

591157-PA

OPEN RANGE DISCLOSURE

Assessor Parcel Number: 005-110-01

OR

Assessor's Manufactured Home ID Number: _____

EUREKA COUNTY, NV

2019-239979

Rec:\$35.00

\$35.00

Pgs=4

12/27/2019 02:45 PM

STEWART TITLE ELKO

LISA HOEHNE, CLERK RECORDER

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(s): Aaron ClampDate: 12-22-19

Buyer(s): _____

Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this _____ day of _____, 20____.

Debra Armuth, ~~Personal Representative~~ of theEstate of William P. Hoot, deceased

Print or type name here

Michael A. Hoot *Seller's Signature*

Print or type name here

STATE OF NEVADA, COUNTY OF _____

This instrument was acknowledged before me on _____ (date)

by _____
Person(s) appearing before notaryby _____
Person(s) appearing before notary

Signature of notarial officer

CONSULT AN ATTORNEY IF YOU DOUBT THIS FORM'S FITNESS FOR YOUR PURPOSE.

NOTE: Leave space within 1-inch margin blank on all sides.

Notary Seal

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

Buyer(s): _____ Date: _____
 Buyer(s): Aaron Clamp Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this 27 day of December, 2019.

Debra Armuth
 Debra Armuth, Personal Representative of the
Estate of William P. Hoot, deceased
 Print or type name here

Michael A. Hoot Seller's Signature
 Print or type name here

STATE OF NEVADA, COUNTY OF Elko

This instrument was acknowledged before me on 12-27-19
 (date)

by Debra Armuth
 Person(s) appearing before notary

by _____
 Person(s) appearing before notary

[Signature]
 Signature of notarial officer

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NOTE: Leave space within 1-inch margin blank on all sides.

Nevada Real Estate Division - Form 551

Notary Seal



Notary Public- State of Nevada
 County of Elko

PAMELA J. AGUIRRE

My Commission Expires October 28, 2023

Effective July 1, 2010

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

Buyer(s): _____ Date: _____
 Buyer(s): Aaron Clamp Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this 21 day of December, 2019.

Debra Armuth, Personal Representative of the
 Estate of William P. Hoot, deceased
 Print or type name here

Michael A. Hoot
 Michael A. Hoot Seller's Signature
MICHAEL A. HOOT
 Print or type name here

IDAHO
 STATE OF NEVADA, COUNTY OF ADA

This instrument was acknowledged before me on 12/21/19
 (date)

by MICHAEL A. HOOT
 Person(s) appearing before notary

by _____
 Person(s) appearing before notary

Cheri Draper 12-23-2021
 Signature of notarial officer

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NOTE: Leave space within 1-inch margin blank on all sides.

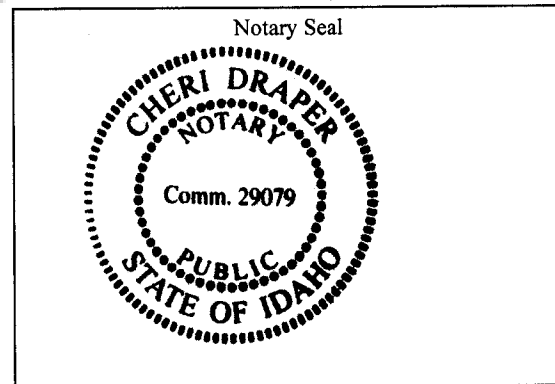


EXHIBIT "A" LEGAL DESCRIPTION

File No.: 591157

TOWNSHIP 31 NORTH, RANGE 49 EAST, M.D.B.&M.

Section 25: W1/2NW1/4NW1/4NW1/4;

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom lying in and under said land as reserved by Southern Pacific Company, in deed recorded August 23, 1959 in Book 25, Page 290, Deed Records of Eureka County, Nevada.