

Free Recording Requested Pursuant to  
Government Code Section 27383 and 27388.1

**Recorded at the Request of and  
when Recorded Mail to:**

City and County of San Francisco  
Mayor's Office of Housing  
and Community Development  
One South Van Ness Ave., 5<sup>th</sup> Floor  
San Francisco, CA 94103  
Attn: Housing Loan Administrator

-----Space Above This Line for Recorder's Use-----  
APN: Block 6121, Lot 023  
Site Address: 195 Woolsey Street, San Francisco, CA

**SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE  
(\$409,648 Deed of Trust and \$18,805 Notice of Additional Loan)**

**WHEREAS, BERNAL HEIGHTS HOUSING CORPORATION**, a California nonprofit public benefit corporation (“Trustor”), is the Trustor, **FIRST AMERICAN TITLE INSURANCE COMPANY** is the original Trustee (“Trustee”), and the **CITY AND COUNTY OF SAN FRANCISCO**, a municipal corporation, represented by the Mayor, acting through the Mayor’s Office of Housing (the “City”), is the Beneficiary under that certain Deed of Trust and Assignment of Rents dated as of March 28, 1994, and recorded in the Official Records of the City and County of San Francisco (“Official Records”) on April 29, 1994 as Document Number 94-F595960 and that certain Notice of Additional Loan dated as of January 5, 1995 and recorded in the Official Records on February 23, 1995 as Document Number 95-F759912 (collectively, the “Original Deed of Trust”), securing performance under the loan documents between City and Trustor (“Loan Documents”);

**WHEREAS**, Hazel Eddy Woolsey LLC, a California limited liability company (“Buyer”), whose sole member is Bernal Heights Housing Corporation, intends to purchase the Property from Trustor and assume Trustor’s obligations under the Loan Documents, as may be further amended;

**WHEREAS**, Buyer will execute and record in the Official Records a new deed of trust with the City to be recorded against Buyer’s interest in the Property to secure performance under the Loan Documents, as may be further amended;

**WHEREAS**, the City, as beneficiary under the Original Deed of Trust, therefore intends to release and reconvey the Original Deed of Trust; and

**WHEREAS**, the undersigned desires to substitute itself as Trustee under the Original Deed of Trust in place of First American Title Insurance Company;

**NOW, THEREFORE,** the City hereby substitutes itself as Trustee under the Original Deed of Trust and does hereby cancel and release the Original Deed of Trust and RECONVEY without warranty all of the estate, title, and interest held by the City as beneficiary under the Original Deed of Trust to the person or persons legally entitled thereto.

*[Signatures on following pages]*

Dated: \_\_\_\_\_

**SUBSTITUTED TRUSTEE AND BENEFICIARY:**

City and County of San Francisco,  
a municipal corporation, represented by the Mayor,  
acting by and through the Mayor's Office of Housing  
and Community Development

By: \_\_\_\_\_

Daniel Adams, Director, City and County of San Francisco,  
a municipal corporation, represented by the Mayor,  
acting by and through the Mayor's Office of Housing and  
Community Development

**SIGNATURE ABOVE MUST BE NOTARIZED**

APPROVED AS TO FORM:

DAVID CHIU  
City Attorney

By: \_\_\_\_\_

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                    )  
  ) ss  
COUNTY OF \_\_\_\_\_                )

On \_\_\_\_\_ before me, \_\_\_\_\_, 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.

\_\_\_\_\_  
Notary Public

(Seal)

**EXHIBIT A**  
**Legal Description of the Property**