

<b>A.P.N. No.:</b>	005-040-07
<b>Escrow No.:</b>	82027
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>When Recorded Mail To:</b>	
<b>CHRIS G. HOUSLEY</b>	
7095 Orchard Station Road	
Sebastopol, CA 95472	

EUREKA COUNTY, NV		<b>2020-240506</b>
Rec:\$37.00		
\$37.00	Pgs=3	<b>05/26/2020 04:37 PM</b>
COW COUNTY TITLE COMPANY		
LISA HOEHNE, CLERK RECORDER		

(for recorders use only)

**OPEN RANGE DISCLOSURE**



Berney Realty, Ltd.

## OPEN RANGE DISCLOSURE

Assessor Parcel or Home ID Number: 00504007

### 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: 5/18/2020

Buyer Signature  
Chris G. Housley  
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 10 day of May, 2020

Seller Signature  
RON BARAGER  
Print or type name here

Seller Signature  
\_\_\_\_\_  
Print or type name here

STATE OF California, COUNTY OF Modoc

This instrument was acknowledged before me on 5/16/2020  
(date)

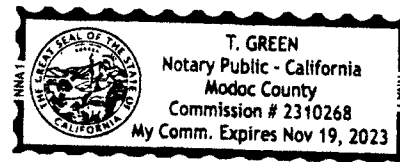
by Ronald M Barager  
Person(s) appearing before notary

by   
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.

Notary Seal



Nevada Real Estate Division - Form 551

Effective July 1, 2010

## EXHIBIT "A" LEGAL DESCRIPTION

File No.: 82027

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

**TOWNSHIP 31 NORTH, RANGE 48 EAST, M.D.B. & M.**

Section 21: The Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4)

EXCEPTING THEREFROM, all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by SOUTHERN PACIFIC LAND COMPANY in Deed to H.J. BUCHENAU and ELSIE BUCHENAU recorded September 24, 1951 in Book 24 of Deeds, page 168 as File No. 29127, Eureka County, Nevada.

ASSESSOR'S PARCEL NUMBER FOR 2019 - 2020: 005-040-07