

LINCOLN COUNTY, NV

2019-156254

\$35.00

05/16/2019 10:59 AM

Rec:\$35.00

FA NV DIRECT TITLE

Pgs=3 KE

OFFICIAL RECORD

AMY ELMER, RECORDER

APN No.: 005-251-29

File # 119-2563725-SC

Type of Document

Open Range Disclosure

Signed in Counterpart

Recording requested by:

First American Title Insurance Co.
7251 W. Lake Mead Blvd. #100
Las Vegas, NV 89128

Return to:

David Burgess
7043 Adelaide Avenue
Las Vegas, NV 89156

This page added to provide additional information required by NRS 111.312 Sections 1-2

This cover page must be typed or printed clearly in black ink only.

CS12/03

OPEN RANGE DISCLOSURE

Assessor Parcel Number: 005-251-29
OR
Assessor's Manufactured Home ID Number: Not Applicable

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): Signed in Counterpart Date: _____
Buyer(s): _____ Date: _____

In Witness Whereof, I/we have hereunto set my hand/our hands this 11 day of May, 2019.

Charles W Hawkins Seller's Signature Terrance J Hawkins Seller's Signature

Charles W Hawkins Print or type name here Terrance J Hawkins Print or type name here

STATE OF NEVADA, COUNTY OF Nye Lincoln


This instrument was acknowledged before me on 5-11-19 (date)

by Charles W Hawkins Person(s) appearing before notary

by Terrance J Hawkins Person(s) appearing before notary

Bettie Speck Signature of notarial officer

Notary Seal



BETTIE SPECK
Notary Public State of Nevada
No. 93-2322-1
My Appt. Exp. April 9, 2021

Bettie Speck
NO. 93-2322-1
EXP. 04-09-2021

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

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

Buyer(s): David T Burgess Date: 5-9-19

Buyer(s): David T. Burgess Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this _____ day of _____, _____.

Signed In Counterpart

Signed In Counterpart

Seller's Signature

Seller's Signature

Charles W Hawkins

Terrance J Hawkins

Print or type name here

Print or type name here

STATE OF NEVADA, COUNTY OF Clark ~~Lincoln~~

This instrument was acknowledged before me on 5/9/19 (date)

by David Burgess
Person(s) appearing before notary

by _____
Person(s) appearing before notary

Samantha Cameron
Signature of notarial officer

Notary Seal



SAMANTHA CAMERON
NOTARY PUBLIC
STATE OF NEVADA
Appt. No. 12-7631-1 AMENDED
My Appt. Expires March 15, 2020

Samantha Cameron
NO. 12-7631-1
EXP. 03-15-2020

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

Nevada Real Estate Division - Form 551

Effective July 1, 2010