

**OPEN RANGE DISCLOSURE**

Assessor Parcel or Home ID Number: 001-031-11

**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

Buyer Signature

Print or type name here

Print or type name here

In Witness, whereof, I/we have hereunto set my hand/our hands this 19 day of August, 2024

Anthony J. Tognoni  
Seller Signature

\* \* \*  
Seller Signature

Anthony J. Tognoni  
Print or type name here

\* \* \*  
Print or type name here

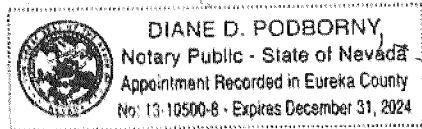
STATE OF NEVADA, COUNTY OF Eureka  
This instrument was acknowledged before me on 8-19-2024  
(date)

by Anthony J. Tognoni  
Person(s) appearing before notary

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

Diane D. Podborny  
Signature of notarial officer

Notary Seal



CONSULT AN ATTORNEY IF YOU DOUBT THIS FORM'S FITNESS FOR YOUR PURPOSE.

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

EUREKA COUNTY, NV **2024-253011**  
Rec:\$37.00  
\$37.00 Pgs=3 08/23/2024 11:28 AM  
LANDMARK TITLE ASSURANCE AGENCY OF  
KATHERINE J. BOWLING, CLERK RECORDER

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I, the <sup>signed by</sup> ~~below~~ signed purchaser, acknowledge that I have received this disclosure on this date: 8/19/2024 | 1:46:29 PM PDT

  
 F52CF8E4DF2144  
 Buyer Signature  
 David Brown  
 \_\_\_\_\_  
 Print or type name here

\_\_\_\_\_  
 Buyer Signature  
 \_\_\_\_\_  
 Print or type name here

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

\_\_\_\_\_  
 Seller Signature  
 \_\_\_\_\_  
 Print or type name here

\_\_\_\_\_  
 Seller Signature  
 \_\_\_\_\_  
 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

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Notary Seal

**EXHIBIT A**

Parcel A of the Parcel Map for Angelo C. and Emilia S. Tognoni of a division of a part of Lot 20, Block 78, Eureka Townsite, Town of Eureka, Eureka County, Nevada, filed on June 20, 1997 in the Office of the County Recorder of Eureka County, Nevada.

APN: 001-031-11

