LINCOLN COUNTY, NV

\$37.00

2020-159250

\$37.00 Rec:\$37.00

11/25/2020 10:28 AM

13895 - NV CLK LAS VEGAS N BUFFALO ESCRIGATOR AK

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.: 012-210-06

File No: 13895-2606202

Recording Requested by:

First American Title Insurance Company

When Recorded Mail To: William Repetti 1911 Ballard Drive Las Vegas, NV 89104

*** signed in counterpart***

Open Range Disclosure

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

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

OTTEN A LOS DECENOS OCUSES	
OPEN RANGE DISCLOSUR	E \
Assessor Parcel Number: 012-210-06	
OR	\ \ \
Assessor's Manufactured Home ID Number:	n
Disclosure: This property is adjacent to "Open I This property is adjacent to open range on which livestock are per	
graze or roam, Unless you construct a fence that will prevent lives	tock from
entering this property, livestock may enter the property and you we entitled to collect damages because livestock entered the property.	ill not be
Regardless of whether you construct a fence, it is unlawful to k	ill, maim
or injure livestock that have entered this property.	
The parcel may be subject to claims made by a county or this S public lands of the United States not reserved for public uses in ch	tate of rights-of-way granted by Congress over that the 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 n (1) Unrecorded, undocumented or unsurveyed; and	nay be:
(2) Used by persons, including, without limitation miners, ranche	ers or hunters, for access or recreational use, in a
manner which interferes with the use and enjoyment of the pa	rcel.
SELLERS: The law (NRS 113.065) requires that the seller shall: Disclose to the purchaser information regarding grazing on ope	en 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 purch.	aser; and
· Record, in the office of the county recorder in the county whe	
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):	Date:
Buyer(s):William Repetti	Date:
In Witness, Whereof, I/we have hereunto set my hand/our hands the	his 10 day of NOVEMBER, Zero
Took Atomb Is	egar Litturt *
Sallar's Especiature	Seller's Signature
Print of type name here Classic	Print or type name heix
STATE OF NEVADA, COUNTY OF	Notary Seal
Cont should (date)	
Person(s) appearing before notary	Commission of the Commission o
. Maina che Huat	ROXANA FIERRO VI NOTARY PUBLIC
Person(s) appearing before notary	STATE OF NEVADA My Commission Expires: 08-26-22
	Cartificate No: 06-104290-1
Signature of notarial officer	
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

This form presented by Sheryl R Johnson | America's Choice Realty LLC | 7026856531 | sheryljohnson.icr@gmail.com

Instanetronus:

) :ss. STATE OF COUNTY OF

This instrument was acknowledged before me on 11/13/2020

Notary Public

(My commission expires: 3/1/2024)

MEGAN BEAN NOTARY PUBLIC STATE OF MEVADA ent Recorded in Clark County No: 16-1982-1 Expires March 1, 2024

Megan Bean Notary Public State of Nevada Appointment Recorded in Clark County No: 16-1982-1 Expires March 1, 2024

OPEN RANGE DISCLOSUR	Œ
Assessor Parcel Number: 012-210-06	\ \
Assessor Parcel Number: 012-210-06 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 pe graze or roam. Unless you construct a fence that will prevent lives entering this property, livestock may enter the property and you ventitled to collect damages because livestock entered the property Regardless of whether you construct a fence, it is unlawful to it or injure livestock that have entered this property.	ermitted to stock from will not be
The parcel may be subject to claims made by a county or this S public lands of the United States not reserved for public uses in cl U.S.C. § 932, commonly referred to as R.S. 2477), and accepted or after July 1, 1979, or other rights-of-way. Such rights-of-way r (1) Unrecorded, undocumented or unsurveyed; and (2) Used by persons, including, without limitation miners, ranche manner which interferes with the use and enjoyment of the passes. The law (NRS 113.065) requires that the seller shall: Disclose to the purchaser information regarding grazing on op Retain a copy of the disclosure document signed by the purchaser of the original document; Provide a copy of the signed disclosure document to the purchaser.	hapter 262, section 8, 14 Statutes 253 (former 43 by general public use and enjoyment before, on may be: ers or hunters, for access or recreational use, in a urcel. en range; chaser acknowledging the date of receipt by the aser; and
I, the below signed purchaser, acknowledge that I have received	this disalosum on this data
	inis discussive on inis date.
Buyer(s) signed in counterpart	Date:
Buyer(s):	Date:
In Witness, Whereof, I/we have hereunto set my hand/our hands to Seller's signature Print or type name here Class	his 10 day of NOVEM DOY, 2020 OGER L. Hunt Seller's Signature AALHA SUE HUNT Print or type name here
STATE OF NEVADA, COUNTY OF timeon RT 11-10-7 07.0	Notary Seal Roxana Fierro
This instrument was acknowledged before me on 11-10-200 (date)	Notary Public
by KOGEN HUNT Person(s) appearing before notary	weekeekeekeekeekeekeekeekeekeekeekeekeek
by Mauna Sue Hund Person(s) appearing before notary Signature of notarial officer	ROXANA FIERRO NOTARY PUBLIC STATE OF NEVADA My Commission Expires: 08-26-22 Certificate No: 06-104290-1 State of Nevada
CONSULT AN ATTORNEY IF YOU DOUBT THIS FORM'S FITNESS FOR YOUR PURPOSE.	My commission Expires:08-26-22
YOUR PURPOSE. NOTE: Leave space within 1-inch margin blank on all sides.	Certificate No:06-104290-1
1	

Effective July 1, 2010



THE EAST ONE-HALF (1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 20, TOWNSHIP 2 SOUTH, RANGE 68 EAST, M.D.B & M. LINCOLN COUNTY, NEVADA.

