

EUREKA COUNTY, NV

Rec:\$37.00

\$37.00

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2020-241849

08/28/2020 01:26 PM

STEWART TITLE ELKO

LISA HOEHNE, CLERK RECORDER

**OPEN RANGE DISCLOSURE**

Assessor Parcel Number: 005-410-05

OR

Assessor's Manufactured Home ID Number: \_\_\_\_\_

**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): Kamlin Luther Kelgroe

Date: 8-16-20

Buyer(s): \_\_\_\_\_

Date: \_\_\_\_\_

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

HADNOT FAMILY TRUST

*Seller's Signature*

Douglas Stanley Hadnot, Trustee

*Print or type name here*

*Seller's Signature*

Susan Kay Hadnot, Trustee

*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.

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

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

Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_  
Kamlin Luther Kilgroe  
Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_

In Witness Whereof, I/we have hereunto set my hand/our hands this 19th day of August, 2020

~~HADNOT FAMILY TRUST~~

Douglas Stanley Hadnot, Trustee

Seller's Signature

Douglas Stanley Hadnot, Trustee

Print or type name here

Susan Kay Hadnot, Trustee

Seller's Signature

Susan Kay Hadnot, Trustee

Print or type name here

STATE OF ~~NEVADA~~ <sup>Montana</sup> COUNTY OF Missoula

This instrument was acknowledged before me on 8-19-20

(date)

by Douglas Stanley Hadnot

Person(s) appearing before notary

by Susan Kay Hadnot

Person(s) appearing before notary

[Signature]

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.

Nevada Real Estate Division - Form 551

Notary Seal



**C M DOMINGUS**  
NOTARY PUBLIC for the  
State of Montana  
Residing at Lolo, Montana  
My Commission Expires  
January 28, 2024

Effective July 1, 2010

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Kamlin Luther Kilgroe  
Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_

In Witness, Whereof, I/we have hereunto set my hand/our hands this 14 day of August, 2020

Stephen S. Ellis II  
Seller's Signature

Stephen S. Ellis II

Print or type name here

Jacqueline G. Ellis II  
Seller's Signature

Jacqueline G. Ellis II

Print or type name here

STATE OF NEVADA, COUNTY OF Rowan

This instrument was acknowledged before me on 8-14-20 (date)

by Stephen S. Ellis II  
Person(s) appearing before notary

by Jacqueline G. Ellis II  
Person(s) appearing before notary

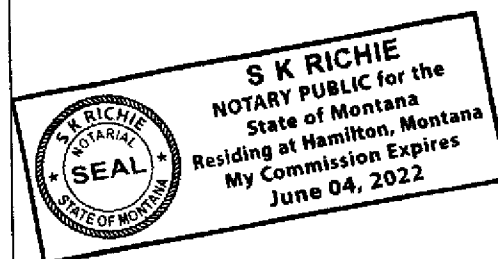
S K Richie  
Signature of notarial officer

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Nevada Real Estate Division - Form 551

Notary Seal



Effective July 1, 2010

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

File No.: 844401

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 21: NE1/4;

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom, lying in and under said land, as reserved by Southern Pacific Land Company in deed recorded September 24, 1951, in Book 24, Page 168, Deed Records of Eureka County, Nevada.