

[Not for Recording]  
City and County of San Francisco  
Director of Property  
25 Van Ness Avenue  
Suite 400  
San Francisco, CA 94102

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**OFFER OF IMPROVEMENTS**  
**(Infrastructure Improvements, Public Rights of Way along Street Frontages of**  
**Beale, Folsom, and Main Streets)**

TRANSBAY 2 SENIOR, L.P., a California limited partnership, and TRANSBAY 2 FAMILY, L.P., a California limited partnership, do hereby irrevocably offer to the CITY AND COUNTY OF SAN FRANCISCO, a municipal corporation ("City"), and its successors and assigns, those certain public improvements, described in **Exhibit A** and as shown in **Exhibit B** attached hereto, along the street frontages of Beale, Folsom, and Main Streets, constructed or installed pursuant to Street Improvement Permits 23IE-00337 and 23IE-00338 and Side Sewer Permits 24S-00045 and 24S-00077 for said improvements, and the improvement plans and specifications described therein and issued thereunder, for the Transbay Block 2 Streetscape Improvements Project, (the "Improvements"), but excepting therefrom those portions of the Improvements which are identified on the as-built drawings as PG&E service conduits and vaults, AT&T service conduits and Comcast service conduits, which are facilities to be transferred to "private" joint trench participants.

It is understood and agreed that: (i) upon acceptance of this offer of Improvements the City shall own and be responsible for maintenance of the offered public facilities and improvements, and (ii) the City and its successors or assigns shall incur no liability or obligation whatsoever hereunder with respect to such offer of Improvements, and, except as may be provided by separate instrument, shall not assume any responsibility for the offered Improvements, unless and until such offer has been accepted by appropriate action of the Board of Supervisors.

The provisions hereof shall inure to the benefit of and be binding upon the heirs, successors, assigns and personal representatives of the respective parties hereto.

(Signatures on following page)

IN WITNESS WHEREOF, the undersigned has executed this instrument this \_\_\_\_ day of \_\_\_\_\_, 2026.

**Transbay 2 Senior, L.P.,  
a California limited partnership**

Managing General Partner:

CCDC Transbay 2 LLC,  
a California limited liability company

By: Chinatown Community Developer  
Center Inc., a California nonprofit public benefit corporation,  
Its sole member/manager

By: \_\_\_\_\_  
Name: Malcolm Yeung  
Its: Executive Director

**Transbay 2 Family, L.P.,  
a California limited partnership**

Managing General Partner:

Transbay 2 Family LLC,  
a California limited liability company

By: Mercy Housing Calwest,  
a California nonprofit public benefit corporation,  
its sole member/manager

By: \_\_\_\_\_  
Name: Ramie Dare  
Its: Vice President

