

File No. 150115

Committee Item No. \_\_\_\_\_

Board Item No. 21

# COMMITTEE/BOARD OF SUPERVISORS

## AGENDA PACKET CONTENTS LIST

Committee: \_\_\_\_\_

Date \_\_\_\_\_

Board of Supervisors Meeting

Date February 10, 2015

### Cmte Board

- |                          |                                     |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Motion                                       |
| <input type="checkbox"/> | <input type="checkbox"/>            | Resolution                                   |
| <input type="checkbox"/> | <input type="checkbox"/>            | Ordinance                                    |
| <input type="checkbox"/> | <input type="checkbox"/>            | Legislative Digest                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Budget and Legislative Analyst Report        |
| <input type="checkbox"/> | <input type="checkbox"/>            | Youth Commission Report                      |
| <input type="checkbox"/> | <input type="checkbox"/>            | Introduction Form                            |
| <input type="checkbox"/> | <input type="checkbox"/>            | Department/Agency Cover Letter and/or Report |
| <input type="checkbox"/> | <input type="checkbox"/>            | MOU  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Information Form                       |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Budget                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Subcontract Budget                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Contract/Agreement                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Form 126 – Ethics Commission                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Award Letter                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Application                                  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Public Correspondence                        |

### OTHER (Use back side if additional space is needed)

- |                          |                                     |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>DPW Order No. 183284</u>                                    |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Planning Letter - 03/13/2014</u>                            |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Tax Certification Block No. 3587 Lot No. 005 07/17/2014</u> |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Final Maps</u>  |
| <input type="checkbox"/> | <input type="checkbox"/>            | _____  |

Completed by: John Carroll Date February 5, 2015

Completed by: \_\_\_\_\_ Date \_\_\_\_\_

1 [Final Map 7980 - 624-628 Guerrero Street]

2

3 **Motion approving Final Map 7980, a six residential unit Condominium Project, located**  
4 **at 624-628 Guerrero Street, being a subdivision of Assessor's Block No. 3587, Lot No.**  
5 **005, and adopting findings pursuant to the General Plan, and the eight priority policies**  
6 **of Planning Code, Section 101.1.**

7

8 MOVED, That the certain map entitled "FINAL MAP 7980", a six residential unit  
9 Condominium Project, located at 624-628 Guerrero Street, being a subdivision of Assessor's  
10 Block No. 3587, Lot No. 005, comprising 4 sheets, approved January 20, 2015, by  
11 Department of Public Works Order No. 183284 is hereby approved and said map is adopted  
12 as an Official Final Map 7980; and, be it

13 FURTHER MOVED, That the San Francisco Board of Supervisors adopts as its own  
14 and incorporates by reference herein as though fully set forth the findings made by the City  
15 Planning Department, by its letter dated March 13, 2014, that the proposed subdivision is  
16 consistent with the objectives and policies of the General Plan and the eight priority policies of  
17 Planning Code, Section 101.1; and, be it

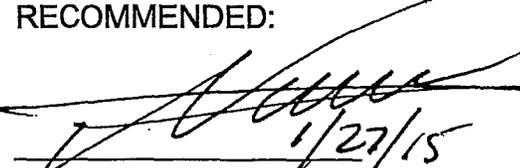
18 FURTHER MOVED, That the San Francisco Board of Supervisors hereby authorizes  
19 the Director of the Department of Public Works to enter all necessary recording information on  
20 the Final Map and authorizes the Clerk of the Board of Supervisors to execute the Clerk's  
21 Statement as set forth herein; and, be it

22 FURTHER MOVED, That approval of this map is also conditioned upon compliance by  
23 the subdivider with all applicable provisions of the San Francisco Subdivision Code and  
24 amendments thereto.

25

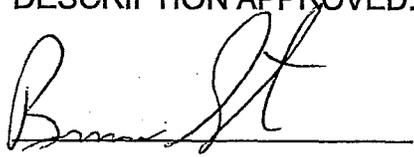
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RECOMMENDED:

  
1/27/15

Mohammed Nuru  
Director of Public Works

DESCRIPTION APPROVED:



Bruce R. Storrs, PLS  
City and County Surveyor

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

City and County of San Francisco

San Francisco Department of Public Works

2015 JAN 28 AM 8:08

Office of the City and County Surveyor  
1155 Market St, 3rd Floor  
San Francisco, Ca 94103  
(415) 554-5827 www.sfdpw.org



Edwin M. Lee, Mayor  
Mohammed Nuru, Director

Bruce R. Storrs, City and County Surveyor

DPW Order No: 183284

CITY AND COUNTY OF SAN FRANCISCO  
DEPARTMENT OF PUBLIC WORKS

APPROVING FINAL MAP 7980, 624-628 GUERRERO ST, A SIX UNIT CONDOMINIUM PROJECT,  
BEING A SUBDIVISION OF LOT 005 IN ASSESSORS BLOCK NO. 3587.

A SIX UNIT CONDOMINIUM PROJECT

The City Planning Department in its letter dated March 13, 2014, stated that the subdivision is in conformity with the General Plan and the Priority Policies of City Planning Code Section 101.1.

The Director of Public Works, the Advisory Agency, acting in concurrence with other City agencies, has determined that said Final Map complies with all subdivision requirements related thereto. Pursuant to the California Subdivision Map Act and the San Francisco Subdivision Code, the Director recommends that the Board of Supervisors approve the aforementioned Final Map.

Transmitted herewith are the following:

1. One (1) paper copy of the Motion approving said map – one (1) copy in electronic format.
2. One (1) mylar signature sheet and one (1) paper set of the "Final Map 7980", each comprising 4 sheets.
3. One (1) copy of the Tax Certificate from the Office of the Treasurer and Tax Collector certifying that there are no liens against the property for taxes or special assessments collected as taxes.
4. One (1) copy of the letter dated March 13, 2014, from the City Planning Department verifying conformity of the subdivision with the General Plan and the Priority Policies set forth in City Planning Code Section 101.1.

It is recommended that the Board of Supervisors adopt this legislation.

RECOMMENDED:

APPROVED:

Bruce R. Storrs, PLS  
City and County Surveyor, DPW

Mohammed Nuru



San Francisco Department of Public Works  
Making San Francisco a beautiful, livable, vibrant, and sustainable city.

cc: File (2)  
Board of Supervisors (signed)  
Tax Collector's Office

APPROVED: January 20, 2015

MOHAMMED NURU, DIRECTOR

1/20/2015

1/20/2015

**X** Bruce R. Storrs

Storrs, Bruce  
City and County Surveyor

**X** Mohammed Nuru

Nuru, Mohammed  
Director, DPW



San Francisco Department of Public Works  
Making San Francisco a beautiful, livable, vibrant, and sustainable city.



RECEIVED

14 MAR 17 AM 10:27

Department of Public Works  
Office of the City and County Surveyor

1155 Market Street, 3rd Floor  
San Francisco, CA 94103

Bruce R. Storrs, City and County Surveyor

Edwin M. Lee, Mayor  
Mohammed Nuru, Director

Fuad S. Sweiss, PE, PLS,  
City Engineer & Deputy Director of Engineering

### TENTATIVE MAP DECISION

*SFW*

Date: December 10, 2013

Department of City Planning  
1650 Mission Street, Suite 400  
San Francisco, CA 94103

| Project ID: 7980                       |             |       |     |
|--|-------------|-------|-----|
| Project Type: 6 Units Condo Conversion |             |       |     |
| Address#                               | Street Name | Block | Lot |
| 624 - 628                              | GUERRERO ST | 3587  | 005 |
| Tentative Map Referral                 |             |       |     |

Attention: Mr. Scott F. Sanchez

The subject Tentative Map has been reviewed by the Planning Department and does comply with applicable provisions of the Planning Code. On balance, the Tentative Map is consistent with the General Plan and the Priority Policies of Planning Code Section 101.1 based on the attached findings. The subject referral is exempt from environmental review per Class 1 California Environmental Quality Act Guidelines.

The subject Tentative Map has been reviewed by the Planning Department and does comply with applicable provisions of the Planning Code subject to the following conditions (Any requested documents should be sent in with a copy of this letter to Scott F. Sanchez at the above address): *NSR FOR 1 NONCONFORMING UNIT.*

The subject Tentative Map has been reviewed by the Planning Department and does not comply with applicable provisions of the Planning Code. Due to the following reasons (Any requested documents should be sent in with a copy of this letter to Scott F. Sanchez at the above address):

**Enclosures:**

- Application
- Print of Tentative Map

Sincerely,

Bruce R. Storrs, P.L.S.  
City and County Surveyor

**PLANNING DEPARTMENT**

DATE 3.13.14

Mr. Scott F. Sanchez, Zoning Administrator

**NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE**

RECORDING REQUESTED BY: )

And When Recorded ~~For~~ )

Name: )

D. Andrew Sirkin

Address: 388 Market Street, Suite 1300

San Francisco, CA 94111

City: )

State: California )

Space Above this Line For Recorder's Use

CONFIRMED COPY of document recorded  
03/10/2014, 2014J848245

on \_\_\_\_\_ with document no \_\_\_\_\_  
This document has not been compared with the original  
SAN FRANCISCO ASSESSOR-RECORDER

*Jerome J. McNamara, Paul Chen, Joseph Serrato, Robert Bradley Williams  
Kelsey McNamara I (We) Elaine Shiang and Margaret Li, Dorothee Ring*

the owner(s) of that certain real property situated in the City and County of San Francisco, State of California more particularly described as follows:

**(PLEASE ATTACH THE LEGAL DESCRIPTION AS ON DEED)**

**BEING ASSESSOR'S BLOCK: 3587; LOT: 005,**

**COMMONLY KNOWN AS: 624-628 Guerrero Street**

hereby give notice that there are special restrictions on the use of said property under Part II, Chapter II of the San Francisco Municipal Code (Planning Code).

Said Restrictions consist of conditions attached to the approval of Condominium Conversion Application No. 2013.1828Q by the Planning Department as a referral from the Department of Public Works, Bureau of Street-Use and Mapping, Project ID: 7980.

The tentative map filed with the present application indicates that the subject building at 624-628 Guerrero Street is a six-unit building located in a RM-2 (Residential, Mixed, Moderate Density) Zoning District. Within the RM-2 Zoning District, a maximum of one dwelling units per 600 square feet of lot area can be considered legal and conforming to the Planning Code. As the subject lot is 3,500 square feet, the subject building consists of 5 legal, conforming units. The remaining unit must be considered a legal, nonconforming dwelling unit. According to Planning Code Section 207.1, Fractional numbers shall be adjusted downward to the next lower whole number of dwelling units.

**The restrictions and conditions of which notice is hereby given are:**

- 1. That one of the six dwelling units shall be designated as nonconforming dwelling units if and when any future expansion occurs. Section 181 of the Planning Code provides

**NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE**

that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

- 2. That the remaining five dwelling units shall remain legal and conforming, subject to all of the restrictions of the Code, and any other applicable City Codes. In case of conflict, the more restrictive City Code shall apply.
- 3. Minor modifications as determined by the Zoning Administrator may be permitted.
- 4. The property owner(s) shall record a copy of these conditions with the Office of the Recorder of the City and County of San Francisco as part of the property records for the block and lot identified above.

The use of said property contrary to these special restrictions shall constitute a violation of the Planning Code, and no release, modification or elimination of these restrictions shall be valid unless notice thereof is recorded on the Land Records by the Zoning Administrator of the City and County of San Francisco.

Dated: 2/26/14 at San Francisco, California.

*Elaine Shiang*

ELAINE SHIANG

(Owner's Signature)

*Margaret Li*

(Owner's Signature)

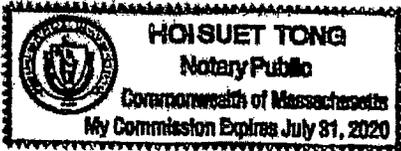
(Owner's Signature)

(Owner's Signature)

(Owner's Signature)

(Owner's Signature)

(Agent's Signature)



*JAST*

**LEGAL DESCRIPTION**

**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

BEGINNING at a point on the Westerly line of Guerrero Street, distant thereon 125 feet Southerly from the Southerly line of 18th Street; running thence Southerly and along said line of Guerrero Street 35 feet; thence at a right angle Westerly 100 feet; thence at a right angle Northerly 35 feet; thence at a right angle Easterly 100 feet to the point of beginning.

BEING a portion of Mission Block No. 78.

APN: Lot 005 of Block 3587

The Commonwealth of Massachusetts

Norfolk ss.

On this 26 day of February, 2014, before me, the undersigned officer, personally appeared Margaret Li, proved to me through evidence of identification, to wit: MA Drivers License, to be the person(s) whose name(s) is/are signed on the attached document, and who acknowledged to me that She signed it voluntarily for its stated purpose.

(Complete if applicable)

as partner(s) for \_\_\_\_\_, a partnership.

Name of Partnership

as \_\_\_\_\_ for \_\_\_\_\_, a corporation.

Title of Officer

Name of Corporation

as attorney in fact for \_\_\_\_\_, the principal.

Name of Principal Signer

as \_\_\_\_\_ for \_\_\_\_\_, a/the

Type of Capacity

Name of Person/Entity

ORIGINAL

OPTIONAL

Although the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document. Be sure to read the "Security Features" on the backside of this certificate.

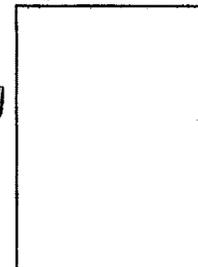
Right Thumbprint

Description of Attached Document(s)

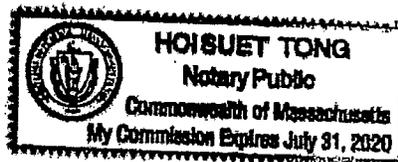
Title or Type of Document: Notice of Special Restrictions under planning

Document Date: 1/1 Number of Pages: code 2

Signer(s) Other Than Named Above: Elaine Shiamy



Hoi Suet Tong  
Commonwealth of Massachusetts  
Commission Expiration: 07/31/2020



The Commonwealth of Massachusetts

Norfolk ss.

On this 26 day of February, 2014, before me, the undersigned officer, personally appeared Elaine Shiang, proved to me through evidence of identification, to wit: MA Drivers License, to be the person(s) whose name(s) is/are signed on the attached document, and who acknowledged to me that she signed it voluntarily for its stated purpose.

(Complete if applicable)

- as partner(s) for a partnership.
as Title of Officer for Name of Corporation, a corporation.
as attorney in fact for Name of Principal Signer, the principal.
as Type of Capacity for Name of Person/Entity, a/the

ORIGINAL

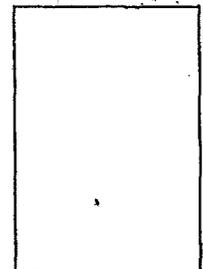
OPTIONAL

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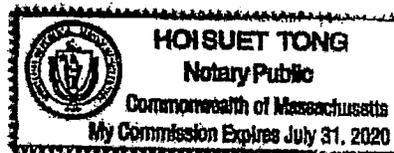
Right Thumbprint

Description of Attached Document(s)

Title or Type of Document: Note of Special Restrictions under Planning Code
Document Date: 1/1 Number of Pages: 2
Signer(s) Other Than Named Above: Margaret Li



Hoi Suet Tong
Commonwealth of Massachusetts
Commission Expiration: 07/31/2020



that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

2. That the remaining five dwelling units shall remain legal and conforming, subject to all of the restrictions of the Code, and any other applicable City Codes. In case of conflict, the more restrictive City Code shall apply.
3. Minor modifications as determined by the Zoning Administrator may be permitted.
4. The property owner(s) shall record a copy of these conditions with the Office of the Recorder of the City and County of San Francisco as part of the property records for the block and lot identified above.

The use of said property contrary to these special restrictions shall constitute a violation of the Planning Code, and no release, modification or elimination of these restrictions shall be valid unless notice thereof is recorded on the Land Records by the Zoning Administrator of the City and County of San Francisco.

Dated: 2/28/2014 at San Francisco, California.

ACKNOWLEDGMENT  
FOLIO ADM 153

Paul Chen Paul Chen  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)

# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of SAN FRANCISCO

On Feb. 26<sup>th</sup> 2014 before me, NIRAJ PATEL (NOTARY PUBLIC)  
(Here insert name and title of the officer)

personally appeared PAUL CHEN

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.

*[Handwritten Signature]*

Signature of Notary Public

(Notary Seal)



## ADDITIONAL OPTIONAL INFORMATION

### DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document (continued))

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

(Additional information)

### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
- Corporate Officer

(Title)

- Partner(s)
- Attorney-in-Fact
- Trustee(s)
- Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - Indicate title or type of attached document, number of pages and date.
  - Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

# NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE

that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

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Dated: 2/21/2014 at San Francisco, California.

 Joseph Serrato  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)

State of California

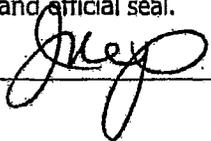
County of San Francisco

On 21st day of February, 2014 before me, Jill Penrod a Notary Public, personally appeared Joseph Serrato, 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.

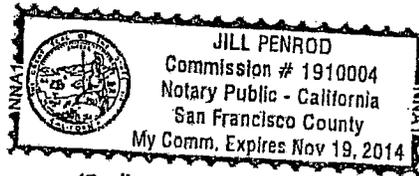
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: \_\_\_\_\_



Name: Jill Penrod  
(typed or printed)



(Seal)

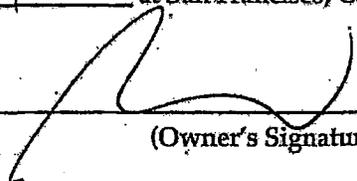
## NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE

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Dated: 02/22/2014 at San Francisco, California.

  
\_\_\_\_\_  
(Owner's Signature) **ROBERT BRADLEY WILLIAMS**

\_\_\_\_\_  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

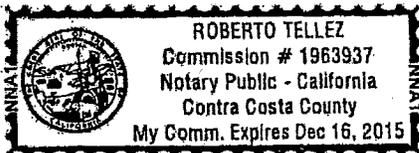
CIVIL CODE § 1189

State of California

County of San Francisco

On 2/22/14 before me, Roberto Tellez, Notary Public

personally appeared Robert Bradley Williams



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: \_\_\_\_\_

Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another 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): \_\_\_\_\_

Individual

Individual

Partner —  Limited  General

Partner —  Limited  General

Attorney in Fact

Attorney in Fact

Trustee

Trustee

Guardian or Conservator

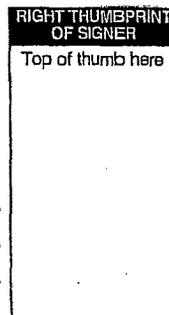
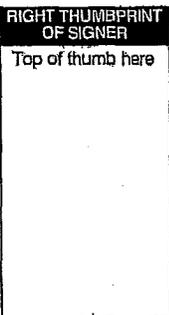
Guardian or Conservator

Other: \_\_\_\_\_

Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



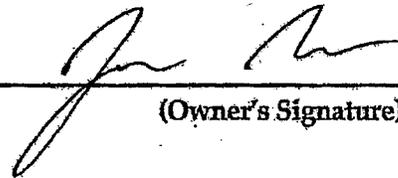
# NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE

that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

2. That the remaining five dwelling units shall remain legal and conforming, subject to all of the restrictions of the Code, and any other applicable City Codes. In case of conflict, the more restrictive City Code shall apply.
3. Minor modifications as determined by the Zoning Administrator may be permitted.
4. The property owner(s) shall record a copy of these conditions with the Office of the Recorder of the City and County of San Francisco as part of the property records for the block and lot identified above.

The use of said property contrary to these special restrictions shall constitute a violation of the Planning Code, and no release, modification or elimination of these restrictions shall be valid unless notice thereof is recorded on the Land Records by the Zoning Administrator of the City and County of San Francisco.

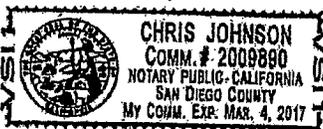
Dated: 2/21/14 at San Francisco, California.

  
\_\_\_\_\_  
(Owner's Signature)

Jerome J. McNamara

\_\_\_\_\_  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)



# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of San Francisco

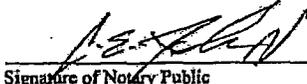
On 2/21/14 before me, Chris Johnson, Notary Public  
(Here insert name and title of the officer)

personally appeared Jerome J. McNamara III

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.

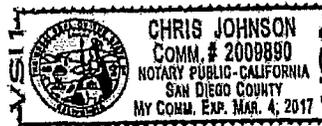
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature of Notary Public

(Notary Seal)



## ADDITIONAL OPTIONAL INFORMATION

### INSTRUCTIONS FOR COMPLETING THIS FORM

*Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

#### DESCRIPTION OF THE ATTACHED DOCUMENT

\_\_\_\_\_  
(Title or description of attached document)

\_\_\_\_\_  
(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

\_\_\_\_\_  
(Additional information)

#### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)  
 Corporate Officer

\_\_\_\_\_  
(Title)

- Partner(s)  
 Attorney-in-Fact  
 Trustee(s)  
 Other \_\_\_\_\_

**NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE**

that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

- 2. That the remaining five dwelling units shall remain legal and conforming, subject to all of the restrictions of the Code, and any other applicable City Codes. In case of conflict, the more restrictive City Code shall apply.
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- 4. The property owner(s) shall record a copy of these conditions with the Office of the Recorder of the City and County of San Francisco as part of the property records for the block and lot identified above.

The use of said property contrary to these special restrictions shall constitute a violation of the Planning Code, and no release, modification or elimination of these restrictions shall be valid unless notice thereof is recorded on the Land Records by the Zoning Administrator of the City and County of San Francisco.

Dated: 2/21/2014 at San Francisco, California.

Kelsey M. Namur Kelsey McNamara  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)

NOTARY ACKNOWLEDGMENT

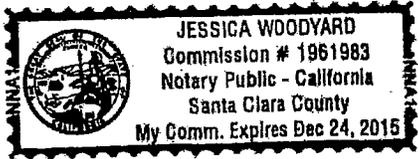
State of California

County of Santa Clara }

On 2/21/14 before me Jessica Woodyard Notary Public  
Here Insert Name and Title of the Officer

personally appeared Kelsey McNamara  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) (s) 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.

seal. WITNESS my hand and official

Signature Jessica Woodyard  
Signature of Notary Public

Place Notary Seal Above

**NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE**

that a nonconforming use, and any structure occupied by such a use shall not be enlarged, intensified, extended or moved to another location, unless the result will be the elimination of the non-conforming use with exceptions outlined under Section 181(b) of the Code.

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The use of said property contrary to these special restrictions shall constitute a violation of the Planning Code, and no release, modification or elimination of these restrictions shall be valid unless notice thereof is recorded on the Land Records by the Zoning Administrator of the City and County of San Francisco.

Dated: 2/22/2014 at San Francisco, California.

Dorothee Ring Dorothee Ring  
(Owner's Signature)

\_\_\_\_\_  
(Agent's Signature)

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

CIVIL CODE § 1189

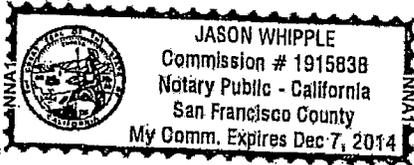
State of California

County of San Francisco

On February 22, 2014 before me, Jason Whipple, Notary Public

personally appeared Dorothee Ring

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: [Signature]  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: Notice of Special Restrictions Under the Planning Code

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): \_\_\_\_\_

Individual

Individual

Partner —  Limited  General

Partner —  Limited  General

Attorney in Fact

Attorney in Fact

Trustee

Trustee

Guardian or Conservator

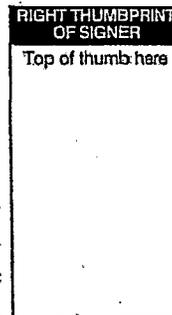
Guardian or Conservator

Other: \_\_\_\_\_

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_





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**I, José Cisneros, Tax Collector of the City and County San Francisco, State of California, do hereby certify that according to the records of my office, there are no liens against the subdivision designated on the map entitled:**

**Block No. 3587 Lot No. 005**

**Address: 624 – 628 Guerrero St.**

**for unpaid City & County property taxes or special assessments collected as taxes.**

A handwritten signature in black ink, appearing to read "José Cisneros", written over a horizontal line.

**José Cisneros**

**Tax Collector**

**Dated this 17th day of July 2014**

**BOARD OF SUPERVISORS' APPROVAL:**

ON \_\_\_\_\_ 20\_\_\_\_ THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, APPROVED AND PASSED MOTION NO. \_\_\_\_\_ A COPY OF WHICH IS ON FILE IN THE OFFICE OF THE BOARD OF SUPERVISORS IN FILE NO. \_\_\_\_\_

**TAX STATEMENT:**

I, ANGELA CALVILLO, CLERK OF THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DO HEREBY STATE THAT THE SUBDIVIDER HAS FILED A STATEMENT FROM THE TREASURER AND TAX COLLECTOR OF THE CITY AND COUNTY OF SAN FRANCISCO, SHOWING THAT ACCORDING TO THE RECORDS OF HIS OR HER OFFICE THERE ARE NO LIENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES.

DATED \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

CLERK OF THE BOARD OF SUPERVISORS  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**CLERK'S STATEMENT:**

I, ANGELA CALVILLO, CLERK OF THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DO HEREBY STATE THAT SAID BOARD OF SUPERVISORS BY ITS MOTION NO. \_\_\_\_\_ ADOPTED \_\_\_\_\_ 20\_\_\_\_ APPROVED THIS MAP ENTITLED "FINAL MAP 7980." IN TESTIMONY WHEREOF, I HAVE HEREUNTO SUBSCRIBED MY HAND AND CAUSED THE SEAL OF THE OFFICE TO BE AFFIXED.

BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
CLERK OF THE BOARD OF SUPERVISORS  
CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

**APPROVED AS TO FORM:**

DENNIS J. HERRERA, CITY ATTORNEY

BY: \_\_\_\_\_  
DEPUTY CITY ATTORNEY  
CITY AND COUNTY OF SAN FRANCISCO

**APPROVALS:**

THIS MAP IS APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

BY ORDER NO. \_\_\_\_\_ DATE: \_\_\_\_\_  
MOHAMMED NURU  
DIRECTOR OF PUBLIC WORKS AND ADVISORY AGENCY  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**SURVEYOR'S STATEMENT:**

THIS MAP WAS PREPARED BY ME, OR UNDER MY DIRECTION, AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE. AT THE REQUEST OF JERRY MCNAMARA IN AUGUST OF 2013, I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.



DATE: DECEMBER 3, 2014  
Richard L. Langford  
RICHARD L. LANGFORD, P.L.S. 6895  
LICENSE EXPIRATION DATE: JUNE 30, 2015

**OWNERS' STATEMENT:**

WE HEREBY STATE THAT WE ARE THE ONLY OWNERS OF THE REAL PROPERTY SUBDIVIDED AND SHOWN ON THIS MAP, AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP ENTITLED "FINAL MAP 7980." IN WITNESS WHEREOF, WE, THE UNDERSIGNED, HAVE CAUSED THIS STATEMENT TO BE EXECUTED.

OWNERS:

Joseph Serrato JOSEPH SERRATO  
Peter Ring PETER RING  
Robert Bradley Williams ROBERT BRADLEY WILLIAMS  
Jerome J. McNamara, III JEROME J. MCNAMARA, III  
Margaret Li MARGARET LI  
Yao Yue YAO YUE  
Judith Serrato JUDITH SERRATO  
Dorothee Ring DOROTHEE RING  
Young-Joo Jung YOUNG-JOO JUNG  
Kelsey J. McNamara KELSEY J. MCNAMARA  
Elaine Shiang ELAINE SHIANG AS TRUSTEE OF THE ELAINE LI SHIANG TRUST OF OCTOBER 22, 1993

TRUSTEE/BENEFICIARY:

Sterling Bank & Trust  
Ernest H. Adams Ernest H. Adams  
SIGNED PRINTED NAME TITLE & COMPANY

TRUSTEE/BENEFICIARY:

Janet E. Cupp Janet E. Cupp  
SIGNED PRINTED NAME TITLE & COMPANY

**CITY AND COUNTY SURVEYOR'S STATEMENT:**

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATION THEREOF; THAT ALL PROVISIONS OF THE CALIFORNIA SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.



BRUCE R. STORRS, CITY AND COUNTY SURVEYOR  
CITY AND COUNTY OF SAN FRANCISCO  
DATE: JANUARY 27, 2015  
Bruce R. Storrs  
BRUCE R. STORRS PLS 6914

**RECORDER'S STATEMENT:**

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, AT \_\_\_\_\_ M. IN BOOK \_\_\_\_\_ OF CONDOMINIUM MAPS, AT PAGES \_\_\_\_\_, AT THE REQUEST OF RICHARD L. LANGFORD, P.L.S.

SIGNED: \_\_\_\_\_  
COUNTY RECORDER  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**FINAL MAP 7980**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT  
BEING A SUBDIVISION OF THE REAL PROPERTY DESCRIBED IN THE DEED RECORDED APRIL 16, 2014 AS DOCUMENT NUMBER 2014-J064376-00 IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

SEPTEMBER 2014

LANGFORD LAND SURVEYING  
424 PRESTON COURT  
LIVERMORE, CA 94551  
PHONE (510) 530-5200  
JOB#13-2074 DRAWING-2074GUERR.DWG

ASSESSOR'S BLOCK 3587 LOT 5  
824-824A-828-828A-828-828A GUERRERO STREET

SHEET  
1 OF 4

1613

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON Oct 21, 2017  
BEFORE ME, Andrew F. Albright, NOTARY PUBLIC,  
PERSONALLY APPEARED JOSEPH SERRATO  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Andrew F. Albright  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 2-7-2016  
COMMISSION NUMBER 1966230 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON Oct 21, 2017  
BEFORE ME, Andrew F. Albright, NOTARY PUBLIC,  
PERSONALLY APPEARED JUDITH SERRATO  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Andrew F. Albright  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 2-7-2016  
COMMISSION NUMBER 1966230 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON 10/26/2017  
BEFORE ME, Dairy Ly, NOTARY PUBLIC,  
PERSONALLY APPEARED PETER RING  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Dairy Ly  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES May 4, 2017  
COMMISSION NUMBER 2023261 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON November 5, 2017  
BEFORE ME, Alejandra Valdivia, NOTARY PUBLIC,  
PERSONALLY APPEARED DOROTHEE RING  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Alejandra Valdivia  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 02/07/2018  
COMMISSION NUMBER 2027127 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON November 3, 2017  
BEFORE ME, Robert Bradley Williams, NOTARY PUBLIC,  
PERSONALLY APPEARED ROBERT BRADLEY WILLIAMS  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Robert Bradley Williams  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 01/13/2015  
COMMISSION NUMBER 1944481 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF San Francisco  
ON November 3, 2017  
BEFORE ME, Young-Joo Jung, NOTARY PUBLIC,  
PERSONALLY APPEARED YOUNG-JOO JUNG  
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/HEY EXECUTED THE SAME IN  
HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR  
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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  
SIGNATURE [Signature]  
PRINTED NAME Young-Joo Jung  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 01/13/2015  
COMMISSION NUMBER 1944481 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF SAN FRANCISCO  
ON Oct. 23, 2017  
BEFORE ME, Paul C. Moffett, NOTARY PUBLIC,  
PERSONALLY APPEARED JEROME J. MCNAMARA, II  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Paul C. Moffett  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 5/21/2015  
COMMISSION NUMBER 1933704 (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF California  
COUNTY OF SAN FRANCISCO  
ON Oct. 23, 2017  
BEFORE ME, Paul C. Moffett, NOTARY PUBLIC,  
PERSONALLY APPEARED KELSEY J. MCNAMARA  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Paul C. Moffett  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS San Francisco  
COMMISSION EXPIRES 5/21/2015  
COMMISSION NUMBER 1933704 (SEAL OPTIONAL IF COMPLETED)

**FINAL MAP 7980**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT  
BEING A SUBDIVISION OF THE REAL PROPERTY DESCRIBED IN THE DEED  
RECORDED APRIL 16, 2014 AS DOCUMENT NUMBER 2014-0684378-00  
IN THE OFFICIAL RECORDS OF THE  
CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

SEPTEMBER 2014

LANGFORD LAND SURVEYING  
424 PRESTON COURT  
LIVERMORE, CA 94551  
PHONE (916) 530-5200  
JOB # 13-2074 DRAWING=2074A.DWG

ASSESSOR'S BLOCK 3587 LOT 5  
624-824A-825-825A-828-828A GUERRERO STREET

1614

SHEET  
2 OF 4

**OWNER'S ACKNOWLEDGMENT:**

STATE OF MA  
COUNTY OF SUFFOLK  
ON 10.15.2017  
BEFORE ME, MARIE ANTONIO, NOTARY PUBLIC,  
PERSONALLY APPEARED ELANE SHANG  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME MARIE ANTONIO  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS SUFFOLK, MA  
COMMISSION EXPIRES 3.17.2018  
COMMISSION NUMBER \_\_\_\_\_ (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF MA  
COUNTY OF SUFFOLK  
ON 10.15.2017  
BEFORE ME, MARIE ANTONIO, NOTARY PUBLIC,  
PERSONALLY APPEARED MARGARET LI  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME MARIE ANTONIO  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS SUFFOLK, MA  
COMMISSION EXPIRES 3.17.2018  
COMMISSION NUMBER \_\_\_\_\_ (SEAL OPTIONAL IF COMPLETED)

**OWNER'S ACKNOWLEDGMENT:**

STATE OF CALIFORNIA  
COUNTY OF SAN FRANCISCO  
ON October 23, 2017  
BEFORE ME, Anthony Martinez, NOTARY PUBLIC,  
PERSONALLY APPEARED YAO YUE  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Anthony Martinez  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS SAN FRANCISCO  
COMMISSION EXPIRES March 2018  
COMMISSION NUMBER 333333 (SEAL OPTIONAL IF COMPLETED)

**TRUSTEE/BENEFICIARY'S ACKNOWLEDGMENT:**

STATE OF CALIFORNIA  
COUNTY OF SAN FRANCISCO  
ON Nov. 14, 2017  
BEFORE ME, NICK DEMOPoulos, NOTARY PUBLIC,  
PERSONALLY APPEARED Stephen ADAMS  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME NICK DEMOPoulos  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS SAN FRANCISCO  
COMMISSION EXPIRES OCT 29, 2017  
COMMISSION NUMBER 2047194 (SEAL OPTIONAL IF COMPLETED)

**TRUSTEE/BENEFICIARY'S ACKNOWLEDGMENT:**

STATE OF CA  
COUNTY OF Alameda  
ON 11-21-17  
BEFORE ME, Wesley E. Green, NOTARY PUBLIC,  
PERSONALLY APPEARED Donat E. Capp  
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/HEY 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  
SIGNATURE [Signature]  
PRINTED NAME Wesley E. Green  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINCIPAL COUNTY OF BUSINESS Alameda  
COMMISSION EXPIRES April 3, 2018  
COMMISSION NUMBER 201183595 (SEAL OPTIONAL IF COMPLETED)

**FINAL MAP 7980**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT  
BEING A SUBDIVISION OF THE REAL PROPERTY DESCRIBED IN THE DEED  
RECORDED APRIL 16, 2014 AS DOCUMENT NUMBER 2014-JB54376-DD  
IN THE OFFICIAL RECORDS OF THE  
CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

SEPTEMBER 2014  
LANGFORD LAND SURVEYING  
424 PRESTON COURT  
LIVERMORE, CA 94551  
PHONE 925/330-5200  
JULY 13-2014 DRAWING-2014009LHW

SHEET  
3 OF 4

ASSESSOR'S BLOCK 3587 LOT 5  
624-624A-626-626A-628-628A GUERRERO STREET

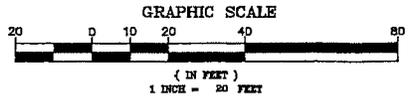
18TH STREET {64' WIDE}

MONUMENT LINE AS SHOWN ON M258

MARK BRICK CORNER 1.0' ABOVE CONCRETE SIDEWALK, 4 STORY STUCCO BUILDING  
18.246'  
18.25' (18.25' ± M258)

NOTE: THE PROPOSED ASSESSOR PARCEL NUMBERS SHOWN HEREON ARE FOR INFORMATIONAL USE ONLY AND SHOULD NOT BE RELIED UPON FOR ANY OTHER PURPOSE.

| UNIT NO. | PROPOSED ASSESSOR PARCEL NUMBER |
|----------|---------------------------------|
| 624      | 162                             |
| 624A     | 163                             |
| 626      | 164                             |
| 626A     | 165                             |
| 628      | 166                             |
| 628A     | 167                             |



OAKWOOD STREET {50.167' WIDE}

ASSESSOR'S BLOCK 3587  
MISSION BLOCK 78.

LOTS 113-153 (R3)

LOT 4 (R4)

LOT 5 LOT A 3500± SQUARE FEET (R1)

LOT 6 (R2)

POINT OF BEGINNING (R1), 125.00' SOUTHERLY OF 18TH STREET

**LEGEND/REFERENCES**

- O.R. = OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA
- R1 = THAT DEED RECORDED ON APRIL 16, 2014 AS DOCUMENT NUMBER 2014-J864376-00
- R2 = THAT DEED RECORDED ON MAY 11, 2009 ON REEL H635 O.R., AT IMAGE 0028
- R3 = FINAL MAP 4269 FILED MAY 1, 2008 IN BOOK 105 OF CONDOMINIUM MAPS O.R., AT PAGES 107-109
- R4 = THAT DEED RECORDED ON NOVEMBER 18, 1992 ON REEL F757 O.R., AT IMAGE 0382
- M258 = CITY OF SAN FRANCISCO MONUMENT MAP 258, ON FILE IN THE OFFICE OF THE CITY AND COUNTY SURVEYOR
- M878 = BLOCK DIAGRAM FOR MISSION BLOCK 78, DATED JUNE 23, 1921, BY H.L. HOLLIDGE, ON FILE IN THE OFFICE OF THE CITY AND COUNTY SURVEYOR AS INDEX 3587, LOT ORDER 338
- O = SET 3/4" BRASS TAG INSCRIBED "PLS 6895"

**OFFER OF LIFE TIME LEASE:**  
RECORDED DECEMBER 30, 2014,  
DOCUMENT # 2014-J999500-00

**AGREEMENT BETWEEN CCSF AND PROPERTY OWNER:**  
RECORDED January 15, 2015  
DOCUMENT NUMBER 2015K006736

GUERRERO STREET {62.5' WIDE}

MONUMENT LINE AS SHOWN ON M258

MARK CORNER 3 STORY STUCCO BUILDING 1.0' ABOVE CONCRETE SIDEWALK  
27.632'

**NOTES:**

1. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL FEET.
  2. ALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED.
  3. THE DISTANCES SHOWN FROM MONUMENT LINES TO RIGHT-OF-WAY LINES REPRESENT A BOUNDARY SOLUTION BASED ON THE ANALYSIS OF BOUNDARY EVIDENCE INCLUDING A REVIEW OF DOCUMENTS AND FIELD MEASUREMENTS TO MONUMENTS AND IMPROVEMENTS.
- ( ) = RECORD/FILED INFORMATION FOUND TO BE IN DISCREPANCY WITH MEASURED VALUES. ALL OTHER ANGLES AND DISTANCES SHOWN HEREON HAVE BEEN VERIFIED BY MEASUREMENTS IN THE FIELD AND ARE NOT FOUND TO BE IN DISCREPANCY WITH RELEVANT RECORD INFORMATION.
- { } = RECORD/FILED INFORMATION SUCH AS STREET WIDTHS, DEED OR MAP INFORMATION SHOWN FOR REFERENCE.
- REFER TO THE NOTICE OF SPECIAL RESTRICTIONS RECORDED ON MARCH 10, 2014 AS DOCUMENT NUMBER 2014-J86245-00

**GENERAL NOTES:**

- A. THIS MAP IS THE SURVEY MAP PORTION OF A CONDOMINIUM PLAN AS DESCRIBED IN CALIFORNIA CIVIL CODE SECTIONS 4120 AND 4285. THIS CONDOMINIUM PROJECT IS LIMITED TO A MAXIMUM NUMBER OF SIX DWELLING UNITS.
- B. ALL INGRESS(ES), EGRESS(ES), PATH(S) OF TRAVEL, FIRE/EMERGENCY EXIT(S), AND EXITING COMPONENTS, EXIT PATHWAYS(S) AND PASSAGEWAY(S), STAIRWAYS(S), CORRIDORS(S), ELEVATOR(S), AND COMMON USE ACCESSIBLE FEATURE(S) AND FACILITIES SUCH AS RESTROOMS THAT THE BUILDING CODE REQUIRES FOR COMMON USE SHALL BE HELD IN COMMON UNDIVIDED INTEREST.
- C. UNLESS SPECIFIED OTHERWISE IN THE GOVERNING DOCUMENTS OF A CONDOMINIUM HOMEOWNERS' ASSOCIATION, INCLUDING ITS CONDITIONS, COVENANTS AND RESTRICTIONS, THE HOMEOWNERS' ASSOCIATION SHALL BE RESPONSIBLE, IN PERPETUITY, FOR THE MAINTENANCE, REPAIR, AND REPLACEMENT OF:
  - (1) ALL GENERAL USE COMMON AREA IMPROVEMENTS; AND
  - (2) ALL FRONTING SIDEWALKS, ALL PERMITTED OR UNPERMITTED PRIVATE ENCROACHMENTS AND PRIVATELY MAINTAINED STREET TREES FRONTING THE PROPERTY, AND ANY OTHER OBLIGATION IMPOSED ON PROPERTY OWNERS FRONTING A PUBLIC RIGHT-OF-WAY PURSUANT TO THE PUBLIC WORKS CODE OR OTHER APPLICABLE MUNICIPAL CODES.
- D. IN THE EVENT THE AREAS IDENTIFIED IN (C) (1) ARE NOT PROPERLY MAINTAINED, REPAIRED, AND REPLACED ACCORDING TO THE CITY REQUIREMENTS, EACH HOMEOWNER SHALL BE RESPONSIBLE TO THE EXTENT OF HIS/HER PROPORTIONATE OBLIGATION TO THE HOMEOWNERS' ASSOCIATION FOR THE MAINTENANCE, REPAIR, AND REPLACEMENT OF THOSE AREAS. FAILURE TO UNDERTAKE SUCH MAINTENANCE, REPAIR, AND REPLACEMENT MAY RESULT IN CITY ENFORCEMENT AND ABATEMENT ACTIONS AGAINST THE HOMEOWNERS' ASSOCIATION AND/OR THE INDIVIDUAL HOMEOWNERS, WHICH MAY INCLUDE, BUT NOT BE LIMITED TO, IMPOSITION OF A LIEN AGAINST THE HOMEOWNER'S PROPERTY.
- E. APPROVAL OF THIS MAP SHALL NOT BE DEEMED APPROVAL OF THE DESIGN, LOCATION, SIZE, DENSITY OR USE OF ANY STRUCTURE(S) OR ANCILLARY AREAS OF THE PROPERTY ASSOCIATED WITH STRUCTURES, NEW OR EXISTING, WHICH HAVE NOT BEEN REVIEWED OR APPROVED BY APPROPRIATE CITY AGENCIES, NOR SHALL SUCH APPROVAL CONSTITUTE A WAIVER OF THE SUBDIVIDER'S OBLIGATION TO ABATE ANY OUTSTANDING MUNICIPAL CODE VIOLATIONS. ANY STRUCTURES CONSTRUCTED SUBSEQUENT TO APPROVAL OF THIS FINAL MAP SHALL COMPLY WITH ALL RELEVANT MUNICIPAL CODES, INCLUDING BUT NOT LIMITED TO THE PLANNING, HOUSING AND BUILDING CODES, IN EFFECT AT THE TIME OF ANY APPLICATION FOR REQUIRED PERMITS.
- F. BAY WINDOWS, FIRE ESCAPES AND OTHER ENCROACHMENTS (IF ANY SHOWN HEREON, THAT EXIST, OR THAT MAY BE CONSTRUCTED) ONTO OR OVER GUERRERO STREET ARE PERMITTED THROUGH AND ARE SUBJECT TO THE RESTRICTIONS SET FORTH IN THE BUILDING CODE AND PLANNING CODE OF THE CITY AND COUNTY OF SAN FRANCISCO. THIS MAP DOES NOT CONVEY ANY OWNERSHIP INTEREST IN SUCH ENCROACHMENT AREAS TO THE CONDOMINIUM UNIT OWNER(S).
- G. ENCROACHMENT FROM/ONTO ADJOINING PROPERTIES THAT MAY EXIST OR MAY BE CONSTRUCTED IS HEREBY ACKNOWLEDGED AND IT SHALL BE THE RESPONSIBILITY SOLELY OF THE PROPERTY OWNERS INVOLVED TO RESOLVE ANY ISSUES THAT MAY ARISE THEREFROM. THIS MAP DOES NOT CONVEY ANY OWNERSHIP INTEREST IN SUCH ENCROACHMENT AREAS TO THE PROPERTY OWNERS.



54.58'  
(55.00' ± M258)  
(55.00' R3)

**FINAL MAP 7980**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT  
BEING A SUBDIVISION OF THE REAL PROPERTY DESCRIBED IN THE DEED RECORDED APRIL 16, 2014 AS DOCUMENT NUMBER 2014-J864376-00 IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

SEPTEMBER 2014  
LANGFORD LAND SURVEYING  
424 PRESTON COURT  
LIVERMORE, CA 94551  
PHONE (916) 530-5200  
CDDP13-2074 DRAWING-20740818.DWG

SHEET  
4 OF 4

ASSESSOR'S BLOCK 3587 LOT 5  
624-624A-626-626A-628-628A GUERRERO STREET

1616