

LINCOLN COUNTY, NV

**2021-161799**

\$37.00

Rec:\$37.00

12/17/2021 01:45 PM

FIRST AMERICAN TITLE INSURANCE COMPANY

PLS-3 AK

**OFFICIAL RECORD**

**AMY ELMER, RECORDER**

A.P.N.: 013-150-21 and 013-150-31

File No: 13896-2642009

Recording Requested by:  
First American Title Insurance Company

When Recorded Mail To:  
Dahiana Segura Vargas and Lucas Alan Vernon  
129 Wynntry Drive  
Henderson, NV 89074

\*\*\*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: 013-150-21 and 013-150-31  
 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): *[Signature]* Date: 12/14/21  
 Dahiana Segura Vargas Dahiana Segura Vargas  
 Buyer(s): *[Signature]* Date: 12/14/21  
 Lucas Alan Vernon


In Witness Whereof, I/we have hereunto set my hand/our hands this 10th day of December, 2021.

*[Signature]* Seller's Signature  
 Nelson Watts  
 Print or type name here

STATE OF NEVADA, COUNTY OF Clark  
 This instrument was acknowledged before me on 12/14/2021  
 by Nelson Watts Person(s) appearing before notary

by \_\_\_\_\_ Person(s) appearing before notary  
*[Signature]* Signature of notarial officer

Notary Seal



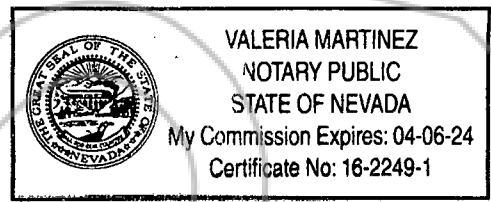
VALERIA MARTINEZ  
 NOTARY PUBLIC  
 STATE OF NEVADA  
 My Commission Expires: 04-06-24  
 Certificate No: 16-2249-1

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

STATE OF NEVADA )  
 )  
:ss.  
COUNTY OF CLARK )

This instrument was acknowledged before me on 12/14/2021 by  
Dahiana Segura Vargas and Lucas Alan Vernon

Valeria Martinez  
Notary Public  
(My commission expires: 4/6/24 )



Valeria Martinez  
Nevada  
4/6/24  
16-2249-1