

Recording Requested by Fresno County Board of Supervisors

When recorded return to
 Fresno County
 Department of Public Works and Planning
 Development Services and Capital Projects Division
 Stop # 214
 Attention Policy Planning Unit, **ALCC No. 8340**
 Derek Chambers
 No Recording Fee Pursuant to Government Code Section 27383

This Area for Recorder's Use Only

RESCISSION AND SIMULTANEOUS ENTRY INTO NEW LAND CONSERVATION CONTRACT

Incorporating Board of Supervisors Resolution by reference

THIS LAND CONSERVATION CONTRACT IS MADE AND EXECUTED THIS 16th day of November, 2021 by and between Rusty Rose, LLC, a California Limited Liability Company, hereinafter referred to as "Landowner" and the COUNTY OF FRESNO, a political subdivision of the State of California, hereinafter referred to as "County".

WITNESSETH:

WHEREAS, Landowner possesses certain real property located in the County of Fresno, State of California, hereinafter referred to as "the Subject Property," and more particularly described in Exhibit "A" attached hereto and by this reference incorporated herein; and

WHEREAS, the Subject Property is devoted to commercial agricultural use; and

WHEREAS, the Board of Supervisors by Resolution has agreed to the rescission and simultaneous entry, pursuant to Government Code Section 51257 to allow this Contract (ALCC Number 8340) to be entered **replacing and superceding as to the Subject Property ALCC Number 365** recorded February 27, 1969 as Instrument Number 13853, Book 5665, Pages 150 through 177 and **ALCC Number 1945** recorded February 26, 1970 as Instrument Number 13855, Book 5764, Pages 744 through 748 and **ALCC Number 1946** recorded February 26, 1970 as Instrument Number 13854, Book 5764, Pages 739 through 743 of the Official Records of Fresno County, California; and

WHEREAS; the Subject Property is located in an agricultural preserve heretofore established by the County and designated as the **Westside Number 103**.

NOW, THEREFORE, both Landowner and County, in consideration of the mutual promises, covenants and conditions to which reference is made herein and the substantial public benefits to be derived therefrom, do **hereby rescind the above-referenced Contracts as to the Subject Property** referenced above and further agree as follows:

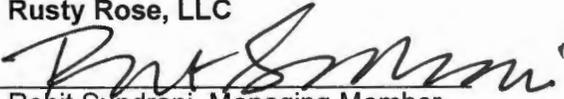
FIRST: This is a new Contract between the Landowner and the County of Fresno. The Subject Property shall be subject to all restrictions and conditions of the Interim Guidelines adopted by Resolution by the Board of Supervisors of Fresno County, California on May 25, 2004, as well as the Williamson Act Permitted Uses, Compatible Uses, and Conditioned Compatible Uses adopted by Resolution by the Board of Supervisors of Fresno County, California on March 13, 2012, and IT IS MUTUALLY AGREED THAT the conditions and restrictions set forth in said Resolutions are adopted and incorporated herein and made a part hereof as fully as though set forth herein at length and that Landowner will observe and perform said provisions. This Contract will be subject to all ordinances adopted by the Board of Supervisors when the Contract is automatically renewed on January first of each year.

SECOND: The minimum acreage for new parcels described in Paragraph Seven of the Board of Supervisors' Resolution shall be **20 acres**.

THIRD: This Contract shall be effective as of the date of execution by the Chairman and considered for property tax purposes as of the first day of January 2022.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first hereinabove written.

LANDOWNER
Rusty Rose, LLC


Rohit Sundrani, Managing Member

6422 N. Sonnyside Ave

Clovis, CA 93619

Mailing Address

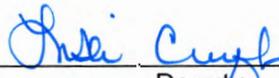
COUNTY OF FRESNO



Steve Brandau, Chairman of the Board of
Supervisors of the County of Fresno

ATTEST:
Bernice E. Seidel
Clerk of the Board of Supervisors
County of Fresno, State of California

By: _____


Deputy

FOR ACCOUNTING USE ONLY:

ORG No.:
Account No.:
Requisition No.:

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Fresno)

On November 17, 2021 before me, Lisa K. Craft, Notary Public
(insert name and title of the officer)

personally appeared Steve Brandon
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Lisa K. Craft (Seal)



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Fresno)

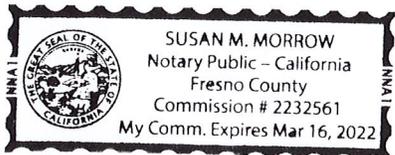
On 08/26/2021 before me, Susan M. Morrow, Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Rohit Sundrani
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Signature]
Signature of Notary Public

2232561
Expires Mar. 16, 2022

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document land conservation contract new
Title or Type of Document: Williamson Act Contract #8340 Document Date: 08/26/2021
Number of Pages: _____ Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: Rohit Sundrani
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____

Signer Is Representing: Rusty Rose, LLC

Signer Is Representing: _____

RUSTY ROSE, LLC
RESULTING

EXHIBIT "A"

The land referred to herein below is situated in the County of Fresno, State of California, and is described as follows:

All that portion of Section 24, Township 17 South, Range 15 East, Mount Diablo Base and Meridian, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot 8 of Home Acres Subdivision, on file in Book 4, Page 2 of Record of Surveys, Fresno County Records, said corner being a point on the North line of said Section 24 and being located N.89°46'40"W. a distance of 2642.25 feet more or less from the northeast corner of Section 24; thence S.00°46'19"W. , along the east line of Lots 8, 25, 40, 57, 72, 89, 104 and 121, a distance of 5213.49 feet to the Northwest corner of that certain real property described in Document No. 27059, recorded in Book S297 Page 747, Official Records Fresno County; thence N.87°30'15"W. a distance of 382.09 feet to a point on the easterly right of way of the San Luis Canal; thence along said easterly right of way N.26°35'15"W. a distance of 74.90 feet; thence N.63°37'15"W. a distance of 99.99 feet; thence N.26°35'15"W. a distance of 3050.41 feet; thence N.18°09'15"W. a distance of 409.37 feet; thence N.18°09'15"W. a distance of 16.50 feet; thence N.06°25'15"W. a distance of 424.57 feet; thence N.00°41'15"W. a distance of 838.05 feet; thence continuing along said easterly right of way, N.00°40'45"E. a distance of 630.86 feet to the southwest corner of that certain parcel of land conveyed to Westlands Water District, September 26, 1967 in Book 5484, Page 172, as Document No. 65056, Official Record Fresno County, thence along the southerly boundary thereof, S.89°46'40"E. a distance of 140.00 feet; thence along the easterly boundary thereof, N.00°40'45"E. a distance of 70.00 feet to a point on the north line of said Section 24, S.89°46'40"E. a distance of 1982.25 feet; to the POINT OF BEGINNING.

Containing 189.54 Acres More or Less

END OF DESCRIPTION

This description was prepared by me or under my direction.



Nicholas A. Vanlandingham

Date January 10, 2020

