

LINCOLN COUNTY, NV

2020-159265

\$37.00

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FIRST AMERICAN TITLE PASEO VERDE

Pgs=4 AE

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.: 013-170-40

File No: 13895-2608402

Recording Requested by:

FANV NTC Main

When Recorded Mail To:

Randall Sparks and David Leon Sparks and Madlyn Pauline Sparks

4345 South Pearl Street

Las Vegas, NV 89121

******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.

OPEN RANGE DISCLOSURE

Assessor Parcel Number: 013-170-40

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): *Randall Sparks* Date: 11-24-2020

Buyer(s): Randall Sparks Randall Sparks Date: _____

In Witness, Whereof, I/we have hereunto set my hand/our hands this 24th day of November, 2020.

Sign in counterpart

Seller's Signature

Seller's Signature

Print or type name here

Print or type name here

STATE OF NEVADA, COUNTY OF Lincoln

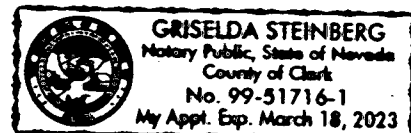
This instrument was acknowledged before me on 11/24/2020
(date)

by Randall Sparks
Person(s) appearing before notary

by _____
Person(s) appearing before notary

Griselda Steinberg
Signature of notarial officer

Notary Seal
Griselda Steinberg
Notary Public, State of
Nevada



County of Clary
No. 99-51716-1
My Appt. Exp. March 18, 2023

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 Leon Sparks Date: 11-24-20
David Leon Sparks

Buyer(s): Madlyn Pauline Sparks Date: 11-24-2020
Madlyn Pauline Sparks / Madlyn Pauline Sparks

In Witness, Whereof, I/we have hereunto set my hand/our hands this 24th day of November, 2020

Signed in counterpart _____

Seller's Signature

Seller's Signature

Print or type name here

Print or type name here

STATE OF NEVADA, COUNTY OF Lincoln
This instrument was acknowledged before me on 11/24/2020
(date)

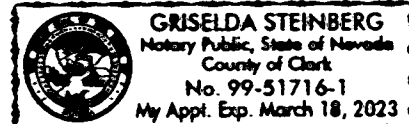
by David Leon Sparks
Person(s) appearing before notary

by Madlyn P. Sparks
Person(s) appearing before notary

Griselda Steinberg
Signature of notarial officer

Notary Seal

Griselda Steinberg
Notary Public- State of
Nevada



County of Clark
No. 99-51716-1
My Appt. Exp. March 18, 2023

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Buyer(s): Signed in counterpart Date: _____

Buyer(s): Signed in counterpart Date: _____

In Witness Whereof, I/we have hereunto set my hand/our hands this 24 day of November, 2020

Jessie Marie Sharp-Martin, Successor Trustee
Seller's Signature

Seller's Signature

Jessie Marie Sharp-Martin
Print or type name here

Print or type name here

STATE OF NEVADA, COUNTY OF Lincoln
This instrument was acknowledged before me on 11/24/2020
(date)

by Jessie Marie Sharp-Martin, Successor Trustee
Person(s) appearing before notary

by _____
Person(s) appearing before notary

A Marie Ledet Hill
Signature of notarial officer

Notary Seal
A Marie Ledet Hill

A MARIE LEDET HILL
Notary Public - State of Georgia
Paulding County
My Commission Expires Dec 9, 2020

Notary Public-
State of Georgia
Paulding County, My
Commission Expires Dec 9, 2020

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