

APN 1219-10-002-034

APN _____

APN _____

DOC # **812340**
11/05/2012 03:21PM Deputy: GB

OFFICIAL RECORD

Requested By:

First American Title Mindel

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 2 Fee: \$15.00

BK-1112 PG-1226 RPTT: 0.00



FOR RECORDER'S USE ONLY

TITLE OF DOCUMENT: OPEN RANGE DISCLOSURE

WHEN RECORDED MAIL TO:

GARY AND MELANIE BOUDREAU

19431 CLOVER COURT

SANTA ANA, CA 92705



OPEN RANGE DISCLOSURE

Assessor Parcel Number: 121910002034

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 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(s): Garth Boudreau Date: 9/14/12

Buyer(s): Melanie Boudreau Date: 9/14/12
Melanie Boudreau

In-Witness, Whereof, I/We have hereunto set my hand/our hands this 17 day of OCT, 2012

Jack Greening, Jr.
Seller's Signature
Jack Greening, Jr.
Print or type name here

Victoria Greening
Seller's Signature
Victoria Greening
Print or type name here

STATE OF NEVADA, COUNTY OF LOS ANGELES
This instrument was acknowledged before me on 10-PT-2012 (date)

by Jack Greening, Jr.
Person(s) appearing before notary

by Victoria Greening
Person(s) appearing before notary

Alana K. Edwards
Signature of notarial officer

Notary Seal

ALANA K. EDWARDS
COMM. # 1852082
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDINO COUNTY
MY COMM. EXP. JUL. 1, 2013

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

NOTE: Leave space within 1-inch margin blank on all sides.
Nevada Real Estate Division - Form 551

Effective July 1, 2010