

LINCOLN COUNTY, NV

**2024-167558**

\$37.00

Rec:\$37.00

**10/31/2024 03:50 PM**

FIRST AMERICAN TITLE INSURANCE COMPANY 4 AK

**OFFICIAL RECORD**

**AMY ELMER, RECORDER**

A.P.N.: 001-192-05

File No: 13896-2677801

Recording Requested by:  
First American Title Insurance Company

When Recorded Mail To:  
TRACY A CHRISTENBERY  
309 LUPIN LANE  
RIDGECREST CA 93555

***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: 001-192-05  
 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): Signed in Counterpart Date: \_\_\_\_\_  
 Buyer(s): \_\_\_\_\_ Date: \_\_\_\_\_

In Witness Whereof, I/we have hereunto set my hand/our hands this 23 day of October, 2024.

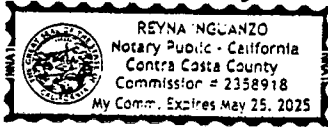
\_\_\_\_\_  
 Seller's Signature  
Ryan A Hoover  
 Print or type name here

STATE OF NEVADA, COUNTY OF Contra Costa  
 This instrument was acknowledged before me on 10-23-2024 (date)

by Ryan A Hoover  
 Person(s) appearing before notary

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

Notary Seal



REYNA INGUANZO  
 Notary Public - California  
 Contra Costa County  
 Commission # 2358918  
 My Comm. Expires May 25, 2025

2358918  
5125125



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

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

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*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 22 day of October, 2024.

[Signature] \_\_\_\_\_  
 Seller's Signature  
Cheryl Parker \_\_\_\_\_  
 Print or type name here

STATE OF NEVADA, COUNTY OF CLARK  
 This instrument was acknowledged before me on 10-22-2024  
 (date)

by Cheryl Parker \_\_\_\_\_  
 Person(s) appearing before notary

by \_\_\_\_\_  
 Person(s) appearing before notary

[Signature] \_\_\_\_\_  
 Signature of notarial officer

Notary Seal

Nevada

**DENEIGH RODRIGUEZ**  
 Notary Public, State of Nevada  
 No. 18-1528-1  
 My Appt. Exp. March 5, 2028

10-1528-1  
 3/5/28

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

Buyer(s):  [Signature] Date: 10/29/2024  
 Buyer(s):  [Signature] Tracy A Christenbery Date: 10/29/24  
 Buyer(s):  [Signature] Tracey S Christenbery

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

\* Signed in Courtroom  
 Seller's Signature \_\_\_\_\_ Seller's Signature \_\_\_\_\_

Print or type name here  
 STATE OF <sup>CA</sup> NEVADA, COUNTY OF Kern  
 This instrument was acknowledged before me on 10/29/2024  
 (date)  
 by Tracy A. Christenbery  
 Person(s) appearing before notary  
 by Tracey S. Christenbery  
 Person(s) appearing before notary  
[Signature]  
 Signature of notarial officer

Print or type name here  
 Notary Seal

**J. VARGAS**  
 COMM. #2340869  
 Notary Public - California  
 Kern County  
 My Comm. Expires Jan. 1, 2025

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 NOTE: Leave space within 1-inch margin blank on all sides.  
 Nevada Real Estate Division - Form 551