

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
19AGP-00000-00013

THIS LAND CONSERVATION CONTRACT, is made by and between the JUNE S. WALLER REVOCABLE TRUST, 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;
and

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 **Waller Agricultural Preserve, 19AGP-00000-00013, Assessor Parcel Numbers 113-140-003 and 113-140-011, 155.32 acres; replacing a portion of 72AP148 with zoning of AG-II-100, and A-II** 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.

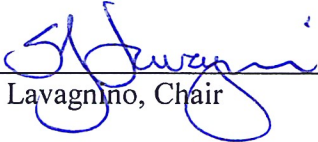
THIRD: This Contract shall be effective as of the first day of January, 2020 and shall remain in effect for a period of ten (10) years from each succeeding January first.

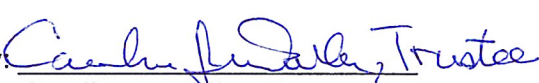
IN WITNESS WHEREOF, the County of Santa Barbara has executed this Contract on December 17, 2019.

COUNTY OF SANTA BARBARA


OWNER

BOARD OF SUPERVISORS

By: 
Steve Lavagnino, Chair


By: , Trustee
Caroline J. Waller, Trustee

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

By: 
Deputy Clerk
Sheila de la Guerra

Approved As To Form:

MICHAEL C. GHIZZONI
County Counsel

By: 
Deputy County Counsel
Bo Bae

ACKNOWLEDGMENT

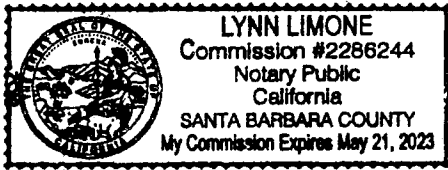
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy or validity of that document.

State of California)
)
County of San Luis Obispo)

On November 20, 2019, before me, Lynn Limone, Notary Public, personally appeared CAROLINE J. WALLER who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, 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.



Lynn Limone

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 12-17-19 before me, Sheila de la Guerra, a Deputy Clerk, personally appeared SUPERVISOR STEVE LAVAGNINO, CHAIR OF THE BOARD OF SUPERVISORS, who proved to me on the basis of satisfactory evidence to be the person(s) whose names(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 State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Sheila de la Guerra
Signature

(Seal)

AGRICULTURAL PRESERVE

19AGP-00000-00013

LEGAL DESCRIPTION

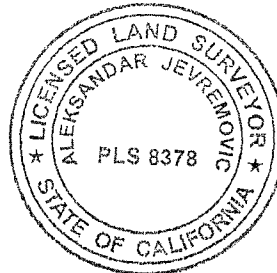
APN# 113-140-011, 113-140-003

All that portion of Subdivisions 116 and 117 of the Rancho Guadalupe, in the County of Santa Barbara, State of California, as shown on the "Map of the Subdivision of the Rancho Guadalupe, Santa Barbara Co. and San Luis Obispo County, California, surveyed and subdivided by J. T. Stratton, Nov., 1871" recorded in the office of the County Recorder as said County, March 8, 1880, in Book "B", at Page 422 of Miscellaneous Records, as described in the Grant to L.D. Waller recorded February 25, 1935 in Book 321, Page 397 Official Records of said County, lying northerly of the northerly line of the land described in the Grant to the Southern Pacific Railroad Company recorded July 29, 1899 in Book 67, Page 338 Deeds, records of said County,

Excepting therefrom all that land conveyed to the County of Santa Barbara by Grant Deed recorded December 4, 1968 in Book 2254, Page 316 Official Records, in the office of the County Recorder of said County and State.

APPROVED AS TO FORM
AND SURVEY CONTENT

AJenemovic
ALEKSANDAR JEVREMOVIC
COUNTY SURVEYOR
LICENSE EXP. 12/31/2019



11/8/2019

19AGP-00000-00013
APN: 113-140-003, 113-1140-011

Brown Road

Sub 118

Sub 116

Sub 117

113-140-002

113-140-003

113-140-004

Ray Road

SPRR (50' wide) per 133 DD 289

SPRR (100' wide) per 67 DD 338

Betteravia Road

113-140-007

113-140-011

113-140-005

113-140-009

113-140-008



NORTH

