NO RECORDING FEE

RECORDING REQUESTED BY
and When Recorded Mail To:

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

CONFORMED COPY of document recorded
04/19/2018,2018K602961
on _____ with document no _____
This document has not been compared with the original
SAN FRANCISCO ASSESSOR-RECORDER

APN: 8954-003

Situs: Final Transfer Map No. 9228, Lot G

OFFER OF IMPROVEMENTS

TREASURE ISLAND SERIES 1, LLC, a Delaware limited liability company ("TI Series 1"), and its successors and assigns, does hereby irrevocably offer to the City and County of San Francisco ("the City"), a municipal corporation and the Treasure Island Development Authority ("TIDA"), a California public benefit corporation, (collectively "Offerees"), and their successors and assigns, all of the improvements required pursuant to that certain Public Improvement Agreement for Yerba Buena Island dated as of [MARCH 24, 2018] between TI Series 1 and the Offerees.

The property where the improvements are located is shown on Exhibit A hereto, constituting TI Series 1 property located in the City.

It is understood and agreed that: (i) the Offerees and their successors or assigns shall incur no liability or obligation whatsoever hereunder with respect to such offer of public 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 the appropriate action of the Board of Supervisors and/or the TIDA Board of Directors, and (ii) either Offeree, at its sole discretion, may accept one or more components of the improvements, without prejudicing either Offeree's discretion subsequently to accept or not accept other components, and (iii) upon acceptance of all or one or more components of this offer of public improvements by formal action of the Offeree, the accepting Offeree shall own and be responsible for maintenance of the accepted public facilities and improvements, except as such responsibility may be imposed on another by operation of law, as may be described in a master street encroachment permit authorized pursuant to Public Works Code § 786(b), or a similar agreement, pertaining to one or more of the public improvements offered hereby, or as excluded from acceptance for maintenance and liability in the formal action of the Offeree.

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

[SIGNATURES ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the undersigned has executed this instrument this 22nd day of March, 2018.

GRANTOR:

TREASURE ISLAND SERIES 1, LLC
A Delaware limited liability company

By: _____
Name: Sandy Goldberg
Title: Authorized Signatory

By: _____
Name: Christopher Meany
Title: Authorized Signatory

NOTARY 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 that document

State of California

County of San Francisco

On March 22, 2018 before me, Renee Adams, Notary Public, personally appeared Sandy Goldberg 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.

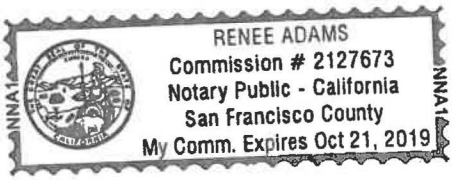
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Renee Adams

Signature of Notary Public

(Notary Seal)



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 **March 22, 2018** before me, EMERALD ROSE BLOOM-JOHNSON, notary public, personally appeared CHRISTOPHER MEANY, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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.

EMERALD ROSE BLOOM-JOHNSON
Commission # 2069216
Notary Public - California
San Francisco County
My Comm. Expires May 23, 2018

Signature _____ (Seal)

Exhibit A

Legal Description

[Attached]

February 5, 2018
Project No. 20140015-50

LEGAL DESCRIPTION

ENGINEERS
SURVEYORS
PLANNERS

100+
YEARS

All that certain real property situate in the City and County of San Francisco, State of California, being a portion of Lot 23 as shown on that certain Final Transfer Map No. 8674 recorded December 7, 2015, as Document No. 2015K165185, Official Records of said County, and being more particularly described as follows:

BEGINNING on the southerly line of Lot V (Macalla Road) as shown on said map (see sheet 16 of 16), at the westerly terminus of that certain course shown as "N66°36'20"E, 81.38'" on said map;

Thence along said southerly line, North 66°36'20" East, 23.19 feet to the **TRUE POINT OF BEGINNING**

Thence continuing along said southerly line the following two courses:

1. North 66°36'20" East, 58.19 feet to the beginning of a tangent curve to the right;
2. Along said curve having a radius of 212.00 feet, through a central angle of 00°29'18", for an arc length of 1.81 feet;

Thence leaving said southerly line, South 23°23'40" East, 30.00 feet;

Thence South 66°36'20" West, 60.00 feet;

Thence North 23°23'40" West, 30.01 feet to the **TRUE POINT OF BEGINNING**.

Containing 1,801 square feet, more or less.

Horizontal Datum & Reference System
The horizontal datum is the North American Datum of 1983: NAD 83 (2011) Epoch 2010.00 referenced by the "CCSF-2013 High Precision Network" (CCSF-HPN). Plane coordinates are based on the "City & County of San Francisco 2013 coordinate system (CCSF-CS13). CCSF-CS13 is a low distortion projection designed for CCSF to provide plane coordinates in a ground system. See ROS 8080, filed April 4, 2014, in Book EE of Survey Maps at pages 147-157 in the Office of the Recorder of the City and County of San Francisco.

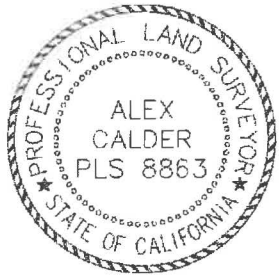
A plat showing the above described parcel is attached hereto and made a part hereof.

255 Shoreline Drive
Suite 200
Redwood City
California 94065
phone 650.482.6300
fax 650.482.6399
www.bkf.com

February 5, 2018
Project No. 20140015-50

BkF
ENGINEERS
SURVEYORS
PLANNERS
100+
YEARS

This legal description was prepared by me or under my direction in conformance with the requirements of the Professional Land Surveyors' Act.



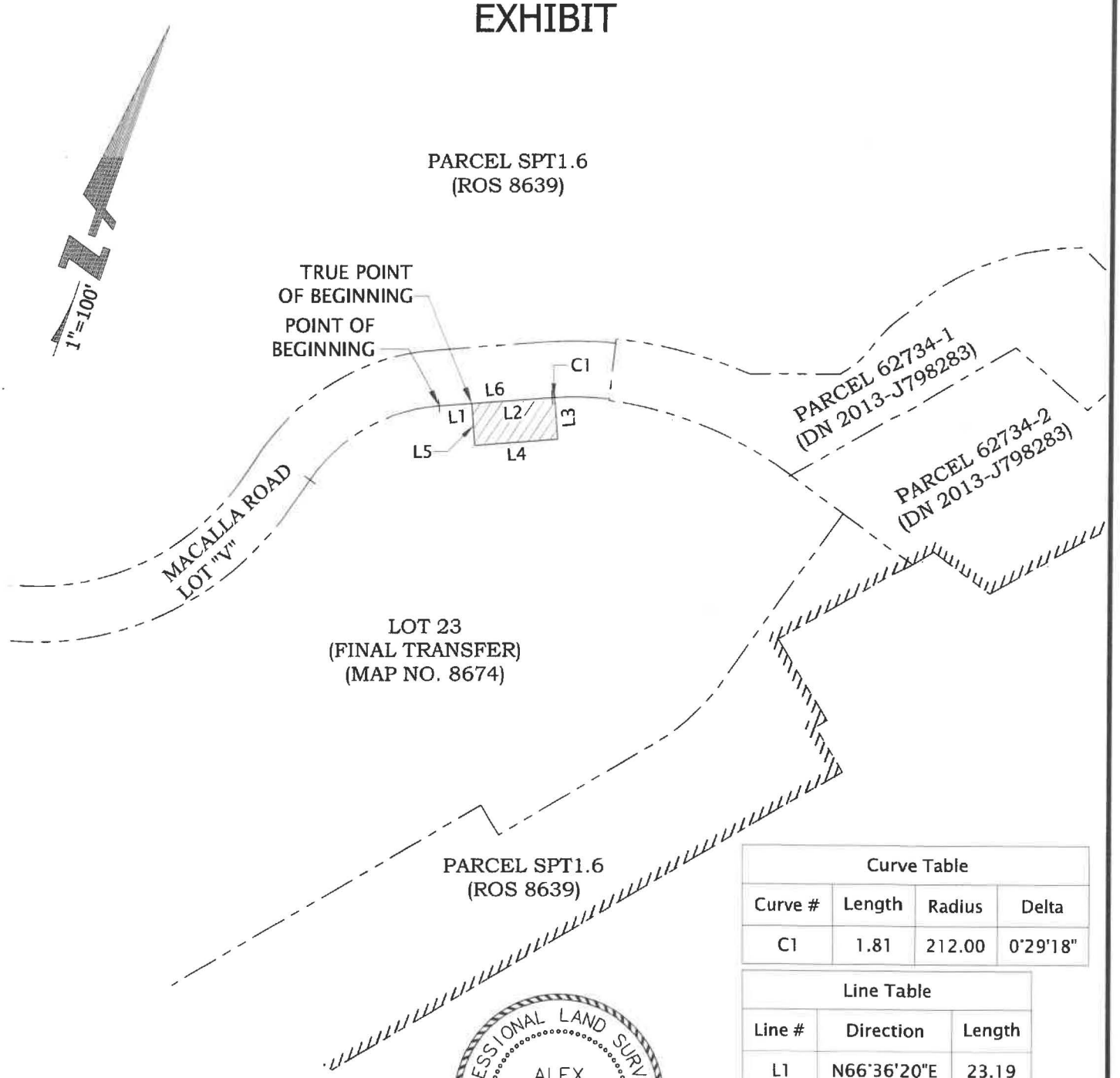
Alex M. Calder, LLS 8863

2/5/2018
Date

END OF DESCRIPTION

255 Shoreline Drive
Suite 200
Redwood City
California 94065
phone 650.482.6300
fax 650.482.6399
www.bkf.com

EXHIBIT



Curve Table			
Curve #	Length	Radius	Delta
C1	1.81	212.00	0°29'18"

Line Table		
Line #	Direction	Length
L1	N66°36'20"E	23.19
L2	N66°36'20"E	58.19
L3	S23°23'40"E	30.00
L4	S66°36'20"W	60.00
L5	N23°23'40"W	30.01
L6	N66°36'20"E	81.38

PROFESSIONAL LAND SURVEYOR
ALEX
CALDER
PLS 8863
STATE OF CALIFORNIA

Alex Calder

ABBREVIATIONS

(R) RADIAL BEARING
SQ.FT. SQUARE FEET

LOT G AREA
1,801 SQ.FT.±

BkF
ENGINEERS / SURVEYORS / PLANNERS

255 SHORELINE DR
SUITE 200
REDWOOD CITY, CA 94065
650-482-6300
650-482-6399 (FAX)

Subject EXHIBIT
PLAT TO ACCOMPANY LEGAL DESCRIPTION
Job No. 20140015
By DCJ Date 2/5/18 Chkd AMC
SHEET 3 OF 3

PLOTTED BY: jung