OWNER'S STATEMENT: CLERK'S STATEMENT: WE HEREBY STATE THAT WE ARE THE ONLY OWNERS OF AND HOLDERS OF RECORD TITLE INTEREST IN THE REAL PROPERTY SUBDIVIDED AND SHOWN UPON THIS MAP, AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP. BY ITS MOTION NO. ___ IN WITNESS THEREOF, WE, THE UNDERSIGNED, HAVE CAUSED THIS STATEMENT TO BE EXECUTED. APPROVED THIS MAP ENTITLED "FINAL MAP 8135". OWNER: 1400 MISSION ACQUISITION, L.P., A DELAWARE LIMITED PARTNERSHIP THIS OFFICE TO BE AFFIXED. BY: 1400 MISSION AGQUISITION GP, LL.C., A DELAWARE LIMITED LIABILITY COMPANY, ITS GENERAL PARTNER SIGNED: CLERK OF THE BOARD OF SUPERVISORS D. Shannon CITY AND COUNTY OF SAN FRANCISCO STATE OF CALIFORNIA Anthorizzed Signaton TITLE: BENEFICIARY: THE UNION LABOR LIFE INSURANCE COMPANY, A MARYLAND CORPORATION, On behalf of its TAX STATEMENT: Separate Account J Donitamphason Donita M. Johnson Vice President AS TAXES. A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF DATED___ THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT. OWNER'S ACKNOWLEDGEMENT: CLERK OF THE BOARD OF SUPERVISORS alitornea STATE OF CITY AND COUNTY OF SAN FRANCISCO COUNTY OF San Francisco STATE OF CALIFORNIA March 31, 2015 ____ BEFORE ME, Betty M Dankas A NOTARY PUBLIC, PERSONALLY APPEARED **APPROVALS:** Carl D Shannon WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) (S) ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN BY ORDER NO. _ HIS/HER/THEIR AUTHORIZED CAPACITY (HES) 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. BY:____ I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING MOHAMMED NURU PARAGRAPH IS TRUE AND CORRECT. CITY AND COUNTY OF SAN FRANCISCO WITNESS MY HAND: STATE OF CALIFORNIA SIGNATURE Betty M Dankas NAME (TYPED OR PRINTED), NOTARY PUBLIC IN APPROVED AS TO FORM: AND FOR SAID COUNTY AND STATE. DENNIS J. HERRERA, CITY ATTORNEY COMMISSION # OF NOTARY: _1964,00 COMMISSION EXPIRES: 12/18/15 BY: ____ PRINCIPAL COUNTY OF BUSINESS: San Francisco DEPUTY CITY ATTORNEY CITY AND COUNTY OF SAN FRANCISCO 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. BENEFICIARY'S ACKNOWLEDGEMENT: STATE OF Maryland COUNTY OF MONTAOMENY)SS ON April 17, 2015 BEFORE ME, Candice M. SMITH _ A NOTARY PUBLIC, PERSONALLY APPEARED Donita M. Johnson, Vice President WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) (S) 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. Maryland WITNESS MY HAND: SIGNATURE Candice M. Smith NAME (TYPED OR PRINTED), NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE. COMMISSION # OF NOTARY: _ COMMISSION EXPIRES: 10 29 2015 PRINCIPAL COUNTY OF BUSINESS: Montgomerc

I, ANGELA CALVILLO, CLERK OF THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DO HEREBY STATE THAT SAID BOARD OF SUPERVISORS __ ADOPTED____ _, 20__,

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SUBSCRIBED MY HAND AND CAUSED THE SEAL OF

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

__ DAY OF _____, 20___.

THIS MAP IS APPROVED THIS _____ DAY OF ____

DATE:

DIRECTOR OF PUBLIC WORKS AND ADVISORY AGENCY

BOARD OF SUPERVISOR'S APPROVAL:

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, AND ANY APPROVED ALTERATION THEREOF; THAT ALL PROVISIONS OF THE CALIFORNIA SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCE APPLICABLE AT THE TIME 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 ERANCISCO

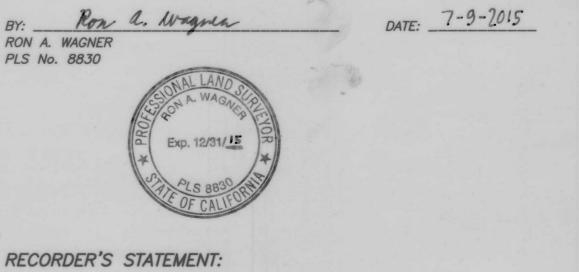
BRUCE R. STORRS L.S. 6914

DATE: AUGUST 6 2015



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 TISHMAN SPEYER PROPERTIES, L.P. ON JANUARY 1. 2014. 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 APPROVED TENTATIVE MAP.



RECO	RDER	5 3	IAI	EMEI	v/:

FILED THIS	DAY OF			20,	AT	
MINUTES PAST	m., IN	I BOOK	OF	CONDOM	INIUM MAPS,	A
PAGES,						

COUNTY RECORDER CITY AND COUNTY OF SAN FRANCISCO STATE OF CALIFORNIA

BY: _____



DATE: ___

A 190 RESIDENTIAL UNIT CONDOMINIUM PROJECT WITHIN PARCEL 1 AND A 5 COMMERCIAL UNIT CONDOMINIUM PROJECT WITHIN PARCEL 2, OF THE REAL PROPERTY DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JULY 26, 2013 AS DOC-2013-J715119-00, OFFICIAL RECORDS

CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

MARTIN M. RON ASSOCIATES, INC. Land Surveyors 859 Harrison Street. Suite 200

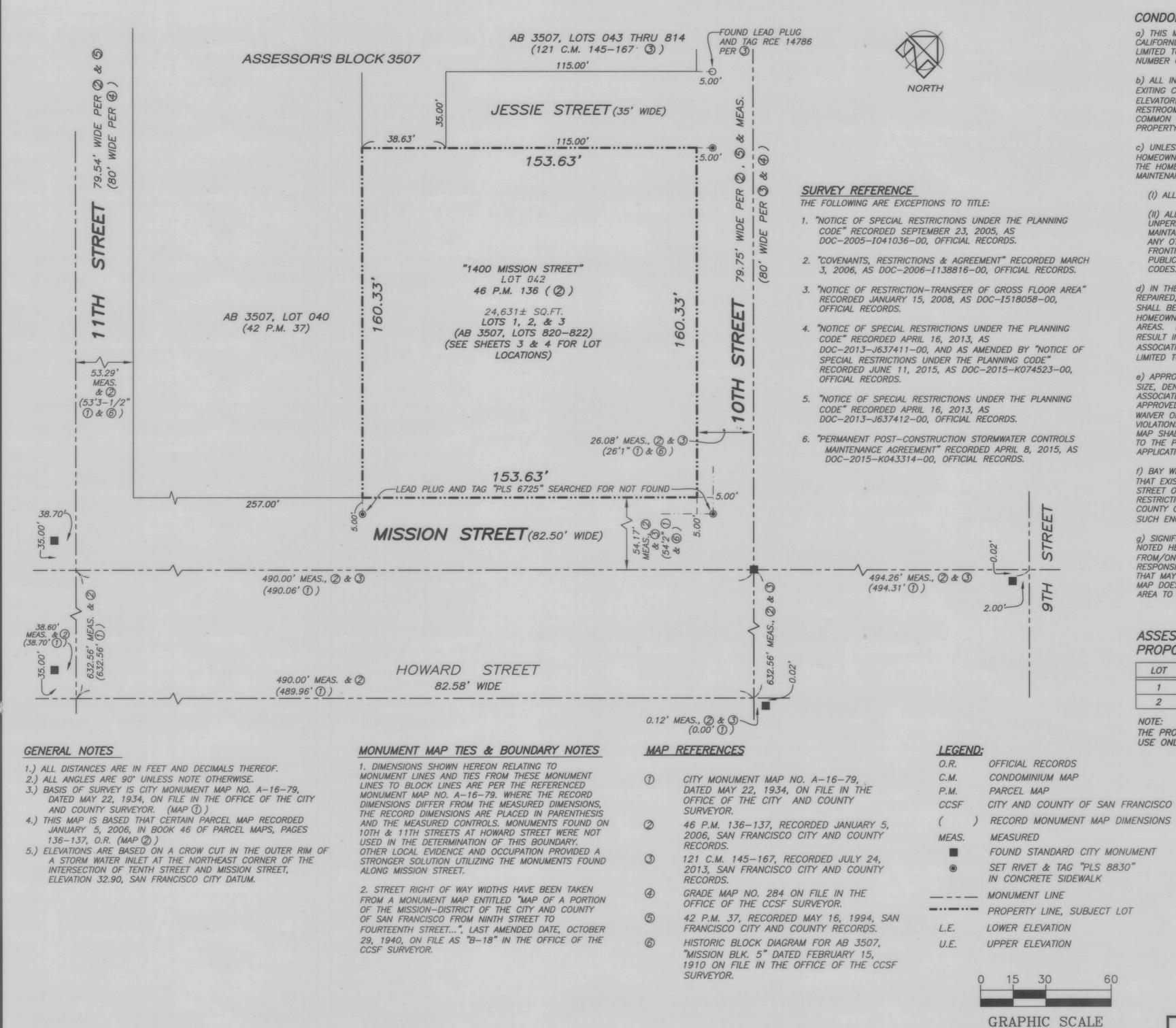
San Francisco California JULY 2015

SHEET 1 OF 4

ASSESSOR'S BLOCK 3507, LOT 042

1400 MISSION STREET





FM S-8256



- FOUND STANDARD CITY MONUMENT

CONDOMINIUM 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 IS LIMITED TO A MAXIMUM NUMBER OF 190 DWELLING UNITS IN LOT 1 AND A MAXIMUM NUMBER OF 5 COMMERCIAL UNITS IN LOT 2.

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 AS SPECIFIED IN THE GOVERNING DOCUMENTS FOR THE PROPERTY.

c) UNLESS SPECIFIED OTHERWISE IN THE GOVERNING DOCUMENTS OF A CONDOMINUM 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. FAILURES 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 MISSION STREET, 10TH STREET OR JESSIE 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).

q) 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.

ASSESSOR'S PARCEL NUMBERS FOR PROPOSED CONDOMINIUM UNITS

LOT	CONDOMINIUM UNIT NO.	PROPOSED ASSESSOR'S PARCEL NUMBER
1	1-190	BLOCK 3507A, LOTS 1-190
2	C1-C5	BLOCK 3507A, LOTS 191-195

NOTE:

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

FINAL MAP 8135

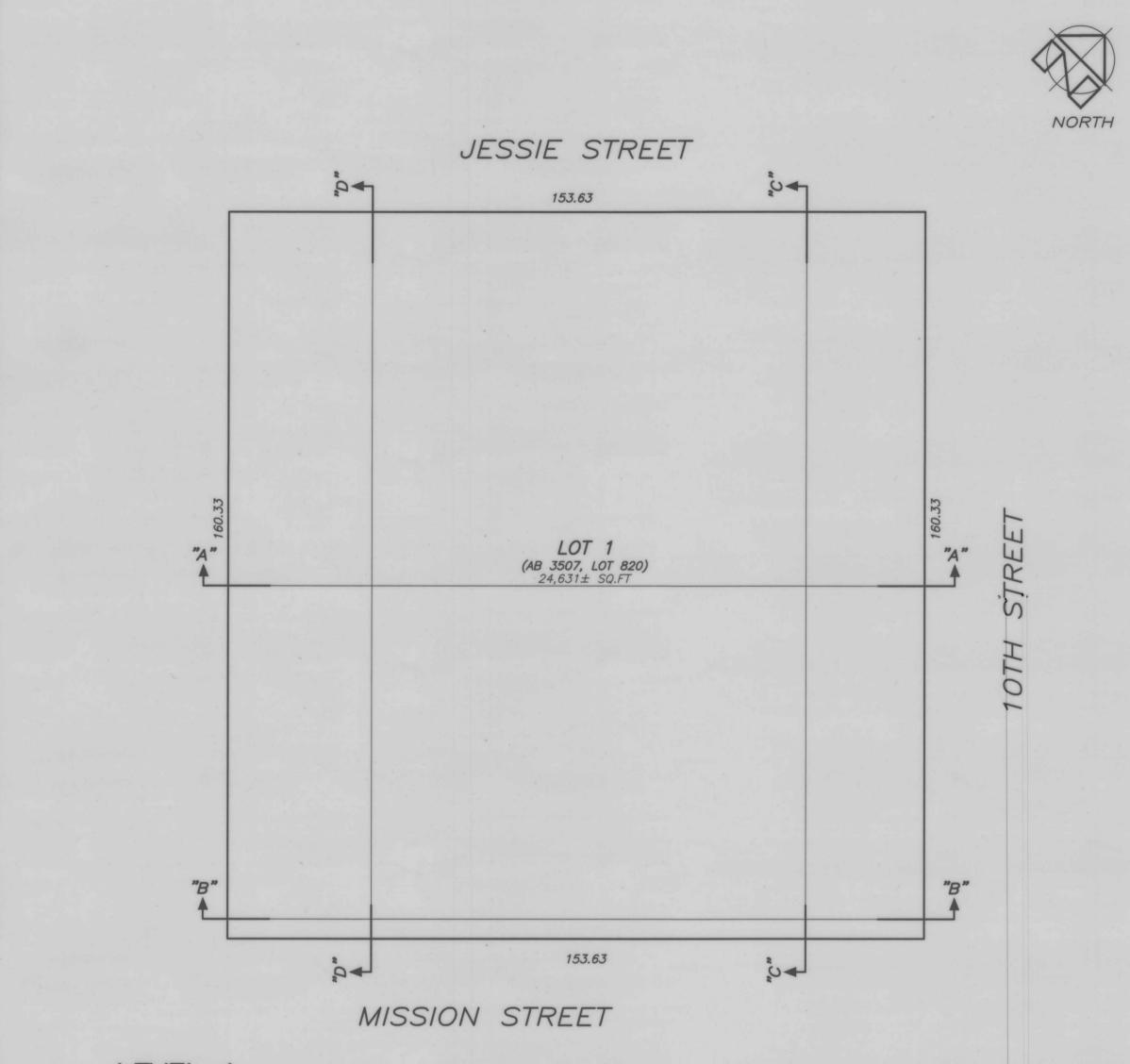
A THREE LOT AIRSPACE SUBDIVISION, A 190 RESIDENTIAL UNIT COMDOMINIUM PROJECT WITHIN LOT 1 AND A 5 COMMERCIAL UNIT CONDOMINIUM PROJECT WITHIN LOT 2. OF THE REAL PROPERTY DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JULY 26, 2013 AS DOC-2013-J715119-00. OFFICIAL RECORDS

		MTY OF SAN FRANCISC M. RON ASS Land Surve	OCIATES, I	
60	S	359 Harrison Street an Francisco SCALE: 1"=30'	, Suite 200 California	2 OF 4

ASSESSOR'S BLOCK 3507, LOT 042

1400 MISSION STREET





LEVEL A UPPER ELEVATION = 29.5LOWER ELEVATION = CENTER OF THE EARTH

JESSIE STREET .º▲] U. 99^{50' 18.07} 48.76 86.80 23.1 CAB 3507, LOT 820) 1,083± SQ.FT 44.74 14.00 1.65 10.00 LOT 3 21.14 16.99 21.20 LOT 1 (AB 3507, LOT 820) 9,527± SQ.FT (AB 3507, LOT 822) 8,247± SQ.FT 0 "A" "A" LOT 2 (AB 3507, LOT 821) 5,774± SQ.FT 9.90 2.13 10.82 8.86 76.5.8.04 71.05 2.08 79.09 LOT 2 "B" "B" (AB 3507, LOT 821) 42.62 -U.E. = 32.0030.81 -43.73 153.63 "Q" *U*

MISSION STREET

LEVEL B UPPER ELEVATION = 52.8 (EXCEPT AS SHOWN) LOWER ELEVATION = 29.5

FINAL MAP 8135

*

A THREE LOT AIRSPACE SUBDIVISION, A 190 RESIDENTIAL UNIT COMDOMINIUM PROJECT WITHIN PARCEL 1 AND A 5 COMMERCIAL UNIT CONDOMINIUM PROJECT WITHIN PARCEL 2, OF THE REAL PROPERTY DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JULY 26, 2013 AS DOC-2013-J715119-00, OFFICIAL RECORDS

CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA MARTIN M. RON ASSOCIATES, INC. Land Surveyors 859 Harrison Street, Suite 200 California San Francisco JULY 2015 SHEET 3 OF 4

ASSESSOR'S BLOCK 3507, LOT 042

1400 MISSION STREET

SEE SECTIONS ON SHEET 4

6

GRAPHIC SCALE

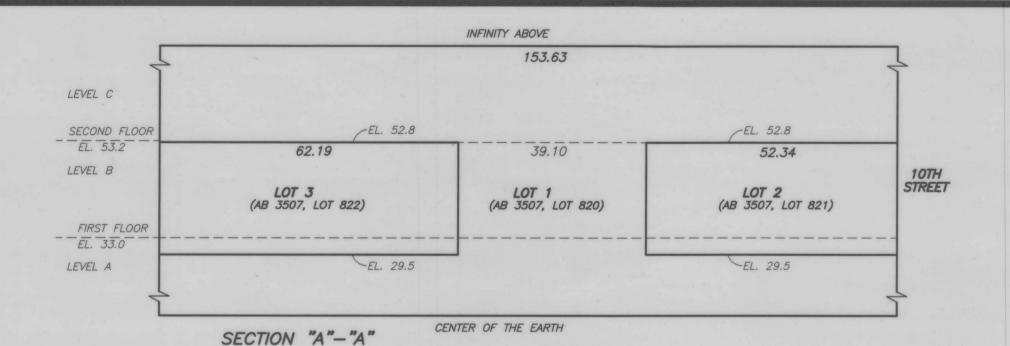


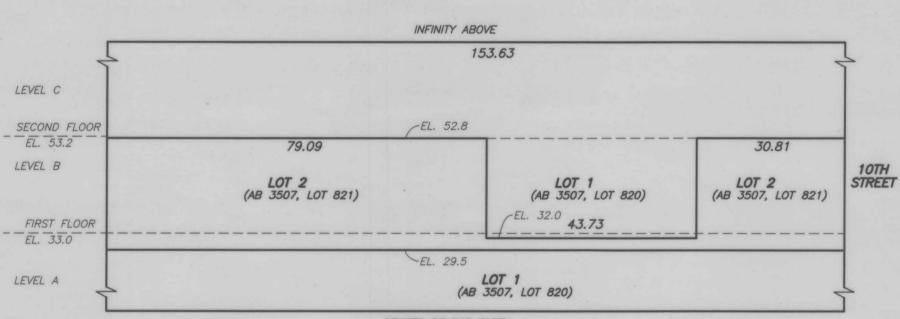
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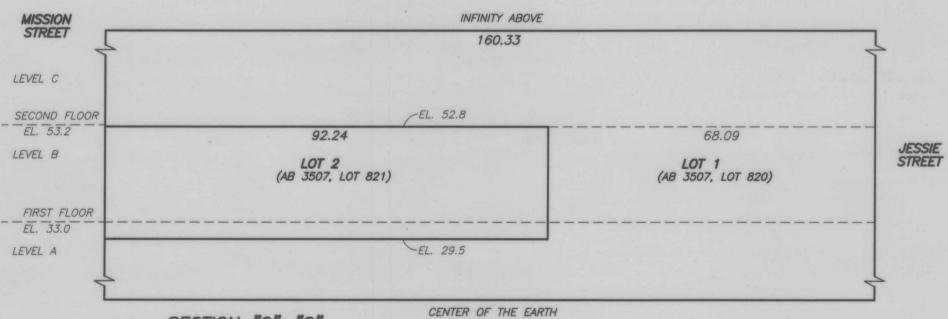
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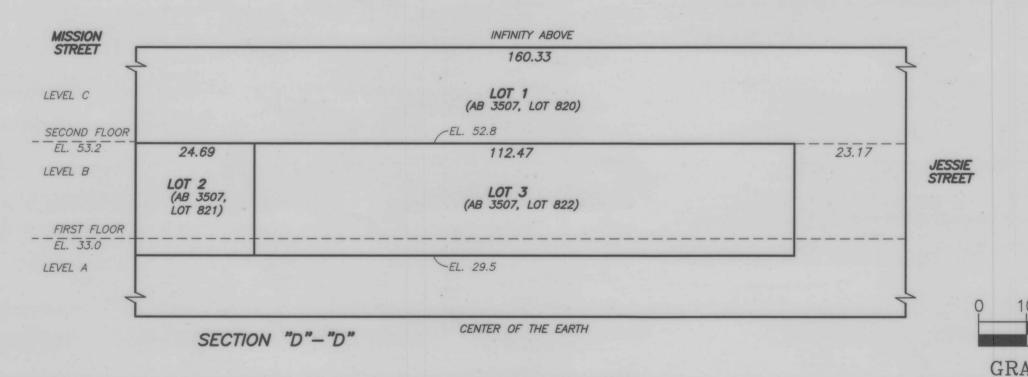


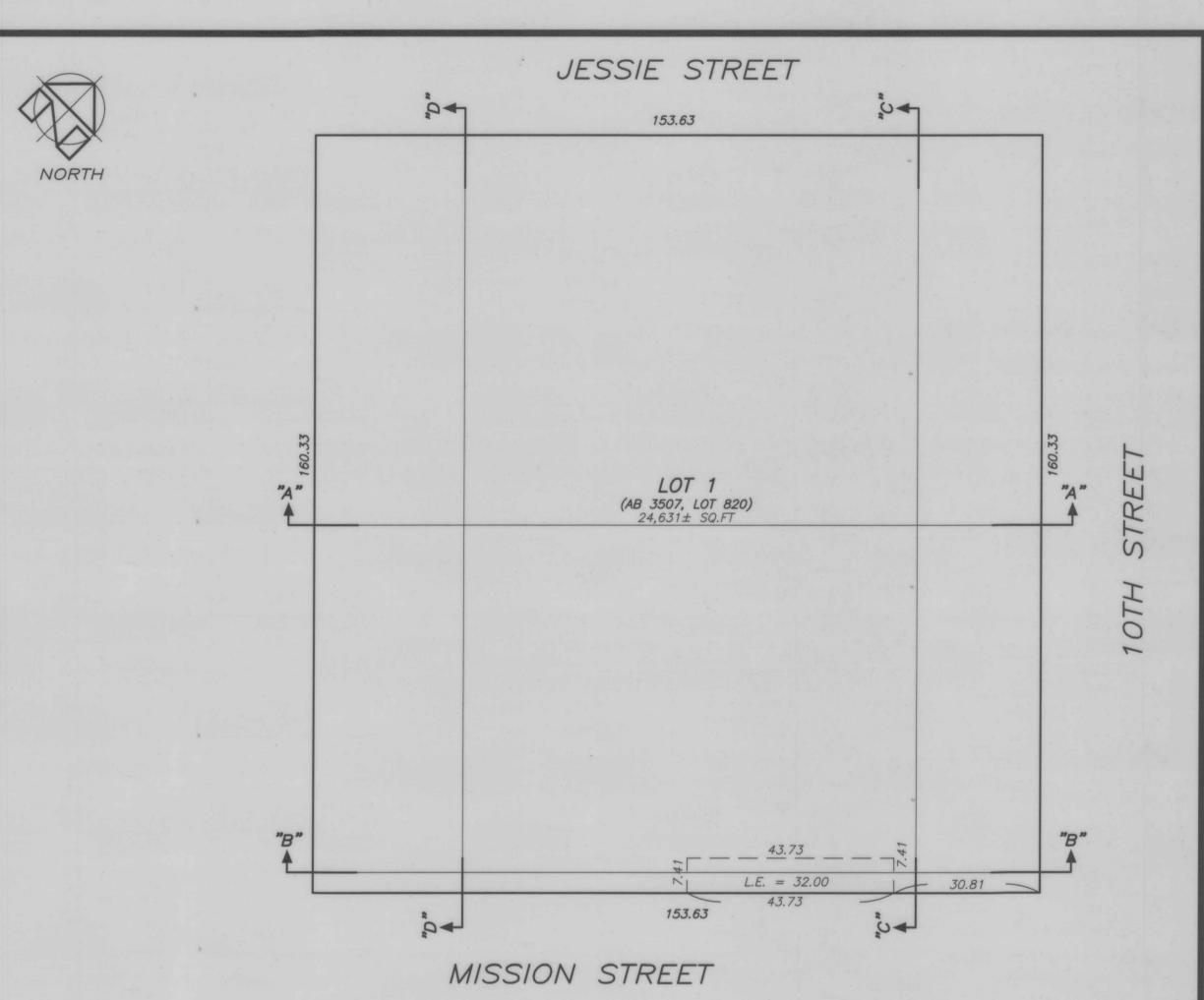












LEVEL C UPPER ELEVATION = INFINITY LOWER ELEVATION = 52.8 (EXCEPT AS SHOWN)

		AREA TABLE	
	LOT 1	LOT 2	LOT 3
LEVEL	AB3507, LOT 820	AB3507, LOT 821	AB3507, LOT 822
A	24,631 SQ.FT.	0 SQ.FT.	0 SQ.FT.
В	10,610 SQ.FT.	5,774 SQ.FT.	8,247 SQ.FT.
С	24,631 SQ.FT.	0 SQ.FT.	0 SQ.FT.
TOTAL	59,872 SQ.FT.	5,774 SQ.FT.	8,247 SQ.FT.

R.

FINAL MAP 8135 A THREE LOT AIRSPACE SUBDIVISION,

A THREE LOT AIRSPACE SUBDIVISION, A 190 RESIDENTIAL UNIT COMDOMINIUM PROJECT WITHIN PARCEL 1 AND A 5 COMMERCIAL UNIT CONDOMINIUM PROJECT WITHIN PARCEL 2, OF THE REAL PROPERTY DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JULY 26, 2013 AS DOC-2013-J715119-00, OFFICIAL RECORDS

CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA MARTIN M. RON ASSOCIATES, INC. Land Surveyors 859 Harrison Street, Suite 200 San Francisco California JULY 2015 SHEET 4 OF 4

ASSESSOR'S BLOCK 3507, LOT 042

SHEET 4 OF 4

1400 MISSION STREET

GRAPHIC SCALE