

OPEN RANGE DISCLOSURE

Assessor Parcel Number: 001-212-02

OR

Assessor's Manufactured Home ID Number: _____

EUREKA COUNTY, NV

Rec:\$37.00

\$37.00

Pgs=3

STEWART TITLE ELKO

LISA HOEHNE, CLERK RECORDER

2020-242729

12/15/2020 03:42 PM

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 a 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 person, 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.

DocuSigned by: _____ Date: 12/4/2020
Buyer(s): Scott Taylor
Buyer(s): _____ Date: _____

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

Seller's Signature

Jacob W. Wilson

Print or type name here

Seller's Signature

Samantha Wilson

Print or type name here

STATE OF NEVADA, COUNTY OF _____

Notary Seal

This instrument was acknowledged before me on _____
(date)

by _____
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

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: _____

Scott Taylor

Buyer(s): _____ Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this 7 day of December, 2020

Jacob W. Wilson
Seller's Signature

Samantha Wilson
Seller's Signature

Jacob W. Wilson

Samantha Wilson

Print or type name here

Print or type name here

STATE OF NEVADA, COUNTY OF Eureka

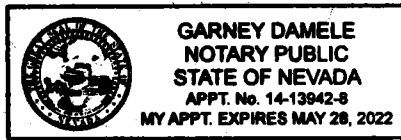
Notary Seal

This instrument was acknowledged before me on 12-7-2020
(date)

by Jacob I Wilson
Person(s) appearing before notary

by Samantha Wilson
Person(s) appearing before notary

Garney Damele
Signature of notarial officer



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EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 937646

Lot 5, Block B, of the NORTHRIDGE SUBDIVISION, according to the official map thereof, filed in the office of the County Recorder of Eureka County, State of Nevada, on June 5, 1998, as File No. 170713.

EXCEPTING THEREFROM all the coal and other mineral deposits lying in and under said land as reserved by THE UNITED STATES OF AMERICA, in Patent recorded May 21, 1973, in Book 45, Page 387, Official Records of Eureka County, Nevada.

