

JACKSON RANCH RELEASE OF LIABILITY
AND
ACKNOWLEDGMENT AND ACCEPTMENT OF DANGERS, RISKS AND HAZARDS
OF HUNTING LEASE

I, the undersigned, having been given permission to hunt and engage in recreational activities on the Jackson Ranch and do hereby acknowledge that by paying money for such license, I am not an invited guest but an invitee and as such do not hold the Joe L. Jackson Family Limited Partnership, Joe L. Jackson, Robert Joe & Dena Jackson, Tye Allen Jackson, Shelby Jackson, Addalyn Jackson, Travis & Shirley Eppler, their agents, employees or representatives (hereafter the "Jackson Ranch") to the degree of care afforded a guest.

I further acknowledge and understand that no warranty, either expressed or implied, is made as to the condition of the Jackson Ranch located in Stephens County, Texas or of any roads, buildings, gates or other improvements located thereon. This document serves to warn me that dangerous conditions, risks and hazards, including but not limited to: poisonous snakes, insects and spiders; blinds and tree stands, whether erected or not by the Jackson Ranch; erosion and general condition of the land, both on and off roadways, creating rough, hazardous and dangerous driving and walking conditions; animals both wild and domestic that maybe diseased and/or potentially dangerous; deep water; persons with firearms both on and off the premises; and the use of vehicles. I acknowledge that a portion of the ranch is subject to an active mineral lease upon which is located storage tanks, pump jacks and flow lines. I agree to use extreme care around the surface equipment used for the production of minerals and avoid such surface equipment at all times due to potential harm and release Jackson Ranch and the mineral lessee from all liability associated with such mineral leases. I recognize that hunting activities with firearms and archery may be dangerous to both myself and others. I acknowledge that I hold a valid license from the Texas Parks & Wildlife Department; that I have completed a Hunter Education Course or have secured other safety training that permit my safe handling of hunting equipment and ammunition; and that I am aware that other hunters or persons may be on the premises that require my safe handling of firearms and other equipment.

In consideration for the right to enter the Jackson Ranch, I hereby release and agree to protect, and indemnify and hold harmless the Jackson Ranch from and against any and all claims, demands, causes of action and damages, including attorney's fees, resulting from any accident, incident or occurrence arising out of, incidental to or in any way resulting from the use of the Jackson Ranch and any improvements thereon, whether or not caused by Jackson Ranch's negligence or gross negligence. I hereby further covenant and agree that I my heirs, successors and assigns will not make any claim or institute any suit or action at law or in any equity against the Jackson Ranch by reason of conditions of the Jackson Ranch or activities occurring thereon. I agree that all actions to enforce this indemnity will be in Breckenridge, Stephens County, Texas and that the indemnity extends to cover any cost or expenses, including attorney's fees, required to enforce such indemnity.

As used in this release, the terms I, my person and myself include minors in my care while on the Jackson Ranch.

Dated and signed this _____ day of _____ 20_____

(Hunter's signature)

(Hunter's Printed Name)

Hunter's address:

Vehicle Description:_____

(If with a group) group leader
