

A.P.N. No.:	011-210-14
Escrow No.:	81886
Recording Requested By:	
Cow County Title Co.	
When Recorded Mail To:	
Christopher J. Borchard	
P O Box 451	
Alamo, NV 89001	

LINCOLN COUNTY, NV **2020-158667**
 Rec:\$37.00
 Total:\$37.00 **06/23/2020 04:27 PM**
 COW COUNTY TITLE Pgs=4 KE

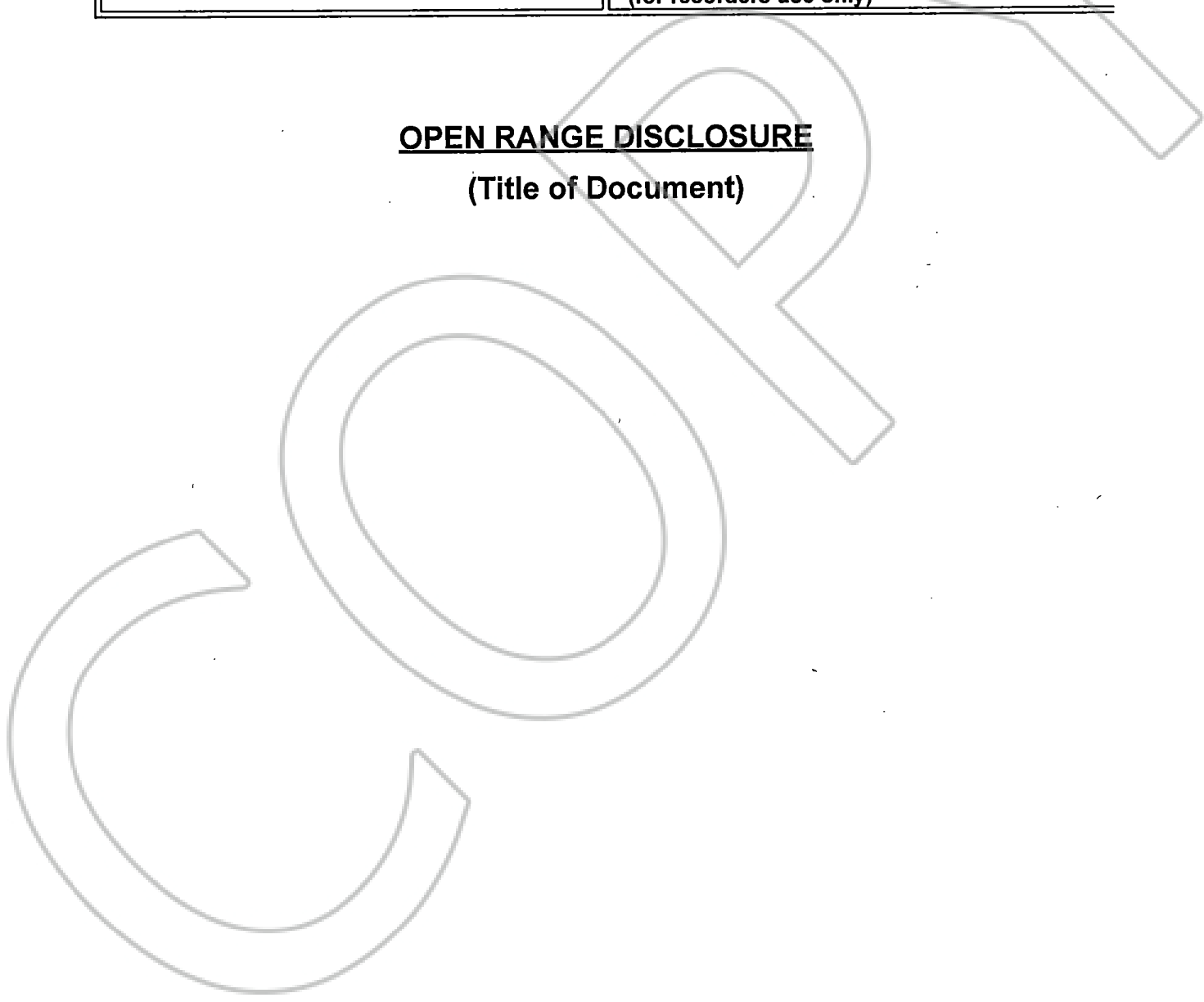


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OFFICIAL RECORD
 AMY ELMER, RECORDER

(for recorders use only)

OPEN RANGE DISCLOSURE
(Title of Document)



OPEN RANGE DISCLOSURE

Assessor Parcel or Home ID Number: 011-210-14

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
CHRISTOPHER J. BORCHARD
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 11 day of June, 2020

Denny Segler
Seller Signature
DENNY SEGLER, Trustee
Print or type name here

Elaine Marie Segler
Seller Signature
ELAINE MARIE SEGLER, Trustee
Print or type name here

of the DENNY SEGLER and ELAIN MARIE SEGLER FAMILY TRUST, dated 9/13/1996

STATE OF UT, COUNTY OF Iron
This instrument was acknowledged before me on 06/11/2020
(date)

by Denny Segler
Person(s) appearing before notary

by Elaine Segler
Person(s) appearing before notary

[Signature]
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.

Notary Seal

NOTARY PUBLIC
ELIZABETH ANN FROLLI
711225
Commission Expires
03/25/2024
STATE OF UTAH

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- 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: 06-23-2020

[Signature]
 Buyer Signature
CHRISTOPHER J. BORCHARD
 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
DENNY SEGLER, Trustee
 Print or type name here

 Seller Signature
ELAINE MARIE SEGLER, Trustee
 Print or type name here

of the DENNY SEGLER and ELAIN MARIE SEGLER FAMILY TRUST, dated 9/13/1996
STATE OF _____, 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

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

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

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Notary Seal

EXHIBIT "A" LEGAL DESCRIPTION

File No.: 81886

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

That portion of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section 32, Township 6 South, Range 61 East, M.D.M. more particularly described as follows:

Parcel No. 2 as shown on the Parcel Map for KARL SCHMIDT, CLARK M. HARDY and LORNA HARDY, and TIMOTHY and YVONNE MASON recorded December 21, 1998 in the Office of the County Recorder of Lincoln County, Nevada, in Book B of Plats page 174, as File No. 112049 Lincoln County, Nevada records

ASSESSOR'S PARCEL NUMBER FOR 2019 - 2020: 011-210-14