

RECORDING REQUESTED BY:
City and County of San Francisco

WHEN RECORDED RETURN TO:

Director of Property
Real Estate Division
City and County of San Francisco
25 Van Ness Avenue, Suite 400
San Francisco, CA 94102

(Space above this line reserved for Recorder's use only)

Documentary Transfer Tax is Zero.
Official Business Entitled to Free Recordation Pursuant to Government Code § 6103
APNs: Block 8721, Lot 014
Address: None

GRANT DEED
Block 8721, Lot 014
(Portion of Bayfront Park)

FOR VALUABLE CONSIDERATION, receipt and adequacy of which are hereby acknowledged, FOCIL-MB, LLC, a Delaware limited liability company ("Grantor"), GRANTS to the CITY AND COUNTY OF SAN FRANCISCO, a charter city and county ("Grantee"), and its successors and assigns, for public park purposes, any and all right, fee title and interest in the real property situated in the City and County of San Francisco, State of California, described in Exhibit A (Legal Description) attached hereto and made a part hereof.

This grant is made subject to all covenants, conditions, restrictions, reservations, rights, rights of way, easements, encumbrances, liens and title matters of record.

This Grant Deed is provided in connection with, and for the purpose of evidencing the acceptance by Grantee of, that certain Offer of Dedication for public park purposes, Offer of Dedication Block 8721, Lot 014 (Portion of Bayfront Park) dated as of _____, 2024, which was recorded on _____, 2024 as Document No. 2024-_____, Reel _____ and Image _____, in the office of the Recorder of the City and County of San Francisco (the "Offer"). Upon Grantee's acceptance of this Grant Deed and the recording hereof, all rights set forth in the Offer as to Block 8721, Lot 014, are hereby accepted in full by Grantee, and Grantor's obligation as to the Offer is satisfied in all respects.

IN WITNESS WHEREOF, the undersigned has executed this instrument this
_____ day of _____, 2024.

FOCIL-MB, LLC,
a Delaware limited liability company

By: FOCIL Management, LLC,
a California limited liability company
its Manager

By: _____
Name: Seth Hamalian
Title: Managing Member

DRAFT

CERTIFICATE OF ACCEPTANCE

This is to certify that the fee interest in real property conveyed by this deed dated _____, 2024 to the City and County of San Francisco, a charter city and county, is hereby accepted in accordance with Board of Supervisors' Resolution _____, adopted _____, 2024, and the City and County of San Francisco consents to recordation thereof by its duly authorized officer.

Dated: _____, 2024

CITY AND COUNTY OF SAN FRANCISCO

By: _____
Director of Property

DRAFT

APPROVED AS TO FORM:

David Chiu, City Attorney

By: _____
John Malamut
Deputy City Attorney

APPROVED LEGAL DESCRIPTION:

By: _____
William Blackwell
Acting City and County Surveyor

DRAFT

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 Francisco)

On _____, before me, _____, a Notary Public, personally appeared _____, 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 _____

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 Francisco)

On _____, before me, _____, a Notary Public, personally appeared _____, 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 _____

EXHIBIT A

Legal Description

All that real property in the City of San Francisco, County of San Francisco, State of California, described as follows:

Assessor's Block 8721, Lot 014, as shown on that certain map entitled "Parcel Map, Planned Development, Mission Bay, being Phase 1 of a Subdivision of Lot 1 of Assessor's Block 8721 as shown on that certain map entitled "Map of Mission Bay" recorded on July 19, 1999 in Book Z of Maps at Pages 97-119 in the Office of the Recorder of the City and County of San Francisco, California" recorded on December 07, 2000, as Document 2000-G873070-00 in the Office of the Recorder of the City and County of San Francisco, State of California

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