NOTICE OF ABANDONED PROPERTY

TENANT(S): _____ DATE: _____
ADDRESS: _____ UNIT: _____
CITY: _____ STATE: _____ ZIP: _____

Landlord: _____
ADDRESS: _____ UNIT: _____
CITY: _____ STATE: _____ ZIP: _____

Service: Certified or Registered Mail return receipt required signed by addressee only.

You are hereby notified that you have abandoned personal property at the residence located at:

_____

The property is stored at the following location:

_____

You are advised that the property will be disposed of or sold on the following date: _____(Date) pursuant to C.R.S 38-20-109 unless you contact your landlord at the address indicated above within fifteen (15) days of the date indicated at the top of this notice. If you contact your landlord before the date that the property is disposed of or sold, you may recover your personal property provided you pay your landlord the actual cost of moving and storing the personal property while it is in your landlord's safekeeping.

In the event of a sale, any excess income (over and above sums due the landlord under the rental agreement, including the actual or reasonable costs of moving and storage of the personal property) derived from the sale will be mailed to you at your last known address. Your landlord shall maintain the following records for one year:

A copy of the return receipt or if the notice is returned unclaimed, a copy of the notice and proof of return unclaimed. If the notice is returned unclaimed, notice will be published in a newspaper in the county where the property is located at least one day.

_____ _____
Landlord Phone

PREVIEW ONLY

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