

RECORDING REQUESTED BY
COUNTY OF SONOMA
First American Title Company
Order No. 4904-6964424

.....
WHEN RECORDED, RETURN TO:
EXECUTIVE SECRETARY
SONOMA COUNTY
PUBLIC INFRASTRUCTURE
400 Aviation Boulevard, Suite 100
Santa Rosa, CA 95403

No Documentary Transfer Tax per
R&T Code 11922

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Project Name: Asti Permanent Bridge Construction

APN: (portion) 117-080-037

Dated: _____

Record free per Gov. Code
6103. Required by Sonoma
County Public Infrastructure
project.

GRANT DEED

SYDNEY SCIAINI, AS SURVIVING SPOUSE, (hereinafter referred to as
"Grantor"),

GRANTS TO: THE COUNTY OF SONOMA, A POLITICAL SUBDIVISION
OF THE STATE OF CALIFORNIA,

all that real property situated in the unincorporated area of the County of Sonoma, State of California,
described and depicted as follows:

SEE EXHIBIT'S "A" and "B" ATTACHED
HERETO AND MADE A PART HEREOF

By: 
Sydney Sciaini, as Surviving Spouse

(Attach notary acknowledgement + Certificate of Acceptance)

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 Sonoma

On July 21, 2025 before me, M. Demers, Notary

Public, personally appeared Sydney Sciaini

_____ 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 _____

(Seal)

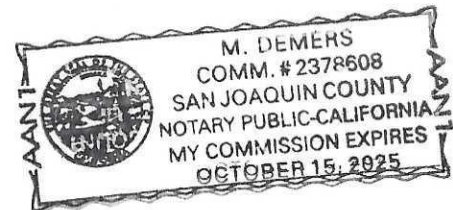


EXHIBIT 'A'
COUNTY RIGHT OF WAY

Lying within the Rancho Musalacon, County of Sonoma, State of California and being a portion of the lands of Sydney Sciaini, as described in that Affidavit recorded under Document Number 2013-028836, Sonoma County Records, being Lot 1 as shown on Parcel Map Number 3127 filed in Book 175 of Maps at Page 18, Sonoma County Records, said portion is more particularly described as follows:

Beginning at the northerly most corner of said Lot 1, from which an untagged 1/2" iron pipe as shown on said Parcel Map Number 3127 bears North 36°35'15" East 24.97 feet (North 33°39'40" East 25.00 feet per said Parcel Map) and from which a 1/2" iron pipe tagged PLS 3665 as shown on said Parcel Map Number 3127 bears South 36°35'15" West 344.81 feet (South 33°39'40" East 345.00 feet as calculated per said Parcel Map); thence along the northeasterly boundary of said Lot 1, South 55°57'11" East 167.76 feet; thence leaving said northeasterly boundary, South 33°10'26" West 26.11 feet; thence North 82°31'44" West 62.85 feet; thence South 33°33'34" West 604.44 feet to the southwesterly boundary of said lands said Lot 1; thence along said southwesterly boundary, North 55°56'42" West 146.32 feet to the westerly most corner of said Lot 1; thence along the northwesterly boundary of said Lot 1, North 36°35'15" East 659.27 feet to the POINT OF BEGINNING.

Containing 2.00 Acres more or less.

END OF DESCRIPTION

The basis of bearings for this description is the California Coordinate System of 1983, Zone 2, Epoch 2017.50. Distances are Grid. To obtain ground distances, divide by 0.9999226022.

Being a portion of APN 117-080-037.

Prepared by Cinquini & Passarino, Inc.



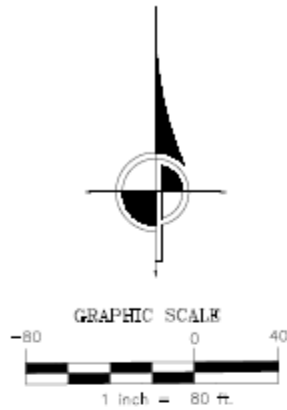
Mathew Dudley, PLS 9396



2/28/2024

Date

EXHIBIT 'B'



LANDS OF
DILLEY & FOSTER
DN 2022-006924
APN 117-080-012

N36°35'15"E
24.97' LANDS OF
RANKIN & MONE
DN 2016-029963
APN 117-080-031

RIVER ROAD

ROAD

POINT OF BEGINNING

S55°57'11"E
167.76'

N82°31'44"W
62.85'

S33°10'26"W
26.11'

PLS 3665

SCHOOL

DESCRIBED AREA
2.00± ACRES

LANDS OF
SCIAINI
DN 2013-028836
APN 117-080-037

PARCEL MAP No. 3127
175 MAPS 18

LOT 1

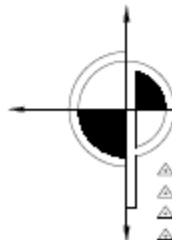
WASHINGTON

N55°56'42"W
146.32'

LANDS OF
E. & J. GALLO WINERY, INC.
DN 2018-022350
APN 118-020-014,
118-040-001

LEGEND

- FOUND 1/2" IRON PIPE, NO TAG
UNLESS OTHERWISE SPECIFIED



CINQUINI & PASSARINO, INC.
LAND SURVEYING

1360 No. Dutton Ave.
Santa Rosa, Ca. 95401
Phone: (707) 542-6268
Fax: (707) 542-2106
WWW.CINQUINIPASSARINO.COM

THIS DIAGRAM IS FOR GRAPHIC
PURPOSES ONLY. ANY ERRORS
OR OMISSIONS SHALL NOT
AFFECT THE LEGAL DESCRIPTION.

JOB NAME: ASTI BRIDGE CROSSING	DRAWN BY: CBS	CHECKED BY: MDD
DESCRIPTION: COUNTY RIGHT OF WAY	SCALE: 1" = 80'	DATE: 3-17-23
	JOB #: 9815-22	PAGE: 2 OF 2

CERTIFICATE OF ACCEPTANCE

(Insert)