

File No. 190208

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

Board Item No. 63

# COMMITTEE/BOARD OF SUPERVISORS

## AGENDA PACKET CONTENTS LIST

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

Date: \_\_\_\_\_

Board of Supervisors Meeting

Date: March 5, 2019

### Cmte Board

- Motion
- Resolution
- Ordinance
- Legislative Digest
- Budget and Legislative Analyst Report
- Youth Commission Report
- Introduction Form
- Department/Agency Cover Letter and/or Report
- MOU
- Grant Information Form
- Grant Budget
- Subcontract Budget
- Contract/Agreement
- Form 126 – Ethics Commission
- Award Letter
- Application
- Public Correspondence

### OTHER

- Public Works Order No. 200659 - 02/15/19
- Public Works Tentative Map Decision - 10/30/17
- Tax Certificates - 02/08/19
- Final Maps
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

Prepared by: Lisa Lew

Date: March 1, 2019

Prepared by: \_\_\_\_\_

Date: \_\_\_\_\_

1 [Final Map 9359 - 830 Broderick Street]

2  
3 **Motion approving Final Map 9359, a six residential unit condominium project, located at**  
4 **830 Broderick Street, being a subdivision of Assessor's Parcel Block No. 1156, Lot No.**  
5 **021; and adopting findings pursuant to the General Plan, and the priority policies of**  
6 **Planning Code, Section 101.1.**

7  
8       MOVED, That the certain map entitled "FINAL MAP 9359", a six residential unit  
9 condominium project, located at 830 Broderick Street, being a subdivision of Assessor's  
10 Parcel Block No. 1156, Lot No. 021, comprising four sheets, approved February 15, 2019, by  
11 Department of Public Works Order No. 200659 is hereby approved and said map is adopted  
12 as an Official Final Map 9359; and, be it

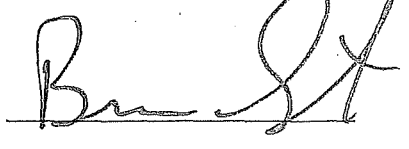
13       FURTHER MOVED, That the San Francisco Board of Supervisors adopts as its own  
14 and incorporates by reference herein as though fully set forth the findings made by the  
15 Planning Department, by its letter dated October 30, 2017, that the proposed subdivision is  
16 consistent with the General Plan, and the priority policies of Planning Code, Section 101.1;  
17 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.

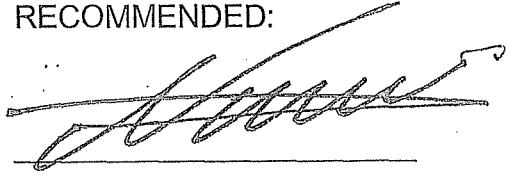
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DESCRIPTION APPROVED:



Bruce R. Storrs, PLS  
City and County Surveyor

RECOMMENDED:



Mohammed Nuru  
Director of Public Works

City and County of San Francisco

San Francisco Public Works



2017 FEB 22 PM 3:47  
ST \_\_\_\_\_

GENERAL - DIRECTOR'S OFFICE

City Hall, Room 348

1 Dr. Carlton B. Goodlett Place, S.F., CA 94102

(415) 554-6920 www.SFPublicWorks.org



London N. Breed, Mayor  
Mohammed Nuru, Director

Public Works Order No: 200659

CITY AND COUNTY OF SAN FRANCISCO  
SAN FRANCISCO PUBLIC WORKS

APPROVING FINAL MAP 9359, 830 BRODERICK STREET, A 6 UNIT RESIDENTIAL CONDOMINIUM PROJECT, BEING A SUBDIVISION OF LOT 021 IN ASSESSORS BLOCK NO. 1156 (OR ASSESSORS PARCEL NUMBER 1156-021). [SEE MAP]

A 6 UNIT RESIDENTIAL CONDOMINIUM PROJECT

The City Planning Department in its letter dated OCTOBER, 30, 2017 stated that the subdivision is consistent 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 9359", 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 October, 30, 2017, from the City Planning Department stating the subdivision is consistent 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:



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

X

DocuSigned by:  
*Bruce Storrs*

Storrs, Bruce 97ABC41507B0494...  
County Surveyor

X

DocuSigned by:  
*Mohammed Nuru*

Nuru, Mohammed 8145AB17F474FA...  
Director

### Certificate Of Completion

Envelope Id: 49D73E0CEAFE4F0F8903EAC0ACA9EACE  
Subject: Order 200659 - Final Map 9359; 830 Broderick Street  
Source Envelope:  
Document Pages: 2  
Certificate Pages: 2  
AutoNav: Enabled  
Envelopeld Stamping: Enabled  
Time Zone: (UTC-08:00) Pacific Time (US & Canada)

Status: Completed

Envelope Originator:  
DPW DocuSign  
30 Van Ness Ave. Suite 4400  
San Francisco, CA 94102  
dpw-docusign.service@sfdpw.org  
IP Address: 208.121.64.13

### Record Tracking

Status: Original  
2/13/2019 8:42:43 AM

Holder: DPW DocuSign  
dpw-docusign.service@sfdpw.org

Location: DocuSign

### Signer Events

Bruce Storrs  
Bruce.Storrs@sfdpw.org  
Public Works  
Security Level: Email, Account Authentication  
(None)

### Signature

DocuSigned by:  
*Bruce Storrs*  
97ABC41507B0494...

Signature Adoption: Pre-selected Style  
Using IP Address: 208.121.64.13

### Timestamp

Sent: 2/13/2019 8:42:44 AM  
Viewed: 2/14/2019 10:25:40 AM  
Signed: 2/14/2019 10:25:52 AM

### Electronic Record and Signature Disclosure: Not Offered via DocuSign

Mohammed Nuru  
Mohammed.Nuru@sfdpw.org  
Director  
Public Works  
Security Level: Email, Account Authentication  
(None)

DocuSigned by:  
*Mohammed Nuru*  
61145AB17F474FA...

Signature Adoption: Pre-selected Style  
Using IP Address: 208.121.64.13

Sent: 2/14/2019 10:25:53 AM  
Viewed: 2/15/2019 8:14:35 AM  
Signed: 2/15/2019 8:14:41 AM

### Electronic Record and Signature Disclosure: Not Offered via DocuSign

### In Person Signer Events

### Signature

### Timestamp

### Editor Delivery Events

### Status

### Timestamp

### Agent Delivery Events

### Status

### Timestamp

### Intermediary Delivery Events

### Status

### Timestamp

### Certified Delivery Events

### Status

### Timestamp

### Carbon Copy Events

### Status

### Timestamp

Poett, Gordon  
Gordon.Poett@sfdpw.org  
Public Works  
Security Level: Email, Account Authentication  
(None)

**COPIED**

Sent: 2/13/2019 8:42:44 AM  
Viewed: 2/13/2019 3:29:04 PM

### Electronic Record and Signature Disclosure: Not Offered via DocuSign

**Carbon Copy Events**

Steinberg, David  
David.Steinberg@sfdpw.org  
Executive Assistant to the Director  
San Francisco Public Works  
Security Level: Email, Account Authentication  
(None)  
**Electronic Record and Signature Disclosure:**  
Not Offered via DocuSign

**Status**

**COPIED**

**Timestamp**

Sent: 2/14/2019 10:25:54 AM

**Notary Events**

**Signature**

**Timestamp**

**Envelope Summary Events**

**Status**

**Timestamps**

Envelope Sent  
Certified Delivered  
Signing Complete  
Completed

Hashed/Encrypted  
Security Checked  
Security Checked  
Security Checked

2/14/2019 10:25:54 AM  
2/15/2019 8:14:36 AM  
2/15/2019 8:14:41 AM  
2/15/2019 8:14:41 AM

**Payment Events**

**Status**

**Timestamps**



City and County of San Francisco  
San Francisco Public Works · Bureau of Street-Use and Mapping

1155 Market Street, 3rd Floor · San Francisco, CA 94103  
sfpublicworks.org · tel 415-554-5810 · fax 415-554-6161



## TENTATIVE MAP DECISION

Date: June 12, 2017

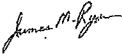
Department of City Planning  
1650 Mission Street, Suite 400  
San Francisco, CA 94103

|  |              |       |     |
|--|--------------|-------|-----|
| Project ID: 9359                       |              |       |     |
| Project Type: 6 Units Condo Conversion |              |       |     |
| Address#                               | StreetName   | Block | Lot |
| 830                                    | BRODERICK ST | 1156  | 021 |
| Tentative Map Referral                 |              |       |     |

Attention: Mr. Scott F. Sanchez

Please review and respond to this referral within 30 days in accordance with the Subdivision Map Act.

Sincerely,

 James Ryan  
2017.06.13 16:39:34 -08'00'

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

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 California Environmental Quality Act (CEQA) environmental review as categorically exempt Class n/a, CEQA Determination Date not a project under CEQA, based on the attached checklist.

The subject Tentative Map has been reviewed by the Planning Department and does comply with applicable provisions of the Planning Code subject to the attached conditions.

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 reason(s):

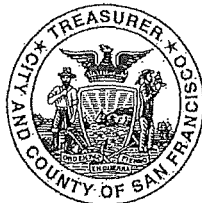
PLANNING DEPARTMENT

Signed Matthew Dito  
Digitally signed by Matthew Dito  
DN: cn=rog, dc=sfgov, dc=cityplanning, ou=City Planning,  
ou=Zoning and Compliance, ou=Matthew Dito,  
email=Matthew.Dito@sfgov.org  
Date: 2017.10.30 17:14:28 -07'00'

Date: 10/30/2017

Planner's Name Matthew Dito  
for, Scott F. Sanchez, Zoning Administrator





---

**CERTIFICATE OF REDEMPTIONS OFFICER  
SHOWING TAXES AND ASSESSMENTS PAID.**

I, David Augustine, Tax Collector of the City and County San Francisco, State of California, do hereby certify, pursuant to the provisions of California Government Code Section 66492 et. seq., that according to the records of my office, there are no liens against the subdivision designated on the map entitled:

**Block No.            1156            Lot No.    021**

**Address:            830 Broderick St**

for unpaid City & County property taxes or special assessments collected as taxes, except taxes or assessments not yet payable.

David Augustine, Tax Collector

The above certificate pertains to taxes and special assessments collected as taxes for the period prior to this current tax year.

Dated this 8th day of February. This certificate is valid for the earlier of 60 days from this date or December 31, 2019. If this certificate is no longer valid please contact the Office of Treasurer and Tax Collector to obtain another certificate.



---

**CERTIFICATE SHOWING TAXES A LIEN, BUT NOT YET DUE**

I, David Augustine, Tax Collector of the City and County San Francisco, State of California, do hereby certify, pursuant to the provisions of California Government Code Section 66492 et. seq., that the subdivision designated on the map entitled is subject to the following City & County property taxes and Special Assessments which are a lien on the property but which taxes are not yet due:

Block No.            1156            Lot No. 021

Address:            830 Broderick St

Estimated probable assessed value of property within the proposed Subdivision/Parcel

Map:                    3402967

Established or estimated tax rate:                    1.2000%

Estimated taxes liened but not yet due:                    \$40,836.00

Amount of Assessments not yet due:                    \$1,690.00

These estimated taxes and special assessments have been paid.

David Augustine, Tax Collector

Dated this 8th day of February. This certificate is valid for the earlier of 60 days from this date or December 31, 2019. If this certificate is no longer valid please contact the Office of Treasurer and Tax Collector to obtain another certificate.

**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 9359." IN WITNESS WHEREOF, WE THE UNDERSIGNED, HAVE CAUSED THIS STATEMENT TO BE EXECUTED.

OWNERS:

Ruth Groseloff  
RUTH GROSELOFF, EXECUTOR OF THE ESTATE OF DOROTHY METLITZ

Gabriel Fonseca  
GABRIEL FONSECA

Christine Lau  
CHRISTINE LAU, TRUSTEE OF THE CHRISTINE LAU REVOCABLE LIVING TRUST, DATED AUGUST 3, 2012

Alexandra M. Doniach  
ALEXANDRA M. DONIACH

Sebastian Doniach  
SEBASTIAN DONIACH

Hironu Kato  
HIROMU KATO

Bernard Kornberg  
BERNARD KORNBURG

**OWNER'S ACKNOWLEDGMENT:**

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 THE DOCUMENT.

STATE OF CALIFORNIA

COUNTY OF San Francisco

ON February 5<sup>th</sup>, 2019 BEFORE ME, Chad Miller A NOTARY PUBLIC, PERSONALLY APPEARED Ruth Groseloff

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(IES) 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: Chad Miller  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2183598

MY COMMISSION EXPIRES: Feb. 17, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco

**OWNER'S ACKNOWLEDGMENT:**

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 THE DOCUMENT.

STATE OF CALIFORNIA

COUNTY OF San Francisco

ON February 5<sup>th</sup>, 2019 BEFORE ME, Chad Miller A NOTARY PUBLIC, PERSONALLY APPEARED Gabriel Fonseca

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(IES) 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: Chad Miller  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2183598

MY COMMISSION EXPIRES: Feb. 17, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco

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STATE OF CALIFORNIA

COUNTY OF San Francisco

ON February 5<sup>th</sup>, 2019 BEFORE ME, Chad Miller A NOTARY PUBLIC, PERSONALLY APPEARED Christine Lau

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(IES) UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

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WITNESS MY HAND AND OFFICIAL SEAL:

SIGNATURE: Chad Miller  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2183598

MY COMMISSION EXPIRES: Feb. 17, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco

**OWNER'S ACKNOWLEDGMENT:**

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STATE OF CALIFORNIA

COUNTY OF Santa Clara

ON January 23<sup>rd</sup>, 2019 BEFORE ME, Andre Bass A NOTARY PUBLIC, PERSONALLY APPEARED Alexandra M. Doniach

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(IES) 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: Andre Bass  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2149507

MY COMMISSION EXPIRES: 04-18-2020

COUNTY OF PRINCIPAL PLACE OF BUSINESS: Santa Clara

**OWNER'S ACKNOWLEDGMENT:**

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STATE OF CALIFORNIA

COUNTY OF Santa Clara

ON January 23<sup>rd</sup>, 2019 BEFORE ME, Andre Bass A NOTARY PUBLIC, PERSONALLY APPEARED Sebastian Doniach

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(IES) 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: Andre Bass  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2149507

MY COMMISSION EXPIRES: 04-18-2020

COUNTY OF PRINCIPAL PLACE OF BUSINESS: Santa Clara

**FINAL MAP No. 9359**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT BEING A SUBDIVISION OF THAT REAL PROPERTY DESCRIBED IN THAT CERTAIN DEED RECORDED ON DEC. 24, 2015 AS DOCUMENT NUMBER 2015-K180949, OFFICIAL RECORDS ALSO BEING A PORTION OF WESTERN ADDITION BLOCK NO. 511 CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA JANUARY, 2019

**BAY AREA LAND SURVEYING INC.**

3065 RICHMOND PARKWAY, SUITE 101  
RICHMOND, CA 94805  
(510) 223-5167

3679

3680

OWNER'S ACKNOWLEDGMENT:

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 THE DOCUMENT.

STATE OF CALIFORNIA

COUNTY OF San Francisco

ON February 5<sup>th</sup> 2019 BEFORE ME, Chad Miller A NOTARY PUBLIC, PERSONALLY APPEARED HIROMU KATO

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(IES) 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: Chad Miller  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2183598

MY COMMISSION EXPIRES: Feb. 17, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco

OWNER'S ACKNOWLEDGMENT:

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 THE DOCUMENT.

STATE OF CALIFORNIA

COUNTY OF San Francisco

ON February 5<sup>th</sup> 2019 BEFORE ME, Chad Miller A NOTARY PUBLIC, PERSONALLY APPEARED BERNARD KORNBERG

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(IES) 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: Chad Miller  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2183598

MY COMMISSION EXPIRES: Feb. 17, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco

BENEFICIARY'S STATEMENT:

THE UNDERSIGNED AS BENEFICIARY, UNDER THE DEED OF TRUST RECORDED ON NOVEMBER 10, 2010, AT SERIES NUMBER 2010-3077319, IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP ENTITLED FINAL MAP NO. 9359.

IN WITNESS WHEREOF, THE UNDERSIGNED, Janet E. Cupp, NCB, FSB, A FEDERAL SAVINGS BANK, HAVING EXECUTED THIS STATEMENT THIS 21<sup>st</sup> DAY OF January, 2019

National Cooperative Bank, N.A. FNA NCB, FSB

BY: Janet E. Cupp

TITLE: VP, Originations NCB, NA

BENEFICIARY'S ACKNOWLEDGMENT:

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 THE DOCUMENT.

STATE OF CALIFORNIA Ohio

COUNTY OF Highland

ON Jan. 31, 2019 BEFORE ME, Nancy E. Green A NOTARY PUBLIC, PERSONALLY APPEARED Janet E. Cupp

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(IES) 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: Nancy E. Green  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2016-RE-576558

MY COMMISSION EXPIRES: April 8, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: Highland

BENEFICIARY'S STATEMENT:

THE UNDERSIGNED AS BENEFICIARY, UNDER THE DEED OF TRUST RECORDED ON JULY 26, 2012, AT SERIES NUMBER 2012-3455566, IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP ENTITLED FINAL MAP NO. 9359.

IN WITNESS WHEREOF, THE UNDERSIGNED, Janet E. Cupp, NCB, FSB, A FEDERAL SAVINGS BANK, HAVING EXECUTED THIS STATEMENT THIS 31<sup>st</sup> DAY OF January, 2019

National Cooperative Bank, N.A. FNA NCB, FSB

BY: Janet E. Cupp

TITLE: VP, Originations NCB, NA

BENEFICIARY'S ACKNOWLEDGMENT:

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 THE DOCUMENT.

STATE OF CALIFORNIA OHIO

COUNTY OF Highland

ON Jan. 31, 2019 BEFORE ME, Nancy E. Green A NOTARY PUBLIC, PERSONALLY APPEARED Janet E. Cupp

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(IES) 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: Nancy E. Green  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2016-RE-576558

MY COMMISSION EXPIRES: April 8, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: Highland

BENEFICIARY'S STATEMENT:

THE UNDERSIGNED AS BENEFICIARY, UNDER THE DEED OF TRUST RECORDED ON MARCH 15, 2013, AT SERIES NUMBER 2013-J619481, IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP ENTITLED FINAL MAP NO. 9359.

IN WITNESS WHEREOF, THE UNDERSIGNED, Janet E. Cupp, NCB, FSB, A FEDERAL SAVINGS BANK, HAVING EXECUTED THIS STATEMENT THIS 21<sup>st</sup> DAY OF January, 2019

National Cooperative Bank, N.A. FNA NCB, FSB

BY: Janet E. Cupp

TITLE: VP, Originations NCB, NA

BENEFICIARY'S ACKNOWLEDGMENT:

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 THE DOCUMENT.

STATE OF CALIFORNIA Ohio

COUNTY OF Highland

ON Jan. 31, 2019 BEFORE ME, Nancy E. Green A NOTARY PUBLIC, PERSONALLY APPEARED Janet E. Cupp

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(IES) 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: Nancy E. Green  
(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: April 8, 2021

MY COMMISSION EXPIRES: April 8, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: Highland

FINAL MAP No. 9359

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT BEING

A SUBDIVISION OF THAT REAL PROPERTY DESCRIBED IN THAT CERTAIN DEED RECORDED ON DEC. 24, 2015 AS DOCUMENT NUMBER 2015-K180949, OFFICIAL RECORDS ALSO BEING A PORTION OF WESTERN ADDITION BLOCK NO. 511 CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA JANUARY, 2019

BAY AREA LAND SURVEYING INC.

3065 RICHMOND PARKWAY, SUITE 101 RICHMOND, CA 94806 (510) 223-5167

**BENEFICIARY'S STATEMENT:**

THE UNDERSIGNED AS BENEFICIARY, UNDER THE DEED OF TRUST RECORDED ON SEPTEMBER 10, 2014, AT SERIES NUMBER 2014-0947599, IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DOES HEREBY CONSENT TO THE PREPARATION AND RECORDEMENT OF THIS MAP ENTITLED FINAL MAP NO. 9359.

IN WITNESS WHEREOF, THE UNDERSIGNED, STERLING BANK & TRUST, F.S.B., A FEDERAL SAVINGS BANK, HAVING EXECUTED THIS STATEMENT THIS 18<sup>th</sup> DAY OF January, 2019.

BY: Steph H Adams Stephen H Adams

TITLE: Senior Vice President

**BENEFICIARY'S ACKNOWLEDGMENT:**

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 THE DOCUMENT.

STATE OF CALIFORNIA  
COUNTY OF SAN FRANCISCO

ON JAN 18, 2019, BEFORE ME, Steph H Adams Stephen H Adams PERSONALLY APPEARED STERLING BANK & TRUST, F.S.B., A FEDERAL SAVINGS BANK 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/IT/ THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(ES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT, THE PERSON(S), OR THE ENTITY(ES) 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: Steph H Adams

(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 2216324

MY COMMISSION EXPIRES: OCT 27, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: SAN FRANCISCO

**BENEFICIARY'S STATEMENT:**

THE UNDERSIGNED AS BENEFICIARY, UNDER THE DEED OF TRUST RECORDED ON DECEMBER 24, 2015, AT SERIES NUMBER 2015-K180950, IN THE OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DOES HEREBY CONSENT TO THE PREPARATION AND RECORDEMENT OF THIS MAP ENTITLED FINAL MAP NO. 9359.

IN WITNESS WHEREOF, THE UNDERSIGNED, STERLING BANK & TRUST, F.S.B., A FEDERAL SAVINGS BANK, HAVING EXECUTED THIS STATEMENT THIS 18<sup>th</sup> DAY OF January, 2019.

BY: Steph H Adams Stephen H Adams

TITLE: Senior Vice President

**BENEFICIARY'S ACKNOWLEDGMENT:**

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 THE DOCUMENT.

STATE OF CALIFORNIA  
COUNTY OF SAN FRANCISCO

ON JAN 18, 2019, BEFORE ME, Steph H Adams Stephen H Adams PERSONALLY APPEARED STERLING BANK & TRUST, F.S.B., A FEDERAL SAVINGS BANK 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/IT/ THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(ES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT, THE PERSON(S), OR THE ENTITY(ES) 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: Steph H Adams

(Note: seal optional if the following information is completed)

NOTARY PUBLIC, STATE OF CA COMMISSION No.: 221634

MY COMMISSION EXPIRES: OCT 27, 2021

COUNTY OF PRINCIPAL PLACE OF BUSINESS: SAN FRANCISCO

**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 NO. 9359".

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 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

**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

**APPROVED AS TO FORM:**

DENNIS J. HERRERA, CITY ATTORNEY

BY: \_\_\_\_\_

DEPUTY CITY ATTORNEY  
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. \_\_\_\_\_

**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, IF ANY, AND ANY APPROVED ALTERATION THEREOF; THAT ALL PROVISIONS OF THE CALIFORNIA SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF ANY, 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: FEBRUARY 19, 2019

BY: Bruce R. Storrs  
BRUCE R. STORRS, L.S. 6914

**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 BERNIE KORNBERG IN NOVEMBER OF 2016.

I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

I FURTHER STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND THAT THE MONUMENTS ARE, OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.



Keith S. Bush  
KEITH S. BUSH, L.S. 8494  
DATE: 1/3/2019

**RECORDER'S STATEMENT:**

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, AT \_\_\_\_\_ M. IN BOOK \_\_\_\_\_ OF CONDOMINIUM MAPS, AT PAGES \_\_\_\_\_, AT THE REQUEST OF KEITH S. BUSH.

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

**FINAL MAP No. 9359**

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT BEING A SUBDIVISION OF THAT REAL PROPERTY DESCRIBED IN THAT CERTAIN DEED RECORDED ON DEC. 24, 2015 AS DOCUMENT NUMBER 2015-K180949, OFFICIAL RECORDS ALSO BEING A PORTION OF WESTERN ADDITION BLOCK NO. 511 CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA JANUARY, 2019

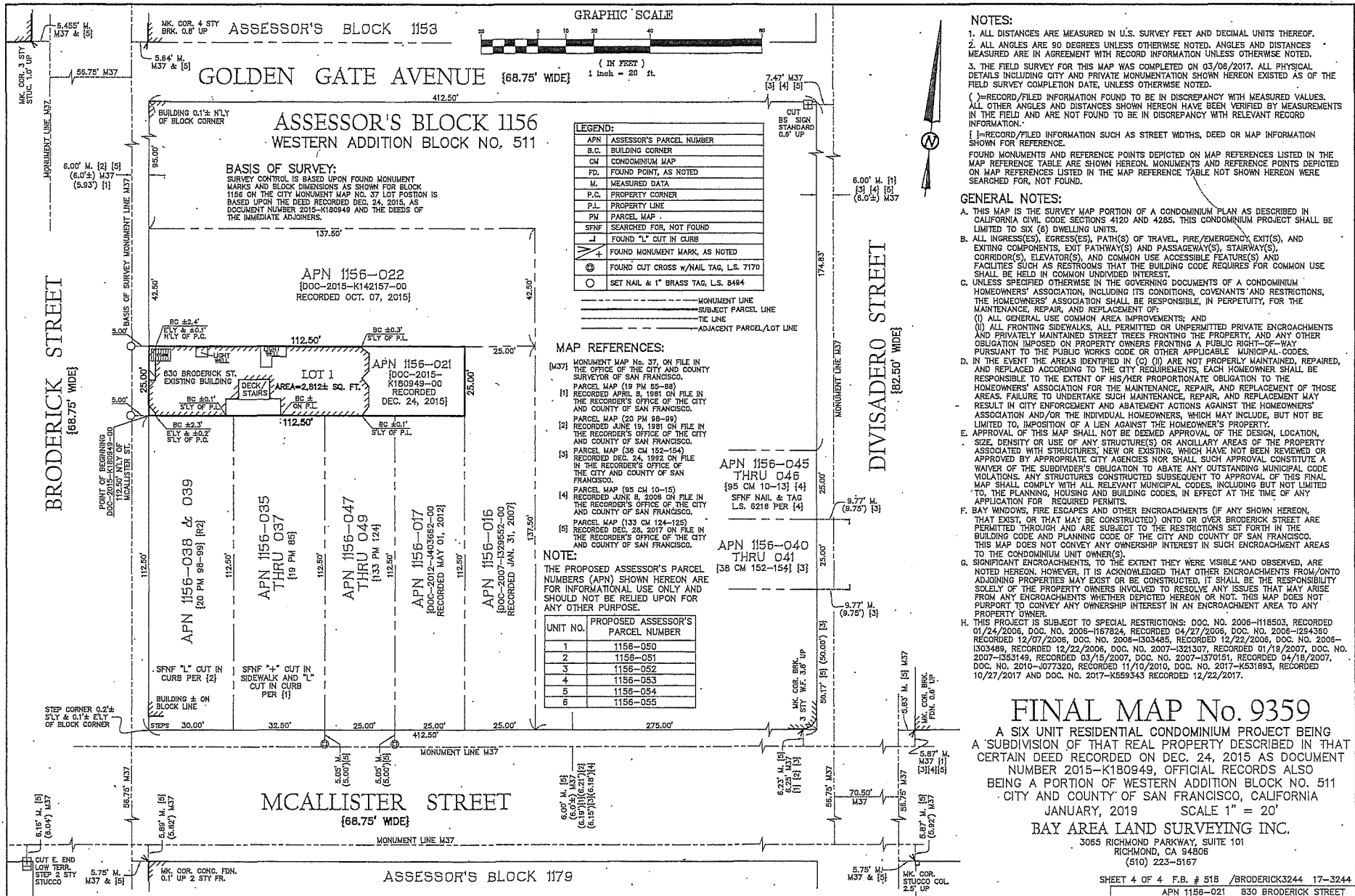
**BAY AREA LAND SURVEYING INC.**

3065 RICHMOND PARKWAY, SUITE 101  
RICHMOND, CA 94806  
(510) 223-5167

SHEET 3 OF 4 F.B. # 518 /BRODERICK3244 17-3244  
APN 1156-021 830 BRODERICK STREET

3681

3682



GRAPHIC SCALE

( IN FEET )  
1 inch = 20 ft

LEGEND:

|      |  |
|------|--|
| APN  | ASSESSOR'S PARCEL NUMBER               |
| B.C. | BUILDING CORNER                        |
| CM   | CONDOMINIUM MAP                        |
| FD.  | FOUND POINT, AS NOTED                  |
| M.   | MEASURED DATA                          |
| P.C. | PROPERTY CORNER                        |
| PM   | PARCEL MAP                             |
| SNF  | SEARCHED FOR, NOT FOUND                |
| ↓    | FOUND "L" CUT IN CURB                  |
| +    | FOUND MONUMENT MARK, AS NOTED          |
| ⊕    | FOUND CUT CROSS w/ NAIL TAG, L.S. 7170 |
| ○    | SET NAIL & 1" BRASS TAG, L.S. 8484     |

MAP REFERENCES:

- (M37) MONUMENT MAP No. 37, ON FILE IN THE OFFICE OF THE CITY AND COUNTY SURVEYOR OF SAN FRANCISCO.
- (1) PARCEL MAP (19 PM 85-88) RECORDED APRIL 8, 1981 ON FILE IN THE RECORDER'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.
- (2) PARCEL MAP (20 PM 98-99) RECORDED JUNE 19, 1981 ON FILE IN THE RECORDER'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.
- (3) PARCEL MAP (38 CM 152-154) RECORDED DEC. 24, 1992 ON FILE IN THE RECORDER'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.
- (4) PARCEL MAP (95 CM 10-15) RECORDED JUNE 9, 2008 ON FILE IN THE RECORDER'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.
- (5) PARCEL MAP (133 CM 124-125) RECORDED DEC. 28, 2017 ON FILE IN THE RECORDER'S OFFICE OF THE CITY AND COUNTY OF SAN FRANCISCO.

NOTE:

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

| UNIT | PROPOSED ASSESSOR'S PARCEL NUMBER |
|------|-----------------------------------|
| 1    | 1156-050                          |
| 2    | 1156-051                          |
| 3    | 1156-052                          |
| 4    | 1156-053                          |
| 5    | 1156-054                          |
| 6    | 1156-055                          |

NOTES:

1. ALL DISTANCES ARE MEASURED IN U.S. SURVEY FEET AND DECIMAL UNITS THEREOF.
  2. ALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED. ANGLES AND DISTANCES MEASURED ARE IN AGREEMENT WITH RECORD INFORMATION UNLESS OTHERWISE NOTED.
  3. THE FIELD SURVEY FOR THIS MAP WAS COMPLETED ON 03/08/2017. ALL PHYSICAL DETAILS INCLUDING CITY AND PRIVATE MONUMENTATION SHOWN HEREON EXISTED AS OF THE FIELD SURVEY COMPLETION DATE, UNLESS OTHERWISE NOTED.
  - ( ) - 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.
- FOUND MONUMENTS AND REFERENCE POINTS DEPICTED ON MAP REFERENCES LISTED IN THE MAP REFERENCE TABLE ARE SHOWN HEREON. MONUMENTS AND REFERENCE POINTS DEPICTED ON MAP REFERENCES LISTED IN THE MAP REFERENCE TABLE NOT SHOWN HEREON WERE SEARCHED FOR, NOT FOUND.

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 SHALL BE LIMITED TO SIX (6) DWELLING 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 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) (i) ARE NOT PROPERLY MAINTAINED, REPAIRED, AND REPLACED ACCORDING TO THE CITY REQUIREMENTS, EACH HOMEOWNER SHALL BE RESPONSIBLE TO 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 BRODERICK 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 OWNERS(S).
- G. SIGNIFICANT ENCROACHMENTS TO THE EXTENT THEY WERE VISIBLE AND OBSERVED, ARE NOTED HEREON. HOWEVER, IT IS ACKNOWLEDGED THAT OTHER ENCROACHMENTS FROM/ONTO ADJOINING PROPERTIES MAY EXIST OR BE CONSTRUCTED. IT SHALL BE THE RESPONSIBILITY SOLELY OF THE PROPERTY OWNERS INVOLVED TO RESOLVE ANY ISSUES THAT MAY ARISE FROM ANY ENCROACHMENTS WHETHER DEPICTED HEREON OR NOT. THIS MAP DOES NOT PURPORT TO CONVEY ANY OWNERSHIP INTEREST IN AN ENCROACHMENT AREA TO ANY PROPERTY OWNER.
- H. THIS PROJECT IS SUBJECT TO SPECIAL RESTRICTIONS: DOC. NO. 2006-1118503, RECORDED 01/24/2006, DOC. NO. 2006-1157824, RECORDED 04/27/2006, DOC. NO. 2006-1254360, RECORDED 12/07/2006, DOC. NO. 2006-1303485, RECORDED 12/22/2006, DOC. NO. 2006-1303489, RECORDED 12/22/2006, DOC. NO. 2007-1321307, RECORDED 01/19/2007, DOC. NO. 2007-1351549, RECORDED 03/15/2007, DOC. NO. 2007-1370151, RECORDED 04/18/2007, DOC. NO. 2010-1077320, RECORDED 11/10/2010, DOC. NO. 2017-K531893, RECORDED 10/27/2017 AND DOC. NO. 2017-K569543 RECORDED 12/22/2017.

FINAL MAP No. 9359

A SIX UNIT RESIDENTIAL CONDOMINIUM PROJECT BEING A SUBDIVISION OF THAT REAL PROPERTY DESCRIBED IN THAT CERTAIN DEED RECORDED ON DEC. 24, 2015 AS DOCUMENT NUMBER 2015-K180949, OFFICIAL RECORDS ALSO BEING A PORTION OF WESTERN ADDITION BLOCK NO. 511 CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA  
JANUARY, 2019 SCALE 1" = 20'

BAY AREA LAND SURVEYING INC.  
3065 RICHMOND PARKWAY, SUITE 101  
RICHMOND, CA 94806  
(510) 223-5167