

OPEN RANGE DISCLOSURE

Assessor Parcel Number: 006-220-06

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 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.

Buyer(s):	<u>Rodney Theodore Phillips</u>	Date:	<u>3/25/2021</u>
Buyer(s):	<u>Carol Renee Phillips</u>	Date:	<u>3/25/2021</u>

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

Seller's Signature

Susan M. Wright

Print or type name here

Seller's Signature

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.

EUREKA COUNTY, NV

Rec:\$37.00

\$37.00 Pgs=3

STEWART TITLE ELKO

LISA HOEHNE, CLERK RECORDER

2021-244609

03/30/2021 11:37 AM

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

Buyer(s): _____	Date: _____
Rodney Theodore Phillips	
Buyer(s): _____	Date: _____
Carol Renee Phillips	

In Witness, Whereof, I/we have hereunto set my hand/our hands this 25th day of March, 20 21

Susan M. Wright
Seller's Signature

Seller's Signature

Susan M. Wright

Print or type name here

Print or type name here
Washington
STATE OF ~~NEVADA~~, COUNTY OF Jefferson

This instrument was acknowledged before me on 3/25/21
(date)

by Susan M. Wright
Person(s) appearing before notary

by _____
Person(s) appearing before notary
Gordon Olsen
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.

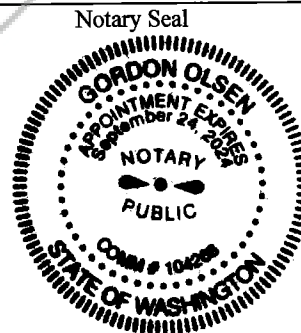


EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 906383

TOWNSHIP 25 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 5: S1/2SW1/4SW1/4;

Section 6: S1/2SE1/4SE1/4;

Section 8: NW1/4NW1/4;

EXCEPTING THEREFROM an undivided one-half interest in and to all coal, oil, gas and other minerals of every kind and nature whatsoever existing upon, beneath the surface of or within said lands, as reserved in deed from George M. Smiraldo and Alma Smiraldo, his wife, recorded March 1, 1961, in Book 26, Page 16, Deed Records of Eureka County, Nevada.

APN: 006-220-06