

## Flying Z Ranch Hold Harmless Agreement

I, \_\_\_\_\_, hereby covenant not to sue or make claim and agree to hold harmless **JNJZ PROPERTIES, LTD dba The Flying Z Ranch** including its owners James Zernell & Joanna Zernell for any death, disease, or bodily injury which I receive or any damage or loss of my property while on The Flying Z Ranch in Mason County, Texas.

I understand and voluntarily accept that dangers exist from hunting, handling of firearms, wildlife, snakes, vehicle travel, hiking, etc., including premises defects. This agreement is made in consideration of being permitted to enter onto The Flying Z Ranch for hunting activities and other purposes.

This agreement shall bind me, my estate, my heirs and assigns forever.

If I or my estate or heirs breach this covenant and agreement, I agree that I or my estate or insurance carrier will indemnify **JNJZ PROPERTIES, LTD dba The Flying Z Ranch** including its owners James Zernell & Joanna Zernell for any damages that they incur in defending any such claim or suit.

I have read and understand **The Flying Z Ranch's Policies, Rules and Regulations** (attached). I have been provided and acknowledge **The Flying Z Ranch Hunting Fees and White-Tailed Deer Pricing Schedule** (attached) and agree to pay The Flying Z Ranch according to the pricing schedule with respect to all white-tailed deer harvested.

I understand that my signature below authorizes and grants The Flying Z Ranch approval to take photos of me and any animals harvested on the Ranch and such photos, in print or in digital material, can be used by The Flying Z Ranch including publishing on The Flying Z Ranch Hunts for Sale (fzr-hunts.com) website or other means of marketing. If for any reason I do not wish for my image to be used by The Flying Z Ranch I can request not to be included in any pictures; but the Ranch will still have the right to photograph, for its unrestricted use, any game animal harvested on the Property.

Signed and agreed to this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_\_.

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

Driver's License #: \_\_\_\_\_ State of issuance: \_\_\_\_\_

Texas Hunting License #: \_\_\_\_\_

Hunting Dates: Arrival: \_\_\_\_\_ Departure: \_\_\_\_\_

## The Flying Z Ranch Policies, Rules & Regulations

**Hunters will comply with all Ranch Rules as listed below:**

### **Ranch Rules**

1. Hunter's will obtain the required Texas Hunting Licenses for the species being hunted prior to arrival.
2. Comply with all Texas State and Federal hunting and game regulations including MLD requirements.
3. Exercise prudent firearm and hunting safety. No loaded guns in vehicles. No loaded guns within the fenced area around the Ranch House & Barn. No alcoholic beverages will be consumed while hunting. Hunters will not consume or possess controlled substances at any time on the Ranch.
4. No pets allowed.
5. Absolutely, NO smoking in the blinds.
6. No shooting of glass bottles at any time for any reason.
7. Hunters will pay market value for any livestock injured, wounded or otherwise harmed by Hunter's actions.
8. Do not trespass on adjacent properties. No shooting across fence lines on to neighboring ranches.
9. Targets will be removed from the shooting range when finished. The barn area, Cleaning Station and Deer Cooler will be kept neat at all times. When leaving the Ranch at the end of your hunting reservation, all trash, debris, bottles, used containers, spent bullet cartridges and shotgun shells should be disposed of in the provided trash bin. We are only able to recycle aluminum cans, tin cans and cardboard. Kindly place these rinsed out items in the recycle bin provided.
10. Trailer campsite will be maintained free of garbage and kept neat at all times.
11. Hunters shall not destroy, cut down or harm any oak trees on the property.
12. Hunters agree to pay or make repairs at Hunter's expense for any damages to livestock, buildings, blinds, feeders, fences and other property on the Ranch that occurs as a direct result of improper actions taken by the Hunters.
13. Main entry gate and other access gates will be kept closed at all times. Other gates will be kept either open or closed in the position as the gates are found.
14. Exercise prudent fire safety and ensure all campfires are extinguished before being left unattended. No open fires will be permitted if a burn ban is in effect in Mason or Llano Counties.
15. Game Wardens and Local Law Enforcement have legal access to the Ranch at all times and Hunters will comply with all request for inspection, access to harvested game animals and MLD harvest logs.
16. Complete all measurement and data requirements and entries required by the Texas MLD and filling out of the MLD Permits and Harvest Log.
17. All vehicles, including the Ranch Polaris (UTV) and Ranch Golf Cart should be used only for the purpose to travel to stands, retrieve game, etc.
18. All shots taken at any whitetail deer will be reported even if unable to locate the animal.
19. Maximum number of hunters per reservation is 4 (four).
20. No pistol hunting for white tail deer is allowed.
- 21. Violation of any of the Ranch Rules will result in Hunter's expulsion from the Ranch and all of the hunting fees forfeited.**

Agreed & accepted:

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

## The Flying Z Ranch Hunter's Cottage Rules

**Hunters occupying or utilizing the Cottage and the surrounding premises will comply with the following Rules as listed below:**

### Cottage Rules

1. Maximum 4 overnight guests.
2. Please, refrain from wearing outdoor footwear in the Cottage. Please remove your shoes at the door. Suggest bringing a pair of indoor footwear or slippers.
3. Absolutely, NO smoking or vaping inside the Cottage.
4. Absolutely, no pets.
5. Do not discard any food scraps down the drain. This is hard on the septic system. Please capture all food waste and place in garbage.
6. Exercise extreme care with firearms in and around the Cottage. No loaded weapons are allowed in the Cottage or inside the cattle fence perimeter around the Cottage, barn & ranch house.
7. Eligible recycling includes aluminum & tin cans, cardboard and plastics (#1 & #2). Everything else, including glass should be placed in the trash.
8. Please take out all trash and recycling to the provided containers when leaving the cottage at the end of the hunting reservation.
9. Please load the dish washer with dirty dishes prior to departure.
10. Place all used towels in the hampers in the bathrooms.
11. No need to strip the sheets from beds. DO NOT make the beds you have slept in so we know where you slept.
12. Hunters agree to pay or make repairs at Hunter's expense for any damages to the property that occurs as a direct result of improper actions taken by the Hunters.
13. Exercise prudent fire safety and ensure all campfires are extinguished before being left unattended. Open fires will be NOT BE permitted if a burn ban is in effect in Mason or Llano Counties.
14. All personal vehicles will use only designated parking and loading/unloading areas at the cottage.
15. Use only toilet paper provided in the toilets. Please help us keep our septic system operating effectively by not flushing any tissue, paper towels, disposable wipes, tampons, etc. (even if the package says "flushable"). Please discard these items in the trash.
16. Report any issues with appliances, utilities, etc. to Ranch personnel.
17. On Arrival and Departure, follow instructions and comply with all other Rules listed in the "Cottage Book".
- 18. Violation of any of the Cottage Rules will result in Hunter's expulsion from the Ranch and all of the hunting fees forfeited.**

Agreed & accepted:

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

**Flying Z Ranch - Oak Wilt Information and Acknowledgement**

Unfortunately, the Flying Z Ranch has been impacted by Oak Wilt. Oak Wilt is a disease that infects and kills red oak (live oak) trees. We want all of our guests to be aware that this issue exists on the Flying Z Ranch so they do not inadvertently infect other areas with this devastating disease.

Oak Wilt can be transferred to other trees or shrubs on saws, pruning tools, etc. that can spread the fungus. For this reason, please take care with any implements used on trees, brush, firewood, and the like. There is typically firewood available for our guests to use for camp fires. Be aware that this wood is highly likely to be infected with the oak wilt fungus. For this reason, do not take any of our firewood off the property. Should you need to cut additional firewood or gather kindling, please plan to use *our* saws and cutting tools to minimize your risk of transporting the disease to your home. If you choose to use your own equipment, please take care to properly clean them prior to leaving the property to protect your trees and the trees of your neighbors.

Should you have any questions concerning the oak wilt disease or how to minimize the risks of transporting the disease off the property, please do not hesitate to ask. Click [HERE](#) for detailed information about Oak Wilt and how to prevent the spread.

Agreed & accepted:

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

# The Flying Z Ranch Hunting Fees and White-Tailed Deer Pricing Schedule

(Cash, Check or Credit Cards accepted. A 3.5% fee will be added to all credit card charges.)

## Daily hunting & lodging fees will be paid:

50% at time of reservation (due within 15 days of reservation)

50% at time of arrival

**NOTE:** If payments are not received on or before due date the reservation will be cancelled and dates made available to other parties.

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## Hunting Packages

(Maximum 4 hunters)

All Hunting Packages include the opportunity to take 1 Mature White-tailed Doe (antlerless deer), 1 Management Cull Buck\* AND Predators.

<b>2 Hunts</b>	\$250/hunter
<b>3 Hunts</b>	\$300/hunter
<b>4 Hunts</b>	\$350/hunter
<b>5 Hunts</b>	\$400/hunter

## Predator Bounty\*\*

<b>Coyote</b>	\$100 bounty <i>paid to hunter</i>
<b>Bobcat</b>	\$ 50 bounty <i>paid to hunter</i>

\*\* Payment of bounty requires surrendering ears from coyote or bobcat to the Ranch.

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## TROPHY HUNT & PENALTY Fees (in addition to the **Hunting Package** fee)

Accidental taking of any of these Trophy Bucks will require payment of the associated PENALTY fee.

<b>Management Trophy Buck*</b>	\$300 each (1 per hunter)
<b>Tier 2 Trophy Buck*</b> (Minimum 150 B&C)	\$1,000 each (1 per hunter)
<b>Tier 1 Trophy Buck*</b>	\$2,000 each (1 per hunter)

Accidental or intentional taking of the following will result in a **PENALTY PAYMENT:**

<b>TAGGED DOE</b>	\$3,000 per incident <b>PENALTY PAYMENT</b>
<b>PROTECTED FUTURE TROPHY BUCK*</b>	\$3,000 per incident <b>PENALTY PAYMENT</b>

\* As identified in the current annual buck catalog.

<b>DOE FAWN</b>	\$100 per incident <b>PENALTY</b>
<b>BUTTON BUCK FAWN</b>	\$150 per incident <b>PENALTY</b>

Fawns are identified by the presence of "buttons" and/or jawbone inspection.

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## Lodging Fees

<b>Onsite Hunter's Cottage</b> (Maximum occupancy 4 people)	\$100 / night per person; Maximum \$300 / night plus \$100 Cleaning Fee / Stay
<b>Trailer Parking</b> - electrical & water hookup (NO Black Water or Gray Water dumping on the Ranch)	\$30 / night

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## Cancellation Policy

A full refund of deposit will be returned for cancellations up to 60 days prior to the reserved arrival date. A 50% refund will be given for cancellations made between 30 and 60 days of the reserved arrival date. Hunters cancelling their reservation less than 30 days prior to the arrival date will forfeit 100% of their deposit.

Agreed & accepted:

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_