

# OPEN RANGE DISCLOSURE

Assessor Parcel Number: 007-210-38

OR

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

EUREKA COUNTY, NV

2021-245321

Rec:\$37.00

\$37.00

Pgs=3

06/30/2021 08:56 AM

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 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): *Lynn Conley*  
Lynn Conley, Manager of Diamond C, LLC

Date: 6/25/21

Buyer(s): *Russell Conley*  
Russell Conley, Manager of Diamond C, LLC

Date: 6/25/21

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

*Seller's Signature*

*Seller's Signature*

Leslie McDonald, Manager of LC Properties,  
LLC, a Nevada Limited-Liability Company

*Print or type name here*

*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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Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_  
Lynn Conley, Manager of Diamond C, LLC

Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_  
Russell Conley, Manager of Diamond C, LLC

In Witness, Whereof, I/we have hereunto set my hand/our hands this 25<sup>th</sup> day of June, 2021

Linda McDonald \_\_\_\_\_  
Seller's Signature Seller's Signature

Linda McDonald \_\_\_\_\_  
Print or type name here Print or type name here

STATE OF NEVADA, COUNTY OF Douglas


This instrument was acknowledged before me on 6/25/21  
(date)

by LINDA Mc DONALD \_\_\_\_\_  
Person(s) appearing before notary

by \_\_\_\_\_  
Person(s) appearing before notary

Mary Frances Woods \_\_\_\_\_  
Signature of notarial officer

Notary Seal



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

**EXHIBIT "A"  
LEGAL DESCRIPTION**

File No.: 1230187

Parcel 2 as shown on that certain Parcel Map for Roberta M. Damele filed in the office of the County Recorder of Eureka County, State of Nevada, on September 21, 2000, as File No. 175165, being a portion of the E1/2 of Section 35, Township 21 North, Range 53 East, M.D.B.&M..

EXCEPTING THEREFROM all the oil and gas in the land so patented as reserved by the United State of America in patent recorded December 14, 1964 in Book 6, Page 330, Official Records of Eureka County, Nevada.

**COOPER**