

<b>A.P.N. No.:</b>	007-393-16
<b>Escrow No.:</b>	77425
<b>Recording Requested By:</b>	
COW COUNTY TITLE CO	
<b>When Recorded Mail To:</b>	
GARY McCUIN	
P O BOX 611	
EUREKA, NV 89316	

**DOC# 232022**

10/17/2016 03:54PM

**Official Record**

Requested By  
COW COUNTY TITLE CO.

**Eureka County - NV**

**Lisa Hoehne - Recorder**

Page: 1 of 4 Fee: \$17.00

Recorded By FS RPTT: \$0.00

Book- 0596 Page- 0228



0232022

(for recorders use only)

## OPEN RANGE DISCLOSURE

**Please complete Affirmation Statement below:**

I the undersigned hereby affirm that the attached document, including any exhibits,  hereby submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

-OR-

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the social security number of a person or persons as required by law: \_\_\_\_\_

(State specific law)

*Gary McCuin*

Signature

Buyer

Title

Gary McCuin

Print Signature

This page added to provide additional information required by NRS 111.312 Sections 1 - 2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink.

(Additional recording fee applies)

**OCT 77425 OPEN RANGE DISCLOSURE**

**Assessor Parcel or Home ID Number: 007-393-16**

**Disclosure:** This property is adjacent to "Open Range"  
This property is adjacent to open range on which livestock are permitted to graze or roam. Unless you construct a fence that will prevent livestock from entering this property, livestock may enter the property and you will not be entitled to collect damages because livestock entered the property.  
*Regardless of whether you construct a fence, it is unlawful to kill, maim or injure livestock that have entered this property.*

The parcel may be subject to claims made by a county or this State of rights-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979, or other rights-of-way. Such rights-of-way may be:

- (1) Unrecorded, undocumented or unsurveyed; and
- (2) Used by persons, including, without limitation miners, ranchers or hunters, for access or recreational use, in a manner which interferes with the use and enjoyment of the parcel.

**SELLERS:** The law (NRS 113.065) requires that the seller shall:

- Disclose to the purchaser information regarding grazing on open range;
- Retain a copy of the disclosure document signed by the purchaser acknowledging the date of receipt by the purchaser of the original document;
- Provide a copy of the signed disclosure document to the purchaser; and
- Record, in the office of the county recorder in the county where the property is located, the original disclosure document that has been signed by the purchaser.

I, the below signed purchaser, acknowledge that I have received this disclosure on this date: 10/10/2016

*Gary McQuin*  
*Buyer Signature*  
**GARY McQUIN**  
*Print or type name here*

\_\_\_\_\_  
*Buyer Signature*  
\_\_\_\_\_  
*Print or type name here*

In Witness, whereof, I/we have hereunto set my hand/our hands this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
*Seller Signature*  
**JACOB BROWN**  
*Print or type name here*

\_\_\_\_\_  
*Seller Signature*  
**ALICIA DANIELS BROWN**  
*Print or type name here*

STATE OF NEVADA, COUNTY OF \_\_\_\_\_  
This instrument was acknowledged before me on \_\_\_\_\_  
*(date)*  
by \_\_\_\_\_  
*Person(s) appearing before notary*  
by \_\_\_\_\_  
*Person(s) appearing before notary*  
\_\_\_\_\_  
*Signature of notarial officer*

Notary Seal

CONSULT AN ATTORNEY IF YOU DOUBT THIS FORM'S FITNESS FOR YOUR PURPOSE.  
*Leave space within 1-inch margin blank on all sides.*



CCT 77425 OPEN RANGE DISCLOSURE

Assessor Parcel or Home ID Number: 007-393-16

Disclosure: This property is adjacent to "Open Range" This property is adjacent to open range on which livestock are permitted to graze or roam. Unless you construct a fence that will prevent livestock from entering this property, livestock may enter the property and you will not be entitled to collect damages because livestock entered the property. Regardless of whether you construct a fence, it is unlawful to kill, maim or injure livestock that have entered this property.

The parcel may be subject to claims made by a county or this State of rights-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979, or other rights-of-way. Such rights-of-way may be:

- (1) Unrecorded, undocumented or unsurveyed; and
(2) Used by persons, including, without limitation miners, ranchers or hunters, for access or recreational use, in a manner which interferes with the use and enjoyment of the parcel.

SELLERS: The law (NRS 113.065) requires that the seller shall:

- Disclose to the purchaser information regarding grazing on open range;
• Retain a copy of the disclosure document signed by the purchaser acknowledging the date of receipt by the purchaser of the original document;
• Provide a copy of the signed disclosure document to the purchaser; and
• Record, in the office of the county recorder in the county where the property is located, the original disclosure document that has been signed by the purchaser.

I, the below signed purchaser, acknowledge that I have received this disclosure on this date:

Buyer Signature
GARY McCUIN
Print or type name here

Buyer Signature
Print or type name here

In Witness, whereof I/we have hereunto set my hand/our hands this 10th day of October, 2016

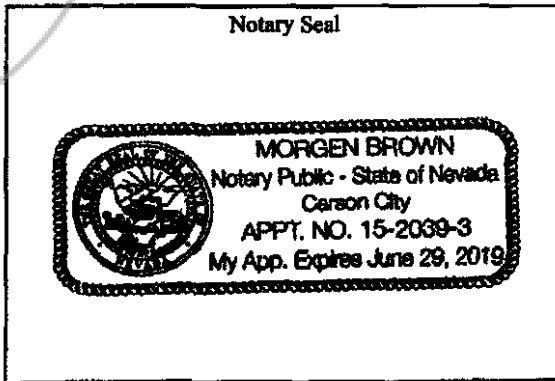
Seller Signature
JACOB BROWN
Print or type name here

Seller Signature
ALICIA DANIELS BROWN
Print or type name here

STATE OF NEVADA, COUNTY OF Carson
This instrument was acknowledged before me on 10/16/16 (date)

by Jacob Brown Person(s) appearing before notary
by Alicia Brown Person(s) appearing before notary
Signature of notarial officer

CONSULT AN ATTORNEY IF YOU DOUBT THIS FORM'S FITNESS FOR YOUR PURPOSE.
Leave space within 1-inch margin blank on all sides.



**EXHIBIT "A"  
LEGAL DESCRIPTION**

File No.: 77425

All that certain real property situate in the County of Eureka, State of Nevada, described as follows:

Situate in a portion of the East Half (E1/2) of Section 17, Township 20 North, Range 53 East, M.D.B.& M., more particularly described as follows:

Parcel H of that certain Parcel Map recorded February 15, 1989 in the Office of the County Recorder of Eureka County, Nevada as File No. 126446, Eureka County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2016 - 2017: 007-393-16

File No.: 77425  
Exhibit A Legal Description

Page 1 of 1



232022

Book: 596 10/17/2016  
Page: 231 4 of 4