

Retriever Ridge Liability Waiver & Release Agreement

Property Owner: Christopher and Sherri Litten DBA Retriever Ridge, LLC

Property Address: 12844 County Road 9, Newport, Ohio

Renter/Guest (Participant): _____

1. Acknowledgment of Risks

I, the undersigned, acknowledge that participation in activities at Retriever Ridge involves inherent risks that may result in injury, illness, property damage, or death. These activities include, but are not limited to:

- **Hunting & Shooting** – handling firearms, bows, or other weapons, with risks of accidental discharge, ricochet, hearing or vision damage, or serious injury.
- **Outdoor Recreation** – hiking, running, biking, or similar activities, with risks from uneven terrain, falls, exposure to wildlife, insects, and weather conditions.
- **Motor-Powered Vehicles** – operation or riding of ATVs, UTVs, dirt bikes, or similar vehicles, with risks including collisions, rollovers, mechanical failure, or operator error.
- **General Property Use** – risks associated with natural hazards, water features, vegetation, and other environmental conditions.

2. Assumption of Risk

I freely and voluntarily assume all risks associated with my participation in activities at Retriever Ridge, whether caused by my actions, the actions of others, the condition of the property, or the ordinary negligence of the Property Owner.

3. Release & Waiver of Liability

In consideration for being permitted access to Retriever Ridge, I hereby release and discharge the Property Owner, their family, employees, contractors, and agents from any and all claims, demands, or causes of action arising from injury, death, or property damage connected to my participation, including those caused by ordinary negligence.

4. Indemnification

I agree to indemnify and hold harmless the Property Owner from any liability, damages, costs, or attorney's fees arising out of my participation, including claims brought by third parties as a result of my actions.

5. Rules & Safety Obligations

I agree to:

- Follow all safety instructions provided by the Property Owner.
- Use protective equipment where required (e.g., helmets, hearing/eye protection).
- Operate firearms, bows, and vehicles in a safe and responsible manner.
- Not consume drugs or alcohol before or during participation in hunting, shooting, or vehicle operation.
- Respect property boundaries, natural resources, and wildlife.
- Receive emergency medical treatment in the event of injury or illness and agree to be responsible for all related costs.

6. Binding Agreement

This agreement is binding upon me, my heirs, executors, administrators, and assigns. I understand that I am giving up substantial legal rights by signing this document, and I sign voluntarily and of my own free will.

7. Minors / Children Under 18

I acknowledge that minors under the age of 18 cannot legally waive liability on their own behalf. As the parent or legal guardian of the minor(s) listed below, I consent to their participation in activities at Retriever Ridge, including but not limited to hunting, shooting, hiking, biking, running, and use of motor-powered vehicles. I accept full responsibility for the supervision, safety, and conduct of the minor(s), and I voluntarily assume all risks and agree to release, indemnify, and hold harmless the Property Owner from any and all claims or liability related to their participation.

Minor's Name(s) and Age(s): _____

Parent/Guardian Name: _____ Parent/Guardian Signature: _____

8. Participant Information

Address: _____ Phone: _____ Email: _____

Printed Name: _____ Signature: _____ Date: _____