

OWNER'S STATEMENT

We hereby state that we are the owners and holders of record title interest or have some right, title, or interest in and to the real property included within the subdivision shown upon this map, that we are the only persons whose consent is necessary to pass clear title to said real property; that we hereby consent to the making and recording of said map and subdivision as shown within the distinctive border line; that said map constitutes and consists of a survey map within the meaning of paragraph 1351(e) of the civil code of the State of California; and we hereby consent to the making and recording of said map pursuant to Chapter 1, Title 6, Part 4, division second of the civil code of the State of California. in witness whereof we have caused these presents to be executed this 4 day April, 2013.

OWNER: 2200 MARKET STREET, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: [Signature]
Siavash Tanaseer, Manager

BENEFICIARY

FIRST REPUBLIC BANK

BY: [Signature]
TITLE: Douglas S. Waggenkel
VICE PRESIDENT

OWNER'S ACKNOWLEDGMENT

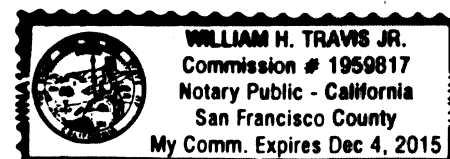
STATE OF CALIFORNIA }
COUNTY OF SAN FRANCISCO }SS.

On April 4, 2013 before me, William H. Travis Jr a Notary Public, personally appeared SIYAVASH TANASEER 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 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]
Notary Public in and for said County and State
Principal County of Business: SAN FRANCISCO
Commission Expires: 04/15
Commission # of Notary: 1959817



BENEFICIARY'S ACKNOWLEDGMENT

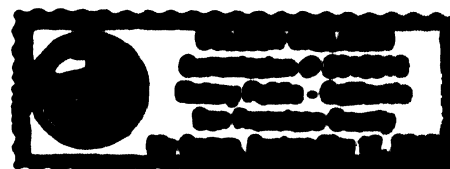
STATE OF CALIFORNIA }
COUNTY OF San Francisco }SS.

On April 23, 2013 before me, Colleen Callanan a Notary Public, personally appeared Douglas S. Waggenkel 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 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]
Notary Public in and for said County and State
Principal County of Business: San Francisco
Commission Expires: March 17, 2017
Commission # of Notary: 2012810



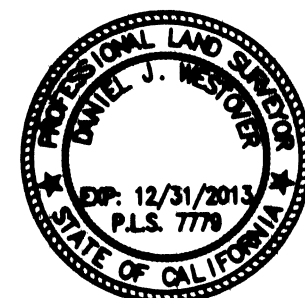
SURVEYOR'S STATEMENT

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 2200 Market Street, LLC in January 2012. I hereby state that all 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.

BY: [Signature] DATE: 3/6/13

DANIEL J. WESTOVER, L.S. 7779

LICENSE EXPIRES: 12/31/13



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 ordinance 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

BY: [Signature]
BRUCE R. STORRS, L.S. 6914
MY LICENSE EXPIRES: SEPTEMBER 30, 2013

DATE: JULY 18, 2013



APPROVED AS TO FORM

DENNIS J. HERRERA, CITY ATTORNEY

BY: _____ Date: _____

DEPUTY CITY ATTORNEY
CITY AND COUNTY OF SAN FRANCISCO

APPROVALS

This map is approved this _____ day of _____, 20____, by order no. _____.

By: _____ Date: _____

MOHAMMED NURU
DIRECTOR OF PUBLIC WORKS AND ADVISORY AGENCY
CITY AND COUNTY OF SAN FRANCISCO
STATE OF CALIFORNIA

BOARD OF SUPERVISOR'S APPROVAL

On _____, 20____, the Board of Supervisor's 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 Supervisor's in file no. _____.

CLERK'S STATEMENT

I, Angela Calvillo, clerk of the Board of Supervisors of the city and county of San Francisco, state of California, hereby state that said Board of Supervisors by its motion no. _____ adopted _____, 20____, approved this map entitled, "FINAL MAP 7378".

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

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 controller of the city and county of San Francisco, showing that according to the records of his 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, except as taxes or special assessments not yet payable which are estimated to be _____. I also hereby state that a bond in the amount fixed by said board and by its terms made to inure to the benefit of the city and county of san francisco, conditioned for payment of the above taxes or special assessments not yet payable, has been filed with and approved by said board.

Dated: _____ Day of _____, 20____.

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

RECORDER'S STATEMENT

FILED FOR RECORD THIS _____ DAY OF _____, 20____, AT _____ MINUTES PAST _____ M. IN BOOK _____ OF CONDOMINIUM MAPS AT PAGES _____ INCLUSIVE, OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, AT THE REQUEST OF WESTOVER SURVEYING, INC.

BY: _____ DATE: _____

COUNTY RECORDER
CITY AND COUNTY OF SAN FRANCISCO
STATE OF CALIFORNIA

FINAL MAP 7378

A 22 RESIDENTIAL UNIT AND 2 COMMERCIAL UNIT
MIXED-USE CONDOMINIUM PROJECT

BEING A MERGER AND RESUBDIVISION OF THAT REAL PROPERTY DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JANUARY 23, 2012 IN REEL K567 AT IMAGE 0157, OFFICE OF THE COUNTY RECORDER.

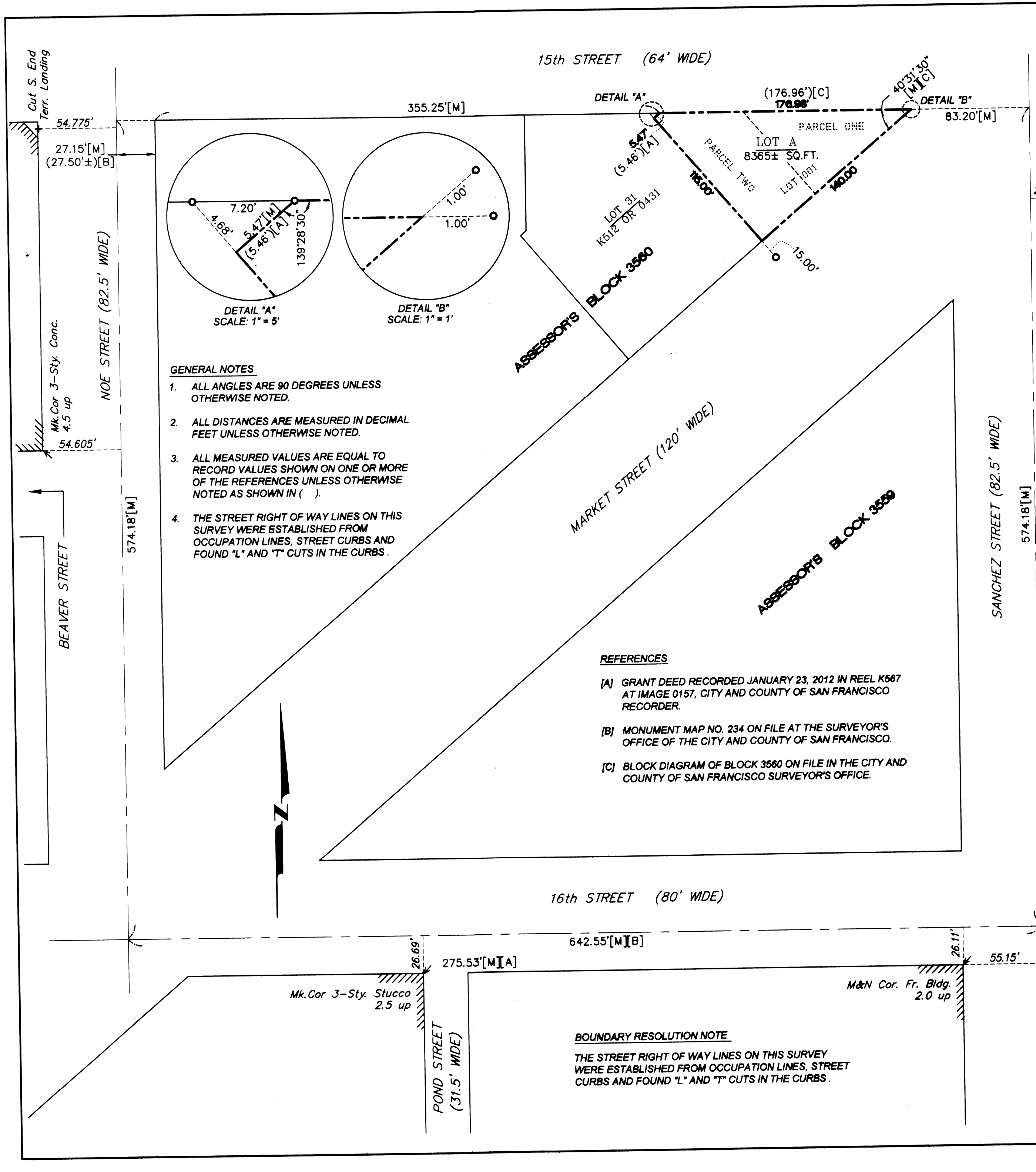
CITY AND COUNTY OF SAN FRANCISCO CALIFORNIA
MARCH, 2013



336 CLAREMONT BLVD. STE 2
SAN FRANCISCO, CA 94127
(415) 242-5400
www.westoversurveying.com

SHEET 1 OF 2 SHEETS

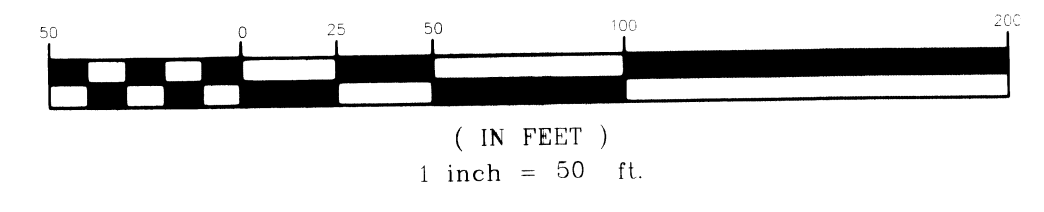
AB 3560 LOT 001 2200-2210 MARKET STREET



LEGEND

- [A] PROPERTY LINE
- [M] DIMENSION PER REFERENCE MEASURED ON THIS SURVEY
- RECORD MEASUREMENT
- SET RIVET & TAG "PLS 7779"
- FOUND MONUMENT MARK PER [B]
- MONUMENT LINE

GRAPHIC SCALE



CONDOMINIUM GENERAL NOTES

- a) This map is the survey map portion of a condominium plan as described in California Civil Code Section 1351 (e). This condominium project is limited to a maximum of 22 residential units and 2 commercial units.
- b) All ingress (es), egress (es), path(s) of travel, fire/emergency exit(s) and exiting components, exit pathway(s) and passageway(s), stairway(s), corridor(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:
 - (i) All general use common area improvements; and
 - (ii) 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)(ii) 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 Market Street and/or 15th 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.

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

UNIT	ASSESSOR PARCEL NO.
101	53
102	54
201	55
202	56
203	57
204	58
205	59
206	60
301	61
302	62
303	63
304	64
305	65
306	66
401	67
402	68
403	69
404	70
405	71
406	72
501	73
502	74
504	75
506	76

- GENERAL NOTES**
1. ALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED.
 2. ALL DISTANCES ARE MEASURED IN DECIMAL FEET UNLESS OTHERWISE NOTED.
 3. ALL MEASURED VALUES ARE EQUAL TO RECORD VALUES SHOWN ON ONE OR MORE OF THE REFERENCES UNLESS OTHERWISE NOTED AS SHOWN IN ().
 4. THE STREET RIGHT OF WAY LINES ON THIS SURVEY WERE ESTABLISHED FROM OCCUPATION LINES, STREET CURBS AND FOUND "L" AND "T" CUTS IN THE CURBS.

- REFERENCES**
- [A] GRANT DEED RECORDED JANUARY 23, 2012 IN REEL K567 AT IMAGE 0157, CITY AND COUNTY OF SAN FRANCISCO RECORDER.
 - [B] MONUMENT MAP NO. 234 ON FILE AT THE SURVEYOR'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.
 - [C] BLOCK DIAGRAM OF BLOCK 3560 ON FILE IN THE CITY AND COUNTY OF SAN FRANCISCO SURVEYOR'S OFFICE.

BOUNDARY RESOLUTION NOTE
 THE STREET RIGHT OF WAY LINES ON THIS SURVEY WERE ESTABLISHED FROM OCCUPATION LINES, STREET CURBS AND FOUND "L" AND "T" CUTS IN THE CURBS.

SPECIAL RESTRICTIONS NOTE
 THE PROPERTY SUBDIVIDED ON THIS MAP IS SUBJECT TO THE CONDITIONS IN THAT CERTAIN DOCUMENT ENTITLED "NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE" RECORDED OCTOBER 16, 1996 IN REEL E194 O.R. AT IMAGE 1459 AND THAT CERTAIN DOCUMENT ENTITLED "NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE" RECORDED MARCH 2, 2009 IN REEL J838 O.R. AT IMAGE 0228.

FINAL MAP 7378
 A 22 RESIDENTIAL UNIT AND 2 COMMERCIAL UNIT MIXED-USE CONDOMINIUM PROJECT
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CITY AND COUNTY OF SAN FRANCISCO
 CALIFORNIA MARCH, 2013

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