



ACCOMMODATION RECORDING AGREEMENT

This Accommodation Recording Agreement (this "Agreement") is made as of this Fifteenth day of June, 2026, by and among First American Title Company ("Accommodator") and Santa Rosa High School District, a ("Requesting Party").

1. Requesting Party desires to record the documents itemized below (the "Documents") in the real property records of the County/Parish of Sonoma, State/Commonwealth of CA (the "Public Records") by means of submitting the documents to Recorders Office (the "Recorder"). The Documents are: Grant Deed.

2. Requesting Party is asking Accommodator to serve only as courier to assist in Requesting Party's recording of the Documents in the Public Records, and Accommodator is willing to do so, but only on the terms and conditions contained in this Agreement. Accommodator is not receiving any direct or indirect benefit from serving as courier, and would not have agreed to serve as courier but for the existence and enforceability of this Agreement.

3. Accommodator has not reviewed and will not review the Documents, whether for content, correctness, completeness, recordability, or otherwise. Accommodator has not searched or examined and will not search or examine title to any property, nor has Accommodator made any representation regarding any interest in property that could be affected by the Documents or the effect (if any) that the Documents may have. Requesting Party assumes sole responsibility for the existence and effect (if any) of the Documents, the effect (if any) of recording or not recording the Documents in the Public Records, and the risk of all defects, liens, encumbrances, adverse claims or other matters affecting title to any property that could be affected by the Documents.

4. Accommodator is not acting as title insurer, escrow agent, or closing agent with regard to the Documents, and Accommodator will not be deemed to possess any actual, implied, or imputed knowledge of the content of the Documents or the effect (if any) that they may have. Accommodator has no duty to protect anyone from the effect or lack of effect of the Documents or their recording or lack of recording in the Public Records.

5. Requesting Party represents and warrants to Accommodator that the Documents are not a disparagement or slander of any title, and that the Documents are not being recorded for the purpose of harassment or for any fraudulent or unlawful purpose. Requesting Party authorizes Accommodator to place the following language, or language substantially similar thereto, upon the face of the Documents prior to recordation:

Accommodator submits this document for recordation as a courtesy, for physical convenience only. Accommodator has not examined this document for its validity, sufficiency, or effect, if any, upon title to the real property described herein.

6. Accommodator will submit the Documents to the Recorder as a courtesy. Requesting Party has sole responsibility for paying any fees, charges, or taxes (including but not limited to intangible taxes, excise taxes, and similar obligations) that may be associated with recording the Documents in the Public Records, and Requesting Party has provided Accommodator with payment for any such fees, charges, or taxes contemporaneous with its execution of this Agreement. Requesting Party agrees to reimburse Accommodator for

any fees, charges, or taxes that Accommodator may advance on Requesting Party's behalf with regard to the recording of the Documents.

7. Accommodator agrees that (i) if it acquires actual knowledge that the Recorder has rejected the Documents for recording in the Public Records, Accommodator will give notice of such fact to Requesting Party, and (ii) if the Documents are returned to Accommodator's possession, Accommodator will return the Documents to Requesting Party; however, Accommodator assumes no other duties or obligations with respect to the Documents or any action that the Recorder may or may not take with respect to the Documents.

8. Requesting Party indemnifies and holds Accommodator harmless from and against any and all loss, cost, or damage (including but not limited to reasonable attorneys' fees actually incurred through all levels of trial and appeal) arising out of or resulting from Accommodator's gratuitously assisting Requesting Party with the recording of the Documents in the Public Records.

9. This Agreement constitutes the entire agreement between Accommodator and Requesting Party with regard to the recording of the Documents in the Public Records. Any modifications or amendments hereto must be in writing and signed by both parties. There are no third-party beneficiaries to this Agreement. Accommodator and Requesting Party each respectively represent to the other that the execution, delivery, and performance of this Agreement has been duly approved by all necessary actions. Accommodator and Requesting Party each respectively represent to the other that the person executing this Agreement on such party's behalf has full right, power, and authority to bind such party.

IN WITNESS WHEREOF, each of Requesting Party and Accommodator has executed this Agreement as of the date first set forth above.

Accommodator:
First American Title Company

Requesting Party:
Company or Trust Name, if any:
Santa Rosa High School District

Emily Mossi, Escrow Officer

Lisa August Hulme
Title, if any:

Title, if any:

Requesting Party contact:

Phone: _____

Email address: _____