of trust or mortgage being foreclosed, or Guarantor of the evidence of debt

\_\_\_\_\_ Holder of an interest junior to the lien being foreclosed by virtue of being a (lienor) (lessee or vendee) (holder of an easement) (holder of a Certificate of Purchase) on the property under a recorded instrument

To cure a default of non-payment allegedly existing in connection with a foreclosure sale by the Public Trustee instituted upon the Notice of Election and Demand for Sale recorded on \_\_\_\_\_ in the office of the Clerk & Recorder of the County of Teller, Colorado, at Reception No. \_\_\_\_\_ of the records of said office, wherein a sale was demanded pursuant to a power of sale contained in a certain Deed of Trust described therein.

True copies of the instruments which evidence the undersigned right to cure and/or redeem pursuant to the provisions of C.R.S. 38-38-104 are attached hereto.

This notice is being given no **later** than **FIFTEEN CALENDAR DAYS** prior to \_\_\_\_\_ **(the date of the sale.)**

The Public Trustee shall forthwith obtain from the owner of the evidence of debt secured by the Deed of Trust being foreclosed a written statement of all sums of principal, interest, costs, expenses, attorneys fees and other sums necessary to cure and/or redeem the default in accordance with law.

**DATE** \_\_\_\_\_

**BY(signed):** \_\_\_\_\_

**ADDRESS:** \_\_\_\_\_

**TELEPHONE:** \_\_\_\_\_

**Email Address:** \_\_\_\_\_

Date Received by Public Trustee ' s office: \_\_\_\_\_

BY \_\_\_\_\_

**RETURN TO:**  
**TELLER COUNTY PUBLIC TRUSTEE**  
**P.O. BOX 367**  
**CRIPPLE CREEK CO 80813**  
**PHONE: 719-686-8042**  
**FAX: 719-689-0157**