

Recording Requested by )  
County of Santa Barbara )  
\_\_\_\_\_)  
When Recorded Return to the )  
Clerk of the Board of Supervisors )  
County of Santa Barbara )  
105 East Anapamu Street )  
Santa Barbara, California 93101 )  
\_\_\_\_\_)

SHORT FORM LAND CONSERVATION CONTRACT  
Incorporating Board of Supervisors Resolutions and  
Long Form Contract by Reference  
**17AGP-00000-00013**

THIS LAND CONSERVATION CONTRACT is made by and between the Tri-M Rental Group, LLC, hereinafter referred to as "OWNER," and the COUNTY OF SANTA BARBARA, a political subdivision of the State of California, hereinafter referred to as "COUNTY."

WITNESSETH:

WHEREAS, OWNER possesses certain real property situated in the County of Santa Barbara, 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;

WHEREAS, THE SUBJECT PROPERTY is now devoted to agricultural uses and uses compatible therewith; and

WHEREAS, the parties hereto desire to create an "agricultural preserve," consisting of THE SUBJECT PROPERTY, to be established by COUNTY by resolution and by this contract, and to be designated as the **Tri-M Rental Group Agricultural Preserve, 17AGP-00000-00013,**

**Lot 1 of Lot Line Adjustment No. 16LLA-00000-00005, recorded March 5, 2020, as Instrument No. 2020-0011355, 293.63 acres gross, replacing a portion of 70-AP-158 and 69-AP-088 with zoning of AG-II-100 and AC Comprehensive Plan designation restrictions.**

NOW, THEREFORE, both OWNER and COUNTY, in consideration of the mutual promises, covenants, and conditions to which reference is made herein and substantial public benefits to be derived therefrom, do hereby agree as follows:

FIRST: THE SUBJECT PROPERTY shall be subject to all restrictions and conditions adopted or to be adopted by resolutions and minute orders by the Board of Supervisors of the County of Santa Barbara, California, including without limitation those recorded on November 5, 1971, as Inst. No. 36187, Bk. 2371, pg. 404; January 3, 1972, as Inst. No. 57, Bk. 2381, page 794; October 30, 1974, as Instr. No. 38788, Bk. 2539, pg. 258; November 10, 1975, as Instr. Nos. 40442 and 40443, Bk. 2592, pgs. 1763 and 1767; December 11, 1975, as Instr. No. 44871, Bk. 2595, pg. 2134; May 20, 1977, as Reel No. 77-24881; July 11, 1977, Reel No. 77-34734; November 14, 1978, Reel No. 78-52990; October 15, 1980, Reel No. 80-41873; and November 2, 2007, Reel No. 2007-0077408 of the Official Records of the County of Santa Barbara, California, and IT IS MUTUALLY AGREED that the conditions and restrictions set forth in said resolutions and minute orders are adopted and incorporated herein and made a part hereof as though fully set forth herein at length, and the OWNER will observe and perform said provisions.

SECOND: In consideration of the promises, OWNER shall indemnify and save harmless COUNTY from and against any and all claims, liability, suits, damages, costs including reasonable attorney's fees, losses and expenses in any manner resulting from, arising out of, or

connected with the use of any Surveyor's Map depicting the preserve and the description of THE SUBJECT PROPERTY attached hereto.

THIRD: This Contract shall be effective as of the first day of January, 2021 and shall remain in effect for a period of ten (10) years from each succeeding January first.

IN WITNESS WHEREOF, the County of Santa Barbara has executed this Contract on \_\_\_\_\_.

COUNTY OF SANTA BARBARA

BOARD OF SUPERVISORS

By: \_\_\_\_\_  
Gregg Hart, Chair

Attest:  
MONA MIYASATO  
County Executive Officer  
Clerk of the Board of Supervisors


By: \_\_\_\_\_  
Deputy Clerk


Approved As To Form:  
MICHAEL C. GHIZZONI  
COUNTY COUNSEL

By: \_\_\_\_\_  
Deputy County Counsel

OWNER

Tri-M Rental Group, LLC

By:   
Abel Maldonado, Sr., Manager

By:   
Frank Maldonado, Manager

**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.

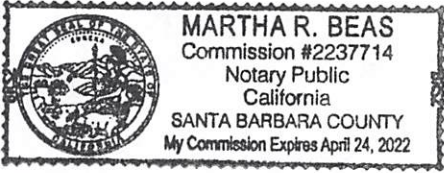
State of California  
County of Santa Barbara

}

On Nov 18, 2020 before me, Martha R. Beas, Notary Public,  
Date Here Insert Name and Title of the Officer

personally appeared Abel Maldonado SR + Frank Maldonado  
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 Martha R Beas  
Signature of Notary Public

Place Notary Seal and/or Stamp Above

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_  
Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_  
Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_  
 Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_  
 Partner –  Limited  General  Partner –  Limited  General  
 Individual  Attorney in Fact  Individual  Attorney in Fact  
 Trustee  Guardian of Conservator  Trustee  Guardian of Conservator  
 Other: \_\_\_\_\_  Other: \_\_\_\_\_  
Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_

EXHIBIT A  
AGRICULTURAL PRESERVE  
17AGP-00000-00013

**LEGAL DESCRIPTION**

APN# Portion of 129-030-014, Portion of 129-030-020, Portion of 129-040-002, Portion of 129-040-008,  
Portion of 129-040-016, Portion of 129-040-017

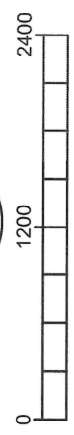
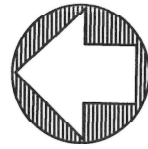
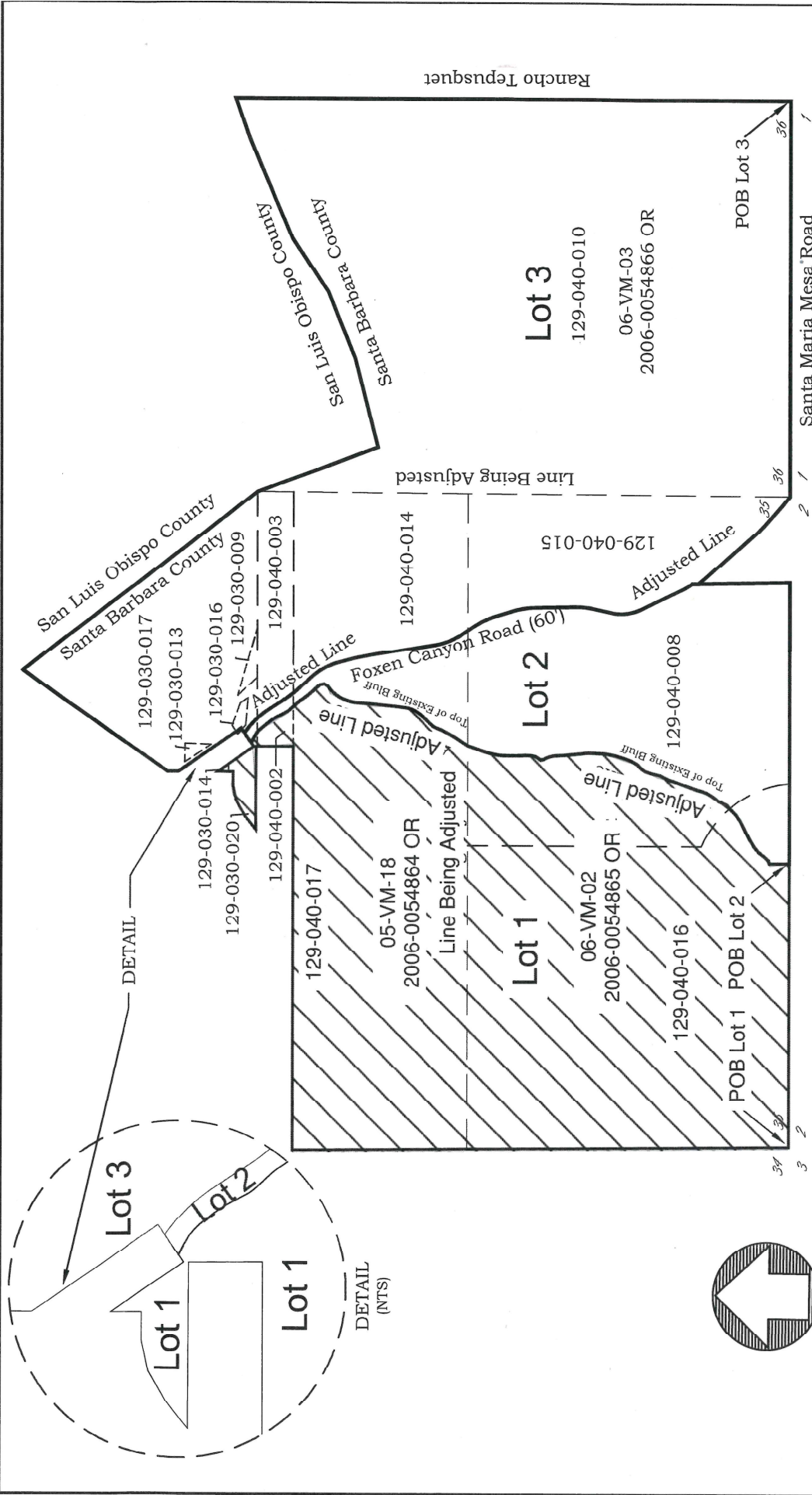
Lot One of Lot Line Adjustment No. 16LLA-00000-00005 recorded March 5, 2020, as Instrument No.  
2020-0011355 Official Records in the County of Santa Barbara, State of California.

APPROVED AS TO FORM  
AND SURVEY CONTENT

*A Jevremovic*  
ALEKSANDAR JEVREMOVIC  
COUNTY SURVEYOR  
-LICENSE EXP. 2/31/2021



*9/11/2020*

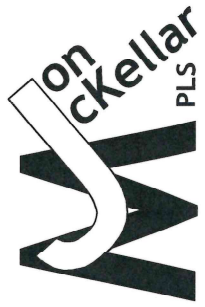


Scale 1" = 1200'

**Tri-M Rental Group Replacement Contract**  
 Agricultural Preserve No:  
 17AGP-00000-00013

Approved by the County Board of Supervisors  
 Resolution No. \_\_\_\_\_  
 Passed and Adopted \_\_\_\_\_

Mona Miyasato  
 Clerk of the Board of Supervisors  
 By: \_\_\_\_\_ Deputy



A Professional Land Surveying & Consulting Company  
 PO Box 2341  
 Santa Maria, CA 93457  
 805-680-1895 jon@mckellar.com  
 http://www.jonmckellar.com

Rancho Tepusquet

**Lot 3**  
 129-040-010  
 06-VM-03  
 2006-0054866 OR

**Lot 2**  
 129-040-015  
 129-040-008  
 06-VM-02  
 2006-0054865 OR

**Lot 1**  
 129-040-017  
 05-VM-18  
 2006-0054864 OR

129-030-017  
 129-030-013  
 129-030-016  
 129-030-009  
 129-040-003  
 129-030-014  
 129-030-020  
 129-040-002

San Luis Obispo County  
 Santa Barbara County

San Luis Obispo County  
 Santa Barbara County

Santa Maria Mesa Road

POB Lot 3

POB Lot 1 POB Lot 2

Line Being Adjusted

Foxen Canyon Road (60')

Line Being Adjusted

Line Being Adjusted

Adjusted Line

Adjusted Line

Line Being Adjusted

DETAIL

DETAIL (NTS)