

DOUGLAS COUNTY, NV **2021-976295**
Rec:\$40.00
\$40.00 Pgs=1 10/28/2021 03:27 PM
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER

OPEN RANGE DISCLOSURE

Assessor Parcel or Home ID Number: 1219-26-001-025

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.

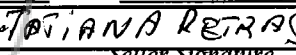
I, the below signed purchaser, acknowledge that I have received this disclosure on this date:

DocuSigned by:

 Buyer Signature
 James R Lee III
 Print or type name here

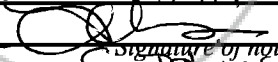
DocuSigned by:

 Buyer Signature
 Katherine Lee
 Print or type name here

In Witness, whereof, I/we have hereunto set my hand/our hands this 20 day of October, 2021


 Seller Signature
 William Petras
 Print or type name here


 Seller Signature
 Tatiana Petras
 Print or type name here


STATE OF NEVADA, COUNTY OF Douglas
 This instrument was acknowledged before me on 10-20-21
 (date)
 by William Petras
 Person(s) appearing before notary
 by Tatiana Petras
 Person(s) appearing before notary


 Signature of notary officer
 E. Tobias

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

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

Notary Seal


E. TOBIAS
 Notary Public - State of Nevada
 Appointment Recorded in Douglas County
 No: 17-2785-5 - Expires May 3, 2025