

EUREKA COUNTY, NV

2023-250742

Rec:\$37.00

\$37.00

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COW COUNTY TITLE CO.

KATHERINE J. BOWLING, CLERK RECORDER

A.P.N. No.:	007-200-76
Escrow No.:	86200
Recording Requested By:	
Cow County Title Co.	
When Recorded Mail To:	
ROY DALE REINFORD AND BETH ELLEN REINFORD	
2881 Sarecta Road	
Pink Hill, NC 28572	

(for recorders use only)

OPEN RANGE DISCLOSURE

OPEN RANGE DISCLOSURE

Assessor Parcel or Home ID Number: 007-200-76

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 Signature

ROY DALE REINFORD

Print or type name here

Buyer Signature

BETH ELLEN REINFORD

Print or type name here

In Witness, whereof, I/we have hereunto set my hand/our hands this 13 day of June, 2023

Seller Signature

DONALD LLOYD MORRISON, Trustee

Print or type name here

Seller Signature

of the DONALD LLOYD MORRISON

Print or type name here

REVOCABLE TRUST, A Living Revocable Trust
dated October 9, 2020

STATE OF NEVADA, COUNTY OF Nye

This instrument was acknowledged before me on 6/13/23

by Donald Lloyd Morrison
(date)
Person(s) appearing before notary

by _____
Person(s) appearing before notary

S. Lunceford
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.

The parties are executing this document in counter part for the purpose of facilitating its execution. The counterparts are to be considered and interpreted as a single document.



S. Lunceford
NOTARY PUBLIC
STATE OF NEVADA
Appt. No. 17-1344-14
My Appt. Expires January 25, 2025

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I, the below signed purchaser, acknowledge that I have received this disclosure on this date: 6-13-23

Roy Dale Reinford
Buyer Signature

ROY DALE REINFORD

Print or type name here

Beth Ellen Reinford
Buyer Signature

BETH ELLEN REINFORD

Print or type name here

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

Seller Signature

DONALD LLOYD MORRISON, Trustee

Print or type name here

Seller Signature

of the DONALD LLOYD MORRISON

Print or type name here

MR NORTH CAROLINA REVOCABLE TRUST, A Living Revocable Trust

STATE OF NEVADA, COUNTY OF CLARK dated October 9, 2020

This instrument was acknowledged before me on 6-13-23

(date)

by ROY DALE REINFORD

Person(s) appearing before notary

by BETH ELLEN REINFORD

Person(s) appearing before notary

Mary P. Lee

Signature of notarial officer

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

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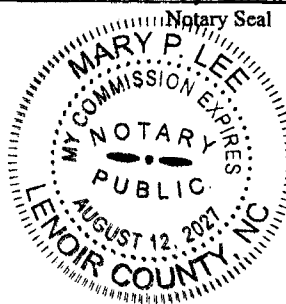


EXHIBIT "A"

LEGAL DESCRIPTION

File No.: 86200

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

That portion of the West Half (W1/2) of Section 8, Township 21 North, Range 53 East M.D.B.&M. more particularly described as follows:

Parcel 2 of the Parcel Map for Donald Lloyd Morrison Trust recorded December 20, 2021 in the Office of the County Recorder of Eureka County, Nevada as File No. 2021-247668, Eureka County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2022 - 2023: 007-200-76