

Recording requested by:
Hamner, Jewell & Associates
Government Real Estate Services

When recorded, mail to:
City of Kerman
Attn: Michael Barajas
Public Works Director
850 S. Madera Avenue
Kerman, CA 93630

Exempt from the \$75 Building and Jobs Act Fee per Gov't Code § 27388.1(2)(D) Public Agency
No fee pursuant to Government Code § 6103
No Documentary Transfer Tax per R&T Code § 11922
No Recording Fee per Government Code § 27383

**EASEMENT DEED
(Public Pedestrian and Sidewalk)**

APN: 023-220-08S

For a valuable consideration, receipt of which is hereby acknowledged,

Jagrup S. Sidhu and Sukhdev K. Sidhu, as Co-Trustees under that certain Trust Agreement dated November 10, 2009, creating "The J. S. and S. K. Sidhu Family 2009 Revocable Trust" (hereinafter collectively referred to as "Grantor"),

hereby grants to the

City of Kerman, a California municipal Corporation (hereinafter referred to as "Grantee"),

A permanent public pedestrian and sidewalk easement for the construction and maintenance of a public sidewalk and, at City's sole discretion, the right to plant and maintain grass, shrubs, trees and other vegetation upon, over, under, through, and across that certain property situated in the City of Kerman, County of Fresno, State of California legally described in Exhibit A and depicted in Exhibit B, each attached hereto and incorporated herein (the "Pedestrian Easement Area").

Grantor shall not construct, nor permit others to construct, any facilities which conflict with City's ability to use the Easement Areas for all purposes herein granted.

Grantor represents and warrants it is the owner of the real property upon which the easements are located and is authorized to execute this Deed and that no additional signatures are required to effectuate this easement conveyance.

Executed this 30 day of October, 2024.

GRANTOR:

Jagrup S. Sidhu and Sukhdev K. Sidhu, as Co-Trustees under that certain Trust Agreement dated November 10, 2009, creating "The J. S and S. K. Sidhu Family 2009 Revocable Trust

By: Jagrup S. Sidhu
Jagrup S. Sidhu
Co-Trustee

By: Sukhdev K. Sidhu
Sukhdev K. Sidhu
Co-Trustee

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

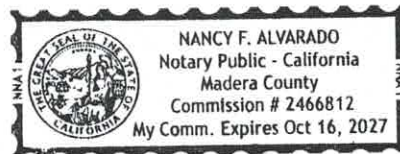
County of Fresno

On October 30, 2024 before me, Nancy F. Alvarado, Notary Public, personally appeared Jagrup S. Sidhu, 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 signatures(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] (Seal)



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

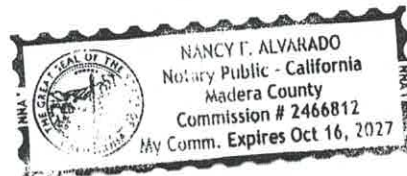
County of Fresno

On October 30, 2024 before me, Nancy F. Alvarado, Notary Public, personally appeared Sukhdev K. Sidhu, 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 signatures(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] (Seal)



CERTIFICATE OF ACCEPTANCE

This is to certify that the City of Kerman hereby accepts for public purposes the real property, or interest therein, described in that deed dated _____, from Jagrup S. Sidhu and Sukhdev K. Sidhu, as Co-Trustees under that certain Trust Agreement dated November 10, 2009, creating "The J. S. and S. K. Sidhu Family 2009 Revocable Trust" collectively Grantor therein, to the City of Kerman, a municipal Corporation, grantee therein, is hereby accepted pursuant to a Resolution of the City Council of the City of Kerman adopted on _____. The City of Kerman consents to the recordation of said Grant Deed by its authorized officer.

In Witness Whereof, I have hereunto set my hand this ____ day of _____, 20 ____.

City of Kerman, a California municipal Corporation

By: _____

Name _____

Title _____

ATTEST:

By _____

Name:

Title:

Exhibit "A"

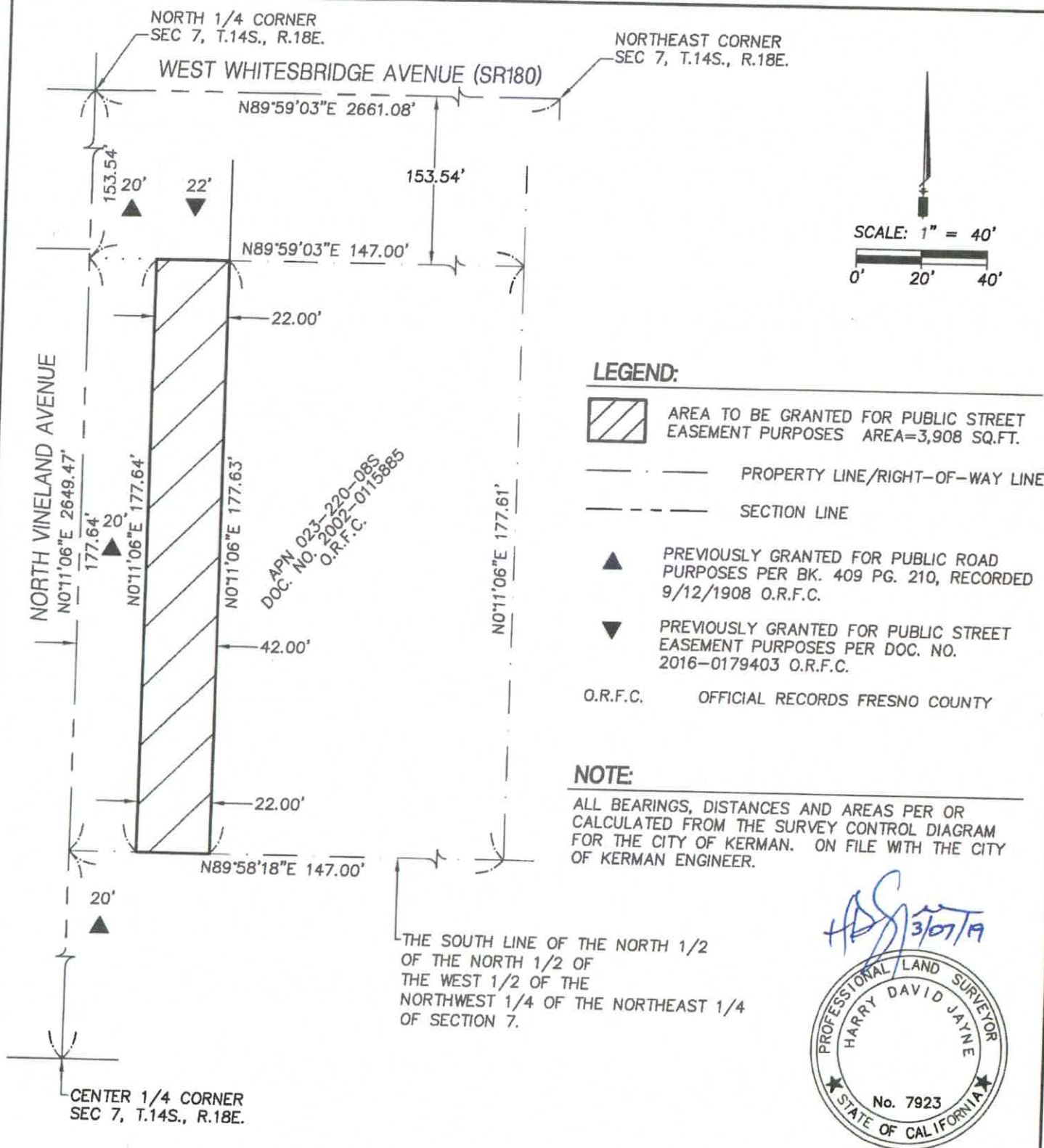
The East 22.00 feet of the West 42.00 feet of the West 147 feet of the North half of the North half of the West half of the Northwest quarter of the Northeast quarter of Section 7, Township 14 South, Range 18 East, Mount Diablo Base and Meridian, according to the Official United States Government Township Plat thereof, in the City of Kerman, County of Fresno, State of California.

EXCEPTING THEREFROM the North 153.54 feet thereof.

Containing an area of 3,908 square feet, more or less.



4/5 [Signature] 3/07/19



**YAMABE & HORN
ENGINEERING, INC.**

2985 N. BURL AVENUE
SUITE 101
FRESNO, CA 93727

TEL (559) 244-3123
FAX (559) 244-3120

Ref. & Rev.

CITY OF KERMAN

EXHIBIT "B"
WHITESBRIDGE & VINELAND
PUBLIC ROAD EASEMENT DEDICATION

Dr. By: RBW

Ch. By: HDJ

Date: 5/08/18

YH Job No. 17-112

Sheet No. 1

of 1 Sheets