

RECORDING REQUESTED BY,  
AND WHEN RECORDED RETURN TO:

City and County of San Francisco  
25 Van Ness Avenue, Suite 400  
San Francisco, CA 94102  
Attention: Director of Property

No fee for recording pursuant to Government  
Code Section 27383

APN: [ ]

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

### QUITCLAIM DEED

(Santos Street, Blythdale Avenue and Sunnydale Avenue associated with Final Map No. 12077  
(Phase 3/Infrastructure Phase 1B-1C))

THE UNDERSIGNED GRANTOR DECLARES:

DOCUMENTARY TRANSFER TAX is \$ 0

- computed on full value of property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale.

- unincorporated area  
 city and county of SAN FRANCISCO

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
**CITY AND COUNTY OF SAN FRANCISCO**, a municipal corporation ("Grantor"), pursuant to Ordinance No. 22-19, adopted by the Board of Supervisors on February 5, 2019, and approved by the Mayor on February 15, 2019,

does hereby REMISE, RELEASE and forever QUITCLAIM to

**THE HOUSING AUTHORITY OF THE CITY AND COUNTY OF SAN FRANCISCO**, a public body, corporate and politic ("Grantee"),

any and all right, title and interest City may have in and to the real property located in the City and County of San Francisco, State of California, described on Exhibit A and depicted on Exhibit B attached hereto and made a part hereof ("Property").

RESERVING and subject to, pursuant to said Ordinance No. 22-19, a perpetual, non-exclusive easement for public street and utility purposes and City-owned utilities ("Easement") over, across and under the entire Property on the terms and conditions:

- a. Termination. The Easement will terminate on issuance of a notice of termination or executed quitclaim deed by the City Public Works Director ("PW Director") (i) following City acceptance of replacement street improvements for the realigned portions of Sunnydale Avenue,

Blythdale Avenue, and Santos Street described in the Public Improvement Agreement between City and Sunnydale Phase 3 Infrastructure, LLC dated [\_\_\_\_]; or (ii) on such earlier date in the PW Director's discretion, in consultation with the affected City departments, if the Easement is no longer needed by the City due to adequate alternative public street and utility access for which Notice of Completion has been issued.

b. Use. The Easement is part of City's right of way until terminated (if at all) on the conditions specified in the foregoing subsection (a). City's Easement rights shall include all public street and utility uses, including but not limited to the same City activities and uses in the portion of the City dedicated right of way abutting the Property or are otherwise necessary for the full enjoyment and accomplishment of the purposes of the Easement. City's Easement rights may be exercised by City's agents, contractors, subcontractors, suppliers, consultants, employees, or representatives, or by other authorized persons acting for or on behalf of City.

c. Right to Trim and Cut Trees and Vegetation. City shall have the right to trim and cut trees and vegetation, if any, that may affect City's Easement rights or pose a hazard to any existing or future City-owned or requested utilities or improvements, which shall include, but not be limited to, paving, street base, signage, traffic controls, striping, parking meters, water, sewer, power, gas, and communications facilities or any accessories or appurtenances thereto.

d. Non-City Use. Until the Easement is terminated (if at all) pursuant to subsection (a) above, any non-City party must obtain a permit from City's Department of Public Works before installing improvements or performing work at the Property.

e. HUD Requirements. The Parties acknowledge and agree that this Deed is subject to the review and approval of the United States Department of Housing and Urban Development ("HUD").

1. Conflict Clause. To the extent that any of the foregoing is in conflict with the requirements of the United States Housing Act of 1937 ("1937 Act"), as amended, federal regulations, and the Annual Contributions Contract ("ACC"), as amended, and other HUD requirements, the HUD requirements shall control and govern in such instances of conflict.

2. Indemnification Clause. It is acknowledged and agreed that SFHA has no authority to provide guarantees, indemnifications, rights of set off, or other pledges involving the assets of any Public Housing Project (as the term 'Project' is defined in the ACC between SFHA and HUD (the "Public Housing Project") or other assets of SFHA, including and Housing Choice Voucher ("HCV") related assets of SFHA. Accordingly, except as approved by HUD in writing, it is acknowledged that there is no legal right of recourse against: (1) any Public Housing Project of SFHA; (2) any operating receipts (as the term "operating receipts" is defined in ACC), HCV receipts or Capital or Operating Funds of SFHA; (3) any public housing operating reserve of SFHA reflected SFHA's annual operating budget and required under the ACC, or (4) any other asset of SFHA related to the 1937 Act. Should any assets of SFHA be identified at a later date as meeting the criteria set forth above, any guarantees, indemnifications, right of set off, or other pledges involving those assets will be deemed null, void, and unenforceable.

3. Termination Clause. If HUD approves the termination of the ACC at the public housing project and/or release of the DOT/DORC (e.g., through a disposition under Section

18 of the 1937 Act, the Rental Assistance Demonstration (RAD) program or any other removal action of the SAC), SFHA may terminate this Deed. In addition, if HUD determines that this Deed does not comply with federal public housing requirements, SFHA may terminate the Deed.

4. *HUD is not a Guarantor.* HUD is not a Guarantor of SFHA and is not liable for the actions of SFHA under this Deed.

5. *No Assignment Rights or Rights of Mortgage or Security Interests.* This Deed does not include any assignment rights or rights of mortgage or security interests unless HUD approval under section 30 of the 1937 Act has been obtained.

[SIGNATURE PAGE FOLLOWS]

Executed as of \_\_\_\_\_, 2023.

**CITY**

CITY AND COUNTY OF  
SAN FRANCISCO,  
a municipal corporation

By: \_\_\_\_\_  
Andrico Q. Penick  
Director of Property

Recommended:

Department of Public Works

By: \_\_\_\_\_  
Carla Short  
Director

APPROVED AS TO FORM:

DAVID CHIU, City Attorney

By: \_\_\_\_\_  
Jessica Alfaro-Cassella  
Deputy City Attorney

**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

(Affix Seal)

CERTIFICATE OF ACCEPTANCE  
(Pursuant to Government Code 27281)

This is to certify that the interest in real property conveyed by the foregoing Quitclaim Deed and Reservation of Easement (Santos Street, Blythdale Avenue and Sunnydale Avenue) dated \_\_\_\_\_, 2023, to the HOUSING AUTHORITY OF THE CITY AND COUNTY OF SAN FRANCISCO, a public body, corporate and politic (the "**Authority**"), is hereby accepted on \_\_\_\_\_, 202\_, by the undersigned officer or agent on behalf of the Authority pursuant to authority conferred by resolution of the Authority's Board of Commissioners adopted on \_\_\_\_\_, 202\_, and the Authority Board of Commissioners consents to the recordation of said document in the Office of the Recorder of City and County of San Francisco, State of California.

HOUSING AUTHORITY OF THE CITY  
AND COUNTY OF SAN FRANCISCO,  
a public body corporate and politic

By:



\_\_\_\_\_  
Germaine Tonia Lediju  
Chief Executive Officer

Dated:

9/28, 2024

APPROVED AS TO FORM AND LEGALITY:

By:



\_\_\_\_\_  
Dianne Jackson McLean, Esq.  
Goldfarb & Lipman LLP  
Special Legal Counsel to Authority

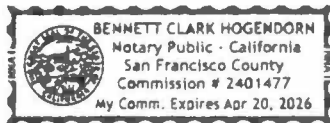
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.


STATE OF CALIFORNIA )  
 )  
COUNTY OF San Francisco )

On November 13, 2024, before me, Bennett Hogendorn, Notary Public, personally appeared Germaine Tonia Lediju aka Tonia Lediju 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.



  
Name: Bennett Hogendorn  
Notary Public

## EXHIBIT A

### LEGAL DESCRIPTION OF SANTOS STREET, BLYTHDALE AVENUE AND SUNNYDALE AVENUE QUITCLAIM "VACATION AREA"

ALL THAT REAL PROPERTY SITUATED IN THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA,  
DESCRIBED AS FOLLOWS:

**PARCEL 1:**

ALL THAT PORTION OF BLYTHDALE AVENUE (50 FEET WIDE), AS SAID AVENUE IS SHOWN ON THAT MAP ENTITLED, "MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, SHOWING STREET OPENING", RECORDED DECEMBER 30, 1941, BOOK "O" OF MAPS, PAGE 57, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY LINE OF VELASCO AVENUE (49.06 FEET WIDE) AND THE GENERAL WESTERLY LINE OF THE SUBDIVISION BOUNDARY AS SHOWN THAT MAP ENTITLED, "FINAL MAP 12077", FILED \_\_\_\_\_, 2024, IN BOOK \_\_\_\_ OF FINAL MAPS, PAGES \_\_\_\_ THROUGH \_\_\_\_\_, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG SAID LINE OF FINAL MAP 12077, NORTH 19°24'00" EAST 247.98 FEET TO THE SOUTHERLY LINE OF BLYTHDALE AVENUE AND THE **TRUE POINT OF BEGINNING**; THENCE WESTERLY ALONG SAID LINE OF BLYTHDALE AVENUE, ALONG A NON-TANGENT CURVE, CONCAVE TO THE NORTH, THE CENTER OF WHICH BEARS NORTH 06°44'29" EAST 4,115.00 FEET, THROUGH A CENTRAL ANGLE OF 03°02'00", AN ARC LENGTH OF 217.86 FEET; THENCE NORTH 09°46'29" EAST 50.00 FEET TO THE NORTHERLY LINE OF BLYTHDALE AVENUE; THENCE EASTERLY ALONG SAID LINE OF BLYTHDALE AVENUE, ALONG A NON-TANGENT CURVE, THE CENTER OF WHICH BEARS NORTH 09°46'29" EAST 4,065.00 FEET, THROUGH A CENTRAL ANGLE OF 03°12'04", AN ARC LENGTH OF 227.11 FEET TO SAID LINE OF FINAL MAP 12077; THENCE SOUTHERLY ALONG SAID LINE, ALONG A NON-TANGENT CURVE, CONCAVE TO THE EAST, THE CENTER OF WHICH BEARS SOUTH 68°42'31" EAST 1,187.00 FEET, THROUGH A CENTRAL ANGLE OF 01°53'30", AN ARC LENGTH OF 39.19 FEET; THENCE SOUTH 19°24'00" WEST 12.23 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 11,116 SQUARE FEET, MORE OR LESS.

**TOGETHER WITH** A PORTION OF THAT CERTAIN 3-FOOT WIDE UTILITY EASEMENT AS SHOWN ON SAID MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, THAT IS ADJACENT TO THE RIGHT OF WAY LINES OF ABOVE DESCRIBED BLYTHDALE AVENUE.

**PARCEL 2:**

ALL THAT PORTION OF SANTOS STREET (56 FEET WIDE), AS SAID STREET IS SHOWN ON THAT MAP ENTITLED, "MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, SHOWING STREET OPENING", RECORDED DECEMBER 30, 1941, BOOK "O" OF MAPS, PAGE 57, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY LINE OF VELASCO AVENUE (49.06 FEET WIDE) AND THE GENERAL WESTERLY LINE OF THE SUBDIVISION BOUNDARY AS SHOWN THAT MAP ENTITLED, "FINAL MAP 12077", FILED \_\_\_\_\_, 2024, IN BOOK \_\_\_\_ OF FINAL MAPS, PAGES \_\_\_\_ THROUGH \_\_\_\_\_, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG SAID LINE OF FINAL MAP 12077, NORTH 19°24'00" EAST 260.21 FEET AND NORTHERLY ALONG A TANGENT CURVE, CONCAVE TO THE EAST, WITH A RADIUS OF 1,187.00 FEET, THROUGH A CENTRAL ANGLE OF 10°16'27", AN ARC LENGTH OF 212.85 FEET TO THE WESTERLY LINE OF SANTOS STREET AND THE **TRUE POINT OF BEGINNING**; THENCE ALONG SAID LINE OF SANTOS STREET, NORTH 03°28'00" WEST 99.18 FEET; THENCE NORTH 86°32'00" EAST 56.00 FEET TO THE EASTERLY



LINE OF SANTOS STREET; THENCE ALONG SAID LINE, SOUTH 03°28'00" EAST 20.00 FEET TO SAID GENERAL WESTERLY LINE OF FINAL MAP 12077; THENCE SOUTHERLY ALONG SAID LINE AND ALONG A NON-TANGENT CURVE, CONCAVE TO THE WEST, THE CENTER OF WHICH BEARS NORTH 58°24'25" WEST 413.00 FEET, THROUGH A CENTRAL ANGLE OF 02°02'59", AN ARC LENGTH OF 14.78 FEET; THENCE SOUTHERLY ALONG A REVERSE CURVE, CONCAVE TO THE EAST, WITH A RADIUS OF 1,187.00 FEET, THROUGH A CENTRAL ANGLE OF 03°58'08", AN ARC LENGTH OF 82.22 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 3,288 SQUARE FEET, MORE OR LESS.

**TOGETHER WITH** A PORTION OF THAT CERTAIN 3-FOOT WIDE UTILITY EASEMENT AS SHOWN ON SAID MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, THAT IS ADJACENT TO THE RIGHT OF WAY LINES OF ABOVE DESCRIBED SANTOS STREET.

**PARCEL 3:**

ALL THAT PORTION OF SUNNYDALE AVENUE (WIDTH VARIES), AND SANTOS STREET (56 FEET WIDE), AS SAID AVENUE AND STREET ARE SHOWN ON THAT MAP ENTITLED, "MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, SHOWING STREET OPENING", RECORDED DECEMBER 30, 1941, BOOK "O" OF MAPS, PAGE 57, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST NORTHERLY CORNER OF THE SUBDIVISION BOUNDARY AS SHOWN THAT MAP ENTITLED, "FINAL MAP 12077", FILED \_\_\_\_\_, 2024, IN BOOK \_\_\_\_ OF FINAL MAPS, PAGES \_\_\_\_ THROUGH \_\_\_\_\_, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG THE GENERAL WESTERLY LINE OF SAID FINAL MAP 12077, SOUTH 19°24'00" WEST 168.24 FEET, NORTH 70°36'00" WEST 32.00 FEET AND SOUTH 19°24'00" WEST 56.68 FEET TO THE NORTHERLY LINE OF SUNNYDALE AVENUE AND THE **TRUE POINT OF BEGINNING**; THENCE CONTINUING ALONG SAID LINE OF FINAL MAP 12077, SOUTH 19°24'00" WEST 32.32 FEET, SOUTH 70°36'00" EAST 252.73 FEET AND SOUTH 19°24'00" WEST 93.49 FEET TO THE SOUTHEASTERLY LINE OF SANTOS STREET; THENCE SOUTHWESTERLY ALONG SAID LINE OF SANTOS STREET, ALONG A NON-TANGENT CURVE, CONCAVE TO THE SOUTHEAST, THE CENTER OF WHICH BEARS SOUTH 28°02'30" EAST 200.00 FEET, THROUGH A CENTRAL ANGLE OF 10°23'16", AN ARC LENGTH OF 36.26 FEET; THENCE NORTH 38°25'46" WEST 56.00 FEET TO THE NORTHWESTERLY LINE OF SANTOS STREET; THENCE NORTHEASTERLY AND NORTHWESTERLY ALONG A NON-TANGENT CURVE, CONCAVE TO THE WEST, THE CENTER OF WHICH BEARS NORTH 38°25'46" WEST 34.00 FEET, THROUGH A CENTRAL ANGLE OF 97°07'26", AN ARC LENGTH OF 57.63 FEET; THENCE WESTERLY ALONG SAID LINE, ALONG A COMPOUND CURVE, WITH A RADIUS OF 275.00 FEET, THROUGH A CENTRAL ANGLE OF 25°02'49", AN ARC LENGTH OF 120.22 FEET; THENCE NORTH 70°36'00" WEST 214.54 FEET; THENCE NORTH 19°24'00" EAST 50.00 FEET TO SAID NORTHERLY LINE OF SUNNYDALE AVENUE; THENCE SOUTH 70°36'00" EAST 162.00 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 20,083 SQUARE FEET, MORE OR LESS.

**TOGETHER WITH** A PORTION OF THAT CERTAIN 3-FOOT WIDE UTILITY EASEMENT AS SHOWN ON SAID MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, THAT IS ADJACENT TO THE RIGHT OF WAY LINES OF ABOVE DESCRIBED SUNNYDALE AVENUE AND SANTOS STREET.

**PARCEL 4:**

ALL THAT PORTION OF SANTOS STREET (56 FEET WIDE) AND BLYTHDALE AVENUE (50 FEET WIDE), AS SAID STREETS ARE SHOWN ON THAT MAP ENTITLED, "MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, SHOWING STREET OPENING", RECORDED DECEMBER 30, 1941, BOOK "O" OF MAPS, PAGE 57, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING AT** THE INTERSECTION OF THE NORTHERLY LINE OF VELASCO AVENUE (49.06 FEET WIDE) AND THE EASTERLY LINE OF SANTOS STREET; THENCE ALONG SAID LINE OF VELASCO AVENUE, NORTH 70°36'00" WEST 56.22 FEET TO THE WESTERLY LINE OF SANTOS STREET; THENCE NORTHEASTERLY ALONG SAID LINE OF SANTOS STREET, ALONG A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST, THE CENTER OF WHICH BEARS SOUTH 66°00'04" EAST 296.00 FEET, THROUGH A CENTRAL ANGLE OF 19°20'04", AN ARC LENGTH OF 99.88 FEET; THENCE NORTHEASTERLY ALONG A REVERSE CURVE, CONCAVE TO THE NORTHWEST, WITH A RADIUS OF 395.00 FEET, THROUGH A CENTRAL ANGLE OF 19°14' 25", AN ARC LENGTH OF 132.64 FEET; THENCE NORTHERLY AND WESTERLY ALONG THE SOUTHERLY LINE OF SAID BLYTHDALE AVENUE, ALONG A COMPOUND CURVE, CONCAVE TO THE SOUTHWEST, WITH A RADIUS 29.00 FEET, THROUGH A CENTRAL ANGLE OF 107°46'58", AN ARC LENGTH OF 54.55 FEET; THENCE WESTERLY ALONG A REVERSE CURVE, CONCAVE TO THE NORTH, WITH A RADIUS OF 4,115.00 FEET, THROUGH A CENTRAL ANGLE OF 0°25'53", AN ARC LENGTH OF 30.99 FEET TO THE GENERAL WESTERLY LINE OF THE SUBDIVISION BOUNDARY AS SHOWN THAT MAP ENTITLED, "FINAL MAP 12077", FILED \_\_\_\_\_, 2024, IN BOOK \_\_\_\_ OF FINAL MAPS, PAGES \_\_\_\_ THROUGH \_\_\_\_\_, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG SAID LINE, NORTH 19°24'00" EAST 12.23 FEET; THENCE NORTHERLY ALONG A TANGENT CURVE, CONCAVE TO THE EAST, WITH A RADIUS OF 1187.00 FEET, THROUGH A CENTRAL ANGLE OF 01°53'30", AN ARC LENGTH OF 39.19 FEET TO THE NORTHERLY LINE OF BLYTHDALE AVENUE; THENCE EASTERLY ALONG SAID LINE, ALONG A NON-TANGENT CURVE, CONCAVE TO THE NORTH, THE CENTER OF WHICH BEARS NORTH 06°34'25" EAST 4,065.00 FEET, THROUGH A CENTRAL ANGLE OF 0°27'34", AN ARC LENGTH OF 32.59 FEET; THENCE EASTERLY AND NORTHERLY ALONG A COMPOUND CURVE, CONCAVE TO THE NORTHWEST, WITH A RADIUS OF 34.00 FEET, THROUGH A CENTRAL ANGLE 87°16'56", AN ARC LENGTH OF 51.79 FEET TO SAID WESTERLY LINE OF SANTOS STREET; THENCE NORTHERLY ALONG SAID LINE, ALONG A COMPOUND CURVE CONCAVE TO THE WEST, WITH A RADIUS OF 566.00 FEET, THROUGH A CENTRAL ANGLE 12°17'57", AN ARC LENGTH OF 121.50 FEET; THENCE NORTH 03°28'00" WEST 10.53 FEET TO SAID GENERAL WESTERLY LINE OF FINAL MAP 12077; THENCE NORTHEASTERLY ALONG SAID LINE, ALONG A NON-TANGENT CURVE, CONCAVE TO THE SOUTHEAST, THE CENTER OF WHICH BEARS SOUTH 60°19'34" EAST 1,187.00 FEET, THROUGH A CENTRAL ANGLE OF 03°58'08", AN ARC LENGTH OF 82.22 FEET; THENCE NORTHERLY ALONG A REVERSE CURVE, CONCAVE TO THE NORTHWEST, WITH A RADIUS OF 413.00 FEET, THROUGH A CENTRAL ANGLE OF 02°02'59", AN ARC LENGTH OF 14.78 FEET TO THE EASTERLY LINE OF SANTOS STREET; THENCE ALONG SAID LINE, SOUTH 03°28'00" EAST 89.71; THENCE SOUTHERLY ALONG A TANGENT CURVE, CONCAVE TO THE WEST, WITH A RADIUS OF 622.00 FEET, THROUGH A CENTRAL ANGLE 11° 35'29", AN ARC LENGTH OF 125.84 FEET; THENCE SOUTHERLY ALONG A NON-TANGENT CURVE, CONCAVE TO THE WEST, THE CENTER OF WHICH BEARS NORTH 83°30'18" WEST 451.00 FEET, THROUGH A CENTRAL ANGLE OF 13°12'24", AN ARC LENGTH OF 103.95 FEET; THENCE SOUTHWESTERLY ALONG A NON-TANGENT CURVE, CONCAVE TO THE NORTHWEST, THE CENTER OF WHICH BEARS NORTH 71°08'05" WEST 451.00 FEET, THROUGH A CENTRAL ANGLE OF 24°28'05", AN ARC LENGTH OF 192.60 FEET; THENCE SOUTHERLY ALONG A REVERSE CURVE, CONCAVE TO THE SOUTHEAST WITH A RADIUS OF 240.00 FEET, THROUGH A CENTRAL ANGLE OF 18°15'29", AN ARC LENGTH OF 76.48 FEET TO SAID NORTHERLY LINE OF VELASCO AVENUE AND THE POINT OF BEGINNING.

CONTAINING 34,106 SQUARE FEET, MORE OR LESS.

**TOGETHER WITH** A PORTION OF THAT CERTAIN 3-FOOT WIDE UTILITY EASEMENT AS SHOWN ON SAID MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, THAT IS ADJACENT TO THE RIGHT OF WAY LINES OF ABOVE DESCRIBED BLYTHDALE AVENUE AND SANTOS STREET.

**PARCEL 5:**

ALL THAT PORTION OF SUNNYDALE AVENUE (WIDTH VARIES), AS SAID STREET IS SHOWN ON THAT MAP ENTITLED, "MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, SHOWING STREET OPENING", RECORDED DECEMBER 30, 1941, BOOK "O" OF MAPS, PAGE 57, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

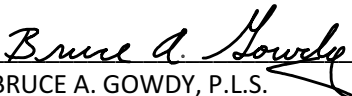
COMMENCING AT THE MOST NORTHERLY CORNER OF THE SUBDIVISION BOUNDARY AS SHOWN THAT MAP ENTITLED, "FINAL MAP 12077", FILED \_\_\_\_\_, 2024, IN BOOK \_\_\_\_ OF FINAL MAPS, PAGES \_\_\_\_ THROUGH \_\_\_\_\_, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG THE GENERAL WESTERLY LINE OF SAID FINAL MAP 12077, SOUTH 19°24'00" WEST 168.24 FEET, NORTH 70°36'00" WEST 32.00 FEET AND SOUTH 19°24'00" WEST 56.68 FEET TO THE NORTHERLY LINE OF SUNNYDALE AVENUE AND THE **TRUE POINT OF BEGINNING**; THENCE ALONG SAID LINE OF SUNNYDALE AVENUE, SOUTH 70°36'00" EAST 52.54 FEET; THENCE EASTERLY ALONG A TANGENT CURVE, CONCAVE TO THE SOUTH, WITH A RADIUS OF 325.00 FEET, THROUGH A CENTRAL ANGLE OF 17°04'00", AN ARC LENGTH OF 96.81 FEET; THENCE EASTERLY ALONG A REVERSE CURVE, CONCAVE TO THE NORTH, WITH A RADIUS OF 255.00 FEET, THROUGH A CENTRAL ANGLE OF 31°23'41", AND ARC LENGTH OF 139.73 FEET TO THE NORTHWEST CORNER OF LOT H, AS SAID LOT IS SHOWN ON THAT MAP ENTITLED, "FINAL MAP 11040", RECORDED APRIL 1, 2022, IN BOOK 2 OF FINAL MAPS, PAGES 95 THROUGH 99, INCLUSIVE, OFFICIAL RECORDS, CITY AND COUNTY OF SAN FRANCISCO; THENCE ALONG THE WESTERLY LINE OF SAID LOT H, SOUTH 04°35'00" WEST 70.44 FEET TO THE SOUTHERLY LINE OF SANTOS STREET; THENCE SOUTHWESTERLY ALONG SAID LINE, ALONG A NON-TANGENT CURVE, CONCAVE TO THE SOUTHEAST, THE CENTER OF WHICH BEARS SOUTH 09°20'21" EAST 200.00 FEET, THROUGH A CENTRAL ANGLE OF 18°42'07", AN ARC LENGTH OF 65.28 FEET TO SAID GENERAL WESTERLY LINE OF FINAL MAP 12077; THENCE ALONG SAID LINE, NORTH 19°24'00" EAST 93.48 FEET, NORTH 70°36'00" WEST 252.73 FEET AND NORTH 19°24'00" EAST 32.32 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 9,001 SQUARE FEET, MORE OR LESS.

**TOGETHER WITH** A PORTION OF THAT CERTAIN 3-FOOT WIDE UTILITY EASEMENT AS SHOWN ON SAID MAP OF SUNNYDALE LOW RENT HOUSING PROJECT, THAT IS ADJACENT TO THE RIGHT OF WAY LINES OF ABOVE DESCRIBED SUNNYDALE AVENUE AND SANTOS STREET.

END OF DESCRIPTION

PREPARED BY:  
MARTIN M. RON ASSOCIATES, INC  
SEPTEMBER 9, 2024

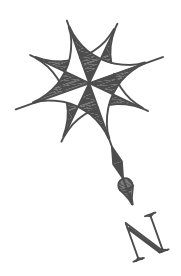
  
\_\_\_\_\_  
BRUCE A. GOWDY, P.L.S.  
SUNNYDALE STREETS QUITCLAIM..DOCX  
09-09-24



**Exhibit B**

**PLAT MAPS**

SCALE: 1"=80'  
0' 80'



**EXHIBIT B**  
**PLAT OF BLYTHDALE AVE. & SANTOS ST.**  
**"VACATION AREA"**  
PAGE 1 OF 5

ASSESSOR'S  
BLOCK 6322

SANTOS  
STREET

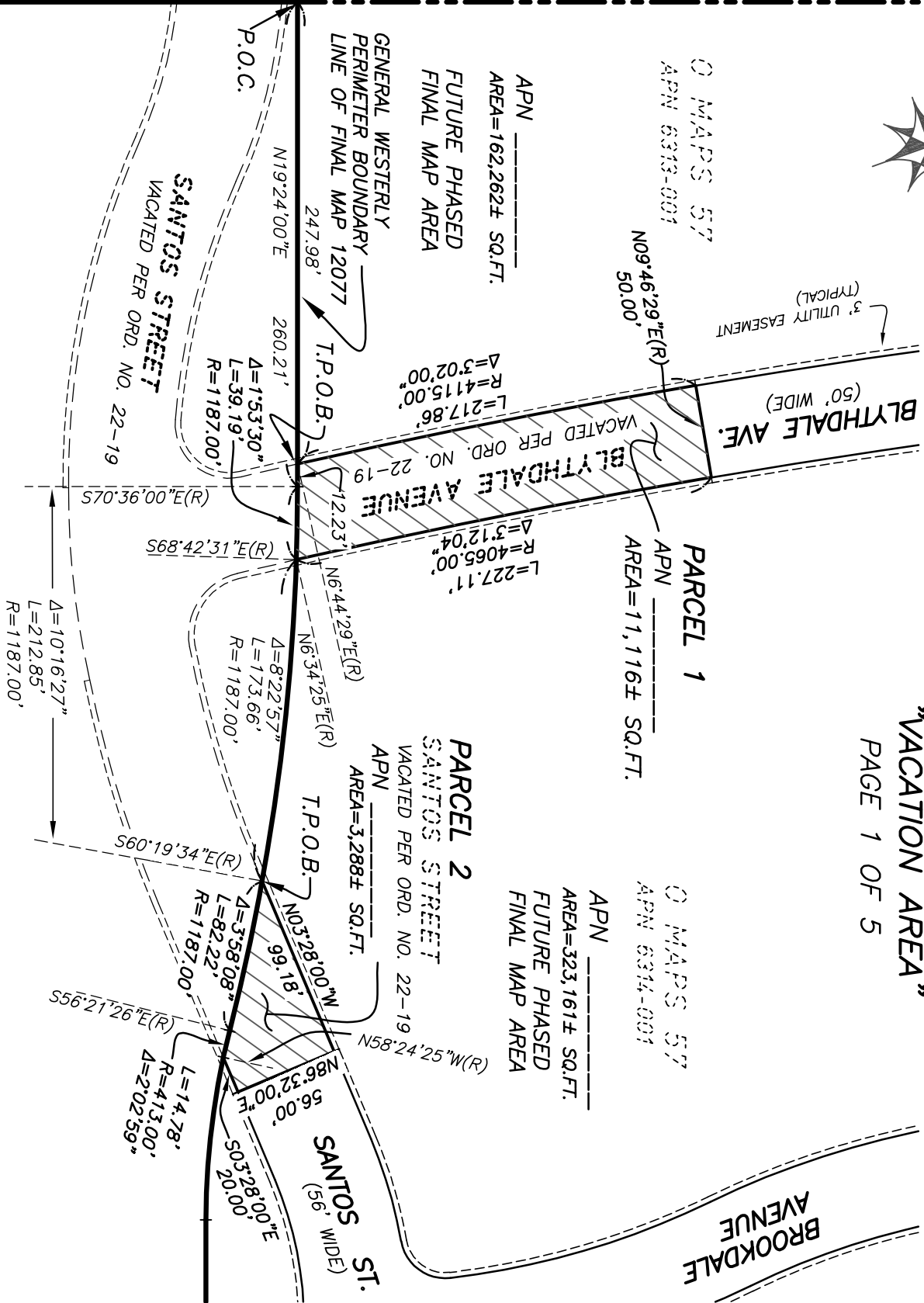
ASSESSOR'S  
BLOCK 6323

CARRIZAL  
STREET

ASSESSOR'S  
BLOCK 6332

VELASCO AVE. (49.06' WIDE)

S70°36'00"E

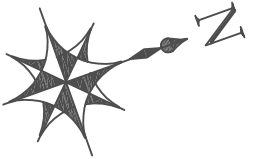


**LEGEND**  
P.O.C. POINT OF COMMENCEMENT  
T.P.O.B. TRUE POINT OF BEGINNING  
(R) RADIAL

# EXHIBIT B

## PLAT OF SUNNYDALE AVE. "VACATION AREA"

PAGE 2 OF 5



SCALE: 1"=60'  
0' 60'

APN 6220-002  
JOHN MCLAREN PARK

### PARCEL 3

SUNNYDALE AVE. (50' WIDE)

& SANTOS STREET (56' WIDE)  
VACATED PER ORD. NO. 22-19

APN

AREA=20,083± SQ.FT.

162.00'

T.P.O.B.

S70°36'00"E

SUNNYDALE AVENUE  
(50' WIDE)

N19°24'00"E  
50.00'

214.54'

N70°36'00"W

3' UTILITY EASEMENT  
(TYPICAL)

APN 6315-001

P.O.C.  
MOST N'LY  
CORNER OF FINAL  
MAP 12077

S19°24'00"W  
168.24'

N70°36'00"W  
32.00'

S19°24'00"W  
89.00'

32.32'

S70°36'00"E

252.73'

SUNNYDALE AVE.  
VACATED PER ORD. NO. 22-19

APN

GENERAL WESTERLY  
PERIMETER BOUNDARY  
LINE OF FINAL MAP 12077

N38°25'46"W(R)

56.00'

R=275.00  
L=120.22'  
Δ=25°02'49"

R=34.00  
L=57.63'  
Δ=97°07'26"

SANTOS ST.  
(56' WIDE)

Δ=10°23'16"  
R=200.00  
L=36.26'

S19°24'00"W

S28°02'30"E(R)

LOT 15  
F.M. 95

- LEGEND**
- P.O.C. POINT OF COMMENCEMENT
  - T.P.O.B. TRUE POINT OF BEGINNING
  - (R) RADIAL
  - N'LY NORTHERLY

SCALE: 1"=80'  
0' 80'

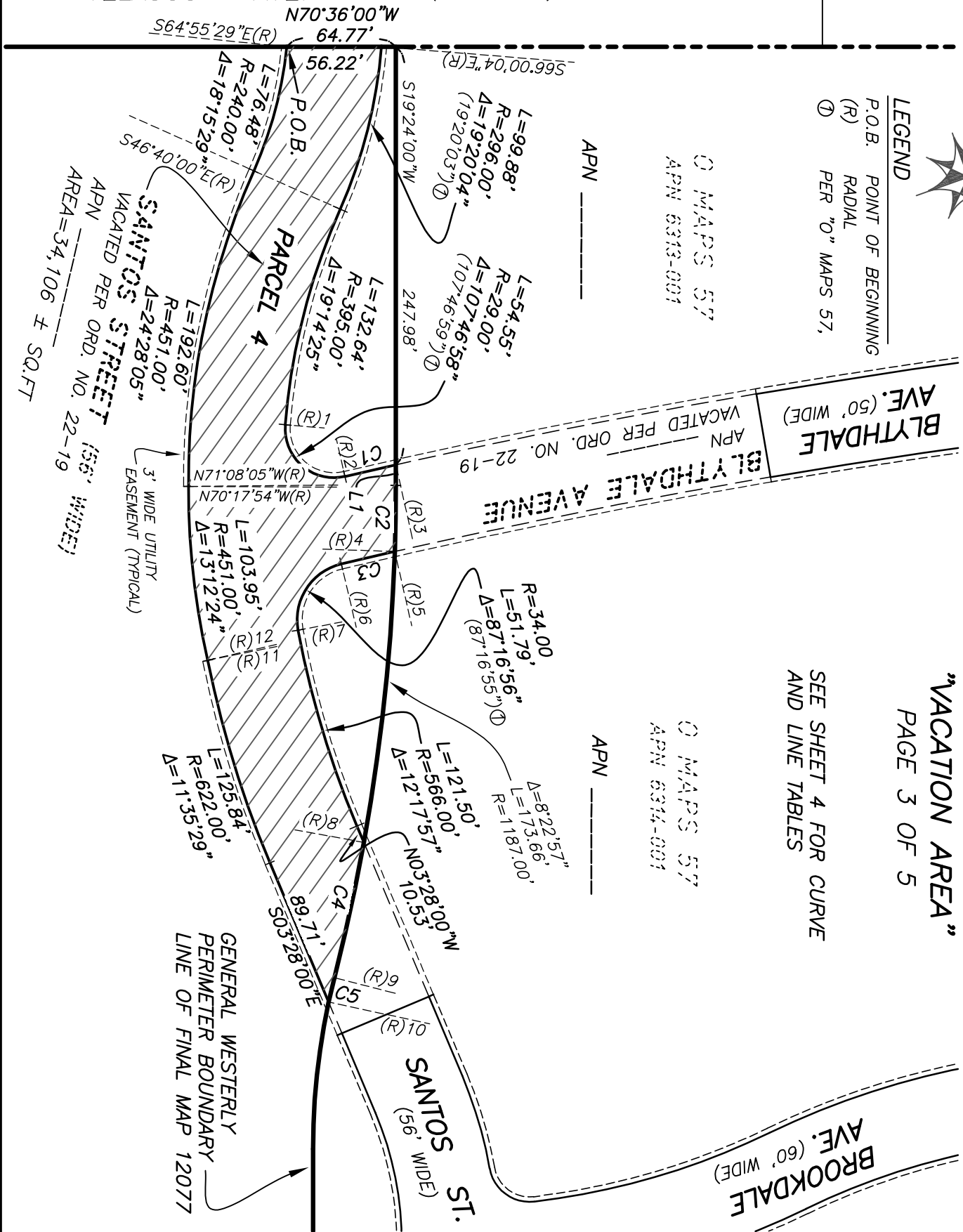


**LEGEND**  
P.O.B. POINT OF BEGINNING  
(R) RADIAL  
⊙ PER "O" MAPS 57,

**EXHIBIT B**  
**PLAT OF BLYTHDALE AVE. & SANTOS ST.**  
**"VACATION AREA"**  
PAGE 3 OF 5

SEE SHEET 4 FOR CURVE  
AND LINE TABLES

ASSESSOR'S BLOCK 6332  
CARRIZAL STREET  
ASSESSOR'S BLOCK 6323  
SANTOS STREET  
ASSESSOR'S BLOCK 6322  
VELASCO AVE. (49.06' WIDE)



MAPS 57  
APN 6313-001

MAPS 57  
APN 6314-001

APN \_\_\_\_\_

APN \_\_\_\_\_

# EXHIBIT B

## PLAT OF BLYTHDALE AVE. & SANTOS ST. "VACATION AREA"

PAGE 4 OF 5

RADIAL LINES		
(R)	BEARING	LENGTH
(R) 1	N65°54'26"W	—
(R) 2	N6°18'36"E	—
(R) 3	N6°44'29"E	—
(R) 4	S68°42'31"E	—
(R) 5	N6°34'25"E	—
(R) 6	N6°06'52"E	—
(R) 7	S81°10'04"E	—
(R) 8	S60°19'34"E	—
(R) 9	N56°21'26"W	—
(R) 10	N58°24'25"W	—
(R) 11	N81°52'31"W	622.00'
(R) 12	N83°30'18"W	451.00'

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C1	4115.00'	0°25'53"	30.99'
C2	1187.00'	1°53'30"	39.19'
C3	4065.00'	0°27'34"	32.59'
C4	1187.00'	3°58'08"	82.22'
C5	413.00'	2°02'59"	14.78'

LINE TABLE		
LINE	BEARING	LENGTH
L1	N19°24'00"E	12.23'



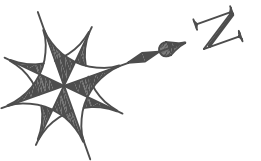
# EXHIBIT B

## PLAT OF SUNNYDALE AVE.

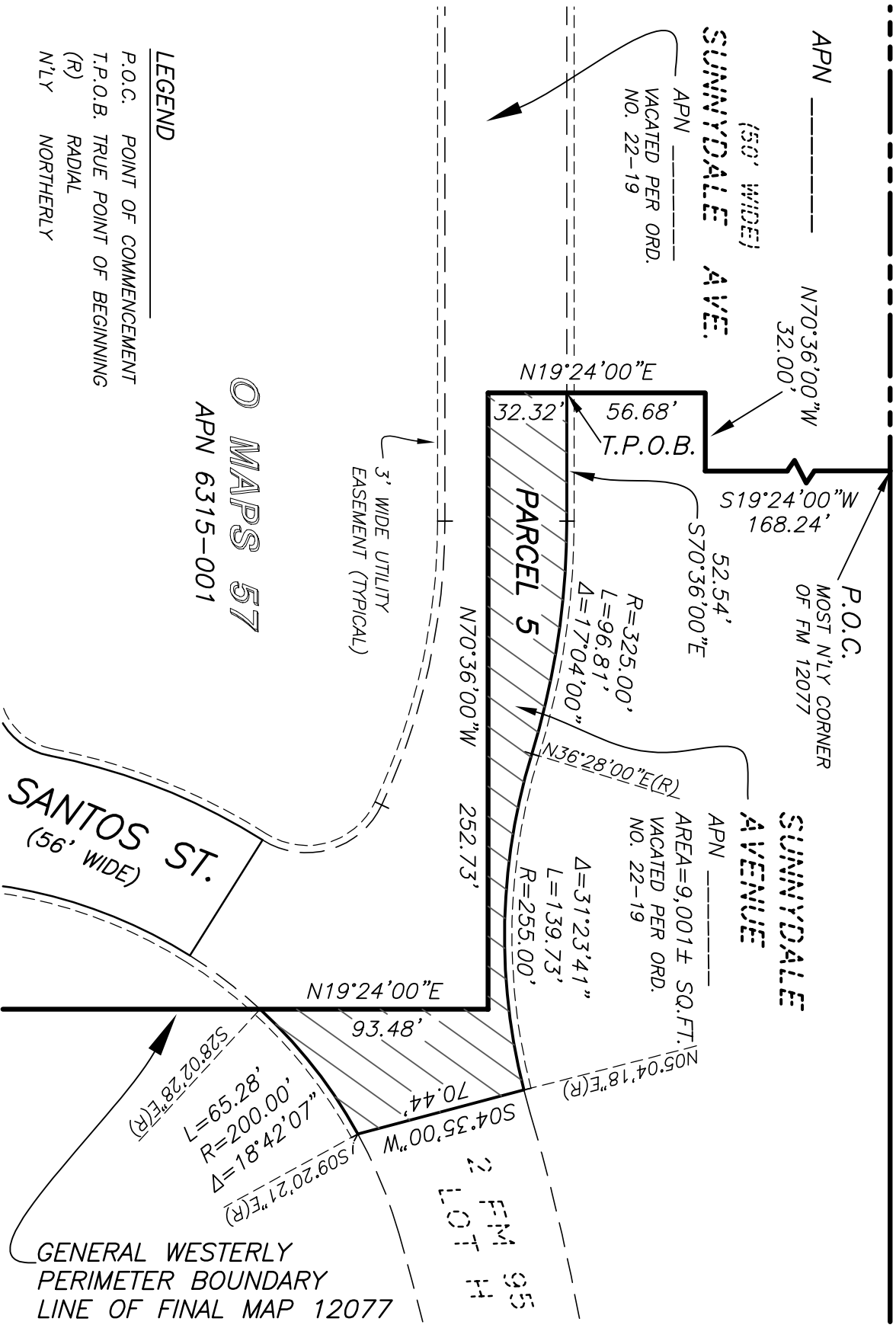
### "VACATION AREA"

PAGE 5 OF 5

APN 6220-002  
JOHN McLAREN PARK



SCALE: 1"=60'  
0' 60'



MAPS 57  
APN 6315-001

#### LEGEND

- P.O.C. POINT OF COMMENCEMENT
- T.P.O.B. TRUE POINT OF BEGINNING
- (R) RADIAL
- N'LY NORTHERLY