

District Court, Pueblo County, Colorado
Court Address: 501 N. Elizabeth St., Pueblo, CO 81003
Telephone: (719) 404-8700

IN THE MATTER OF THE APPLICATION OF:

BOBBY L. COBLE AND RANDY L. COBLE

FOR AN ORDER AUTHORIZING THE PUBLIC TRUSTEE
OF THE COUNTY OF PUEBLO, STATE OF COLORADO,
TO SELL CERTAIN REAL PROPERTY UNDER A POWER
OF SALE CONTAINED IN A DEED OF TRUST

COURT USE ONLY

Attorney For Plaintiffs:

John Finger #20647
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Civil Action Number:

Div./Courtroom: 302

NOTICE OF HEARING UNDER C.R.C.P. 120 ON FEBRUARY 11, 2016

TAKE NOTICE THAT YOU MAY BE AFFECTED BY THE FORECLOSURE OF A DEED OF TRUST ON THE REAL PROPERTY DESCRIBED BELOW.

Bobby L. Coble and Randy L. Coble have filed a Motion with this Court claiming to be the owner of a Promissory Note in the original amount of \$119,900.00, dated June 11, 2014, signed by Dennis Hallett and a Deed of Trust to the Public Trustee of Pueblo County, Colorado, dated June 11, 2014, signed by Dennis Hallett, recorded June 12, 2014 at Reception No. 1977139 of the records of Pueblo County, Colorado.

The Motion claims that Plaintiffs have the right to foreclose the Deed of Trust because the Promissory Note has not been paid according to its terms in that Defendants have failed to pay the Promissory Note and Deed of Trust in full when due as provided in the Evidence of Debt secured by the Deed of Trust and any modifications; and other violations of the terms thereof. The Motion requests a Court Order authorizing the Public Trustee to sell the following real property in Pueblo County, Colorado:

A tract of land being a portion of Lot 139 of Stanton and Vroman Subdivision and a portion of Lots 3 and 4 of Section 5, Township 21 South, Range 64 West of the Sixth Principal Meridian,

County of Pueblo, State of Colorado, being particularly described as follows: Commencing at the Northwest corner of said Section 5, thence South 00 deg. 41 min. 53 sec. West (a bearing relative to the East right of way line of Colorado State Highway 227 between two highway right of way monuments station 93+20 and 95+00, which is North 1 deg. 53 min. 00 sec. East per Project No. S 0025(2), to which all other bearing noted herein are relative) along the West line of said Section 5, a distance of 3419.94 feet to the point from whence the Southwest corner of Lot 139 Stanton and Vroman Subdivision bears South 00 deg. 34 min. 15 sec. West, a distance of 657.4 feet per Department of Highways and South 1 deg. 30 min. 00 sec. West, a distance of 655.0 feet per deed; thence departing the West line of said Section 5 North 88 deg. 13 min. 33 sec. East (North 88 deg. 05 min. 45 sec. East Hwy.) a distance of 93.92 feet (99.0 feet per Department of Highways) to the Point of Beginning, said point being on the East right of way line of said State Highway 227; (1) thence continuing North 88 deg. 13 min. 33 sec. (North 88 deg. 05 min. 45 sec. East Hwy.) along the South right of way line of said State Highway 227, a distance of 40.0 feet to a Highway right of way monument station 93+20; (2) thence departing said South right of way line and continuing North 88 deg. 13 min. 33 sec. East along an old fence line, a distance of 1039.00 feet to a point on the South Bank of Salt Creek; thence along the South Bank of Salt Creek on the following courses: (3) thence North 70 deg. 28 min. 36 sec. West, a distance of 89.58 feet; (4) thence North 87 deg. 26 min. 25 sec. West, a distance of 274.89 feet; (5) thence North 81 deg. 38 min. 17 sec. West, a distance of 297.08 feet; (6) thence North 80 deg. 18 min. 56 sec. West, a distance of 306.99 feet; (7) thence South 80 deg. 07 min. 48 sec. West, a distance of 119.86 feet to a point on the East right of way line of said State Highway 227; (8) thence South 1 deg. 50 min. 23 sec. West (South 1 deg. 53 min. 00 sec. West Hwy.) along the East right of way line of said State Highway 227, a distance of 150.0 feet, more or less, to the Point of Beginning, County of Pueblo, State of Colorado AKA Parcel B of Subdivision Exemption No. 91-3 recorded September 24, 1991 in Book 2559 at Page 951, County of Pueblo, State of Colorado

Also known as Parcel B of Subdivision Exemption No. 91-3 recorded September 24, 1991 in Book 2559 at Page 951, County of Pueblo, State of Colorado,

WHICH HAS THE PURPORTED STREET ADDRESS OF: 1804 S. La Crosse Rd., Pueblo, Colorado 81006.

If you dispute the default or other facts claimed by Applicant to justify this foreclosure, or if you are entitled to protection against this foreclosure under the Servicemembers Civil Relief Act of 1993, as amended, you must make a written response to the Motion, stating under oath the facts upon which you rely and attaching copies of all documents which support your position. This response must be filed with the Clerk of the above Court at the Pueblo County Courthouse, 501 N. Elizabeth St., Pueblo, Colorado, 80903, not later than **February 5, 2016** and a copy of the response must also be mailed or delivered by the same date to John Finger, Attorney for Plaintiffs, at 544 E. Abriendo Ave., #9, Pueblo, CO 81004.

YOU ARE ADVISED THAT IF THIS CASE IS NOT FILED IN THE COUNTY WHERE YOUR PROPERTY IS LOCATED, YOU HAVE THE RIGHT TO ASK THE COURT

In Re Coble Civil Action No. _____

TO MOVE THE CASE TO THAT COUNTY. YOUR REQUEST MAY BE MADE AS A PART OF YOUR RESPONSE OR ANY PAPER YOU FILE WITH THE COURT AT LEAST FIVE DAYS BEFORE THE HEARING.

A hearing on the Motion is scheduled for **February 11, 2016** at 8:15 o'clock A.M. in the Pueblo County District Court, at the Pueblo County Courthouse, 501 N. Elizabeth St., Pueblo, Colorado. You may attend this hearing with or without an attorney. **IF NO RESPONSE IS FILED BY FEBRUARY 5, 2016, THE COURT MAY, WITHOUT ANY HEARING, AUTHORIZE THE FORECLOSURE AND PUBLIC TRUSTEE'S SALE WITHOUT FURTHER NOTICE.** Any party who files a response may be required to pay a docket fee at the time of filing.

DATED at Pueblo, Colorado, this 15th day of January, 2016.

s/ John Finger
544 E. Abriendo Ave., #9
Pueblo, CO 81004
Attorney For Plaintiffs

The original of the foregoing document is signed and on file at the office of John Finger, counsel for Plaintiff.

THIS COMMUNICATION CONCERNS A DEBT WHICH ATTORNEY JOHN FINGER IS ATTEMPTING TO COLLECT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.