



CITY OF OAKLAND

250 FRANK H. OGAWA PLAZA ▪ SUITE 2340 ▪ OAKLAND, CALIFORNIA 94612-2031

Planning and Building Department

(510) 238-3381

Bureau of Building

TDD:(510) 238-3254

Building Permits/Inspections and Code Enforcement Services

[inspectioncounter@oaklandca.gov](mailto:inspectioncounter@oaklandca.gov)

## Order to Abate – Habitability Hazards

October 4, 2021

955 57th LLC

*certified and priority postage*

955 B 57th Street

Oakland, CA 94608-2843

Subject: **5655 Lowell Street/955 57th Street**

Re: Complaint Number: **1303769**  
APN: 015-1298-009-00  
Notice of Violation – 01/02/2014

Re-inspection Date: 08/17/2021  
Appeal Deadline: **10/31/2021**

Dear Property Owner(s):

Our re-inspection of the Subject property identified above for housing and building code violations confirmed that habitable conditions on the premises remain deteriorated to an extent that the health, safety, and welfare of (potential) occupants and the public is jeopardized by these hazards. Consequently, you are hereby ordered to do the following:

- within 30 days** from the date of this letter, pay City assessments, execute a Compliance Plan for the rehabilitation of the building and property, and provide satisfactory evidence of adequate rehabilitation financing; and
- within 60 days** pay permit fees and submit a complete application for the rehabilitation of the building; and
- within 120 days** obtain final inspection approvals of the rehabilitation permits, and
- continually maintain** the premises free of blighting conditions and secured from unauthorized entry (in accordance with enclosed City specifications), and
- not re-occupy** or re-use the vacant premises for any reason or any purpose without prior written approval from the City.
- pay relocation benefits to affected residential tenants to allow abatement work to commence (OMC Chapter 15.60).

- A more detailed summary of the Code Enforcement Relocation Ordinance is attached for your review.
- In accordance with California Civil Code section 1942.5, you are precluded from specific retaliatory actions against tenants for exercising their rights under Title 5, Chapter 2, or for filing a complaint with the City.

Failure to comply fully with all parts of this abatement order, and within the time durations specified, will subject you to the following enforcement actions:

- \* continuing re-inspection and administrative fees, and
- \* administrative citations and judicial civil action, and
- \* Substandard/Public Nuisance action (receivership or demolition).

Fees, costs, assessments, penalties and payments associated with our enforcement and relocation actions are *very* significant and shall be a charge against the property and the owners, and if not reimbursed immediately, shall become a priority lien and special assessment recorded against the property title and are recoverable through the property tax general levy and court action, among other remedies available to the City.

If you dispute this Order and findings of code violations, you have the right to appeal before an independent Hearing Officer. Your appeal must be submitted on the enclosed Appeal Form to the address in the letterhead above with a check for **\$116.00** (payable to the City of Oakland) ***not later than the Appeal Deadline indicated above.*** If we do not receive the appeal form with the filing fee by **Appeal Deadline**, you will waive your right to administrative review of this Order to Abate. *Incomplete appeals including, but not limited to an oral notification of your intention to appeal, a written appeal postmarked but not received by us within the time prescribed or a written appeal received by us without a filing fee are not acceptable and will be rejected.*

You may contact us Monday, Tuesday, Thursday and Friday, between 8:00 a.m. and 4:00 p.m. or Wednesday, 9:30 a.m.-4:00 p.m. at, [inspectioncounter@oaklandca.gov](mailto:inspectioncounter@oaklandca.gov) or by scheduling and appointment by calling 510-238-3381.

Sincerely,

Rich Fielding  
Rich Fielding 2021.10.04 12:05:46  
-07'00'

Rich Fielding  
Principal Inspection Supervisor  
Planning and Building Department

cc:  Housing Department – Relocation Assistance Center

- Attachments:  Photographs  
 Appeal Form  
 List of Violations  
 Litigation Guarantee  
 Notice of Limitation

**Additional Attachments/Interest Holders**

1. 955 57th LLC - 955 B 57th Street - Oakland, CA 94608-2843
2. Charles W. Lemoine & Norma Lemoine - 4574 River Rock Hill Rd. Pleasanton, CA 94588
- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.
- 11.
- 12.

### LIST OF VIOLATIONS

**Address:** 955 57<sup>th</sup> Street

**Inspection Date:**

1<sup>st</sup> Inspection: 07/25/2013  
Most Recent Inspection: 08/17/2021

**A.P.N.:** 015-1298-009-00

**Complaint No.**

1303769

**Inspector:** Chris Candell

**Occupancy:**

Business/Warehouse

**No. of pages:** 3

**Approved Use:**

HBX

**Revised Date:** 10-02-2021

### THE FOLLOWING MAINTENANCE VIOLATION(S) SHALL BE CORRECTED EXPEDITIOUSLY:

1

**Substandard Buildings/Improper Occupancy** – Any residential or non-residential building or portion thereof in which there exists any of the following listed conditions to an extent that endangers the life, limb, health, property, safety, or welfare of the public or the occupants thereof shall be deemed and hereby is declared to be a substandard building and a public nuisance:

1. Unpermitted alteration/construction of the loading dock, dock door and canopy.
2. Unpermitted alteration/removal/construction of windows and window openings. \*(See Note1)
3. Unpermitted removal/installation of interior wall partitions.
4. Lack of/inadequate natural light and ventilation in partitioned areas.
5. Unpermitted installation of CMU wall.
6. Lack of/inadequate fire and sound separation in unpermitted wall partitions.

OMC 15.08.340, 15.08.340 N; OMC 15.08.050; OMC 15.08.120; OMC 15.08.140; OMC 15.08.220.  
Discontinue use, remove all unapproved construction. Obtain permits, inspections and approvals and remove/repair/restore to original approved use, or obtain permits and approvals for converted use.

2

#### **Electrical:**

1. Installation of refrigeration equipment, electric motors, circulation/distribution systems and the alteration to the electrical system without required permit.

OMC 15.08.340 D; OMC 15.08.050; OMC 15.08.120; OMC 15.08.140; OMC 15.08.260 C. Discontinue use, remove all unapproved construction. Obtain permits, inspections and approvals and remove/repair/restore to original approved use, or obtain permits and approval for converted use.



3

**Plumbing:**

1. Unapproved plumbing work.
2. Unpermitted installation of sump pump and drainage.

OMC 15.08.340 E; OMC 15.08.050; OMC 15.08.120; OMC 15.08.140; OMC 15.08.230 D, E, & G – Discontinue use, remove all unapproved construction. Obtain permits, inspections and approvals and remove/repair/restore to original approved use, or obtain permits and approval for converted use.

4

**Mechanical:**

1. Unpermitted air circulation /distribution system with electric motor units, hoses and ducts attached to the building rafters, posts and on top of masonry wall along property line.

OMC 15.08.340 F; OMC 15.08.050; OMC 15.08.120; OMC 15.08.140; OMC 15.08.260 A & B - Discontinue use, remove all unapproved construction. Obtain permits, inspections and approvals and remove/repair/restore to original approved use, or obtain permits and approval for converted use.

5

**Faulty Materials of Construction** – The use of materials of construction, except those which are specifically allowed or approved by this code and the Oakland building Construction Code, and which have been adequately maintained in good and safe condition, shall cause a residential or non-residential building or structure to be Substandard and a Public Nuisance.

1. Unpermitted installation of interior partitions.
2. Unpermitted removal and framing of windows and window openings. \*(See Note1)
3. Lack of fire rated drywall and non-fire rated intumescent sealers used for sealing penetrations in partitioned areas.

OMC 15.08.340I, OMC 15.08.120, OMC 15.08.140, OMC 15.08.230N, OMC 15.08.240, OMC 15.08.250A. Obtain permits, inspections and approvals and repair and restore to original. Discontinue use, remove all unapproved construction. Obtain permits, inspections and approvals and remove/repair/restore to original approved use, or obtain permits and approval for converted use.

Surface mold present on

(Description required, e.g. bedroom walls)

*See enclosed brochure for remediation guidelines.*

- None

**CORRECTION NEEDED:**

**Certain areas were not open for inspection. Any violations or deficiencies subsequently identified shall become a component part of this report and shall be corrected in an approved manner.**

**Corrections may not commence without issuance of a Compliance Plan, submittal of a performance security deposit, payment of all assessments and business tax license, field check inspection, and issuance of required permits.**

**\*Note1 - See Building Permit B2002151**



955 57th St - 1303769





955 57th St -1303769





955 57th St -1303769







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ADMINISTRATIVE APPEAL FORM

Form section containing: Submittal Date: 10/04/2021; Property Address: 5655 Lowell Street/955 57th Street; Complaint No. 1303769; Parcel No. 015-12987-009-00; Filing Fee \$116.00; Filing Deadline: 10/31/21; Appeal Type: Substandard Public Nuisance, Order to Abate-Habitability, Imminent Hazard, Public Nuisance, Administrative Penalty, Civil Penalty.

Property Owner: 955 57th LLC
Mailing Address: 955 B 57th Street
City/State: Oakland, CA 94608-2843
Telephone:
Email:

Appellant:
Mailing Address:
City/State:
Telephone:
Email:

CONDITIONS FOR FILING AN ADMINISTRATIVE APPEAL

THE MUNICIPAL CODE PROVIDES FOR ADMINISTRATIVE ADJUDICATION BY AN INDEPENDENT HEARING EXAMINER OF THE ENFORCEMENT ACTIONS INDICATED ABOVE FOR APPELLANTS HAVING RECORD TITLE INTEREST IN THE PROPERTY. AN APPEAL MUST BE SUBMITTED IN WRITING WITH A FILING FEE. IF THE APPEAL AND FEE ARE NOT RECEIVED BY THE BUILDING DEPARTMENT WITHIN 21 CALENDAR DAYS OF THE MAILING DATE OF THE NOTIFICATION OF THE ENFORCEMENT ACTION, OR IF THE APPELLANT FAILS TO IDENTIFY FACTS WHICH SUPPORT A CONTENTION THAT THE CITY HAS ERRED OR ABUSED ITS DISCRETION, THE APPEAL WILL BE DENIED WITHOUT AN ADMINISTRATIVE HEARING. THE ONLY OTHER REDRESS AVAILABLE TO AN APPELLANT WILL BE JUDICIAL ACTION (CIVIL PROCEDURE 1094.6, etc.).

- Briefly identify your legal interest in the building or property.
Briefly identify which of the enforcement actions by the City you are appealing,
Briefly identify how the City has erred or abused its discretion in bringing this action.
Briefly identify how you want the City to resolve your appeal.
(A separate sheet of paper is attached for your convenience)

I Declare Under Penalty of Perjury that the information given herewith is in all respects true and accurate to the best of my knowledge and belief.

APPELLANT'S SIGNATURE DATE
AGENT MUST PROVIDE NOTARIZED AUTHORIZATION

Office Use Only
Receive Date: Administrative Reviewer:
Administrative Determination: Approved Refund required: Yes No If yes, \$
Administrative Determination: Denied Hearing to be scheduled within 60 days
Hearing Officer Decision: Approved Partial Approval - Refund required: Yes No If yes, \$
Hearing Officer Decision: Denied Date of Final Decision:

Inspector
July 2021 Scan to: Code Enforcement-Notice-SS/PN Pending Declaration (H7)





# County Assessor Display

[Home](#) | [Use Codes](#)

Assessor Parcel details for APN: 015  
129800900

 **Print**

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## ⊕ Assessor Parcel Record ^

### Format Parcel

15-1298-9

### Property Address

5655 LOWELL ST, OAKLAND,  
94608

### Owner Name

955 57TH LLC

### Mailing Address

955 B 57TH ST, OAKLAND CA,  
94608- 2843

### Attention

### Care Of

### Use Code

Light industrial

### Recorder Number

2013 - 081367

### Recorder Date

03/01/2013

### Mailing Address Effective Date

03/01/2013

### Last Document Input Date

04/26/2013

### Deactivation Date

### Exemption Code

## ⊕ Assessments v

## ⊕ Property Details v

## ⊕ Property List with the Street Name : LOWELL ST v

CLTA GUARANTEE FORM NO. 1 (06-05-14) LITIGATION GUARANTEE

**North American Title Insurance Company**

Guarantee No.: 54606-20-00301-01

Amount of Liability: \$500.00

Date of Guarantee: August 3, 2021 at 12:00 AM  
Update/Amended: August 25, 2021

Fee: \$500.00

**SCHEDULE A**

1. Name of Assured: City of Oakland Planning and Building Department, Bureau of Building
2. The estate or interest in the Land that is the subject of this Guarantee is: Fee Simple
3. The Land referred to in this Guarantee is situated in the State of California, County of Alameda, and is described as follows:

ALL OF LOTS 10, 11, 12, 13 AND 14 AND PORTION OF LOTS 9 AND 15, BLOCK "C", MAP OF THE GOLDEN GATE TRACT, FILED APRIL 28, 1890, MAP BOOK 10, PAGE 66, ALAMEDA COUNTY RECORDS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHERN LINE OF 57TH STREET, FORMERLY BUENA VISTA AVENUE, WITH THE WESTERN LINE OF LOWELL STREET, AS SAID STREETS ARE SHOWN ON THE MAP HEREIN REFERRED TO; AND RUNNING THENCE ALONG SAID LINE OF LOWELL STREET, SOUTHERLY 226.92 FEET TO THE NORTHERN LINE OF AILEEN STREET, FORMERLY MENLO AVENUE; AS SHOWN ON SAID MAP; THENCE ALONG THE LAST NAMED LINE WESTERLY 107.36 FEET, THENCE PARALLEL WITH THE WESTERN LINE OF LOT 17 IN SAID BLOCK "C", NORTHERLY 106.20 FEET TO A LINE DRAWN PARALLEL WITH AND DISTANCE AT RIGHT ANGLES, 108.92 FEET, SOUTHERLY FROM SAID LINE OF 57TH STREET; THENCE PARALLEL WITH SAID LINE OF 57TH STREET EASTERLY, 31.50 FEET TO A LINE DRAWN SOUTHERLY PARALLEL WITH THE WESTERN LINE OF LOTS BAND 17 IN SAID BLOCK "C", FROM A POINT ON SAID LINE OF 57TH STREET, DISTANT THEREON WESTERLY, 99.94 FEET FROM THE POINT OF BEGINNING, THENCE ALONG THE LINE SO DRAWN, NORTHERLY 108.92 FEET TO SAID LINE OF 57TH STREET; THENCE ALONG THE LAST NAMED LINE EASTERLY, 99.94 FEET TO THE POINT OF BEGINNING.

APN: 015-1298-009

4. This Litigation Guarantee is furnished solely for the purpose of facilitating the filing of an action to Declare Public Nuisance Substandard. It shall not be used or relied upon for any other purpose.

5. ASSURANCES:

According to the Public Records as of the Date of Guarantee,

- a. Title to the estate or interest is vested in: 955-57th, LLC, a California Limited Liability Company
- b. Except for the matters shown in Schedule B, there are no defects, liens, encumbrances or other matters affecting title to the estate or interest in the land shown in Schedule A, which matters are not necessarily shown in the order of their priority.
- c. The current interest holders claiming some right, title or interest by reason of the matters shown in Part II of Schedule B are as shown therein. The vestee named herein and parties claiming to have some right, title or interest by reason of the matters shown in Part II of Schedule B may be necessary parties defendant in an action, the nature of which is referred to above in paragraph 4.
- d. The current interest holders claiming some right, title or interest by reason of the matters shown in Part I of Schedule B may also be necessary parties defendant in an action, the nature of which is referred to above in paragraph 4. However, no return address for mailing after recording is shown in Schedule C as to those current interest holders.

**SCHEDULE A**

(Continued)

- e. The return address for mailing after recording, if any, as shown on each document referred to in Part II of Schedule B by specific recording information, and as shown on the document(s) vesting title as shown above in paragraph 5(a), are as shown in Schedule C.

**North American Title Insurance Company**

Emilio Fernandez

*President*

By



CLTA GUARANTEE FORM NO. 1 (06-05-14) LITIGATION GUARANTEE

**North American Title Insurance Company**

Guarantee No.: 54606-20-00301-01

Amount of Liability: \$500.00

Date of Guarantee: August 3, 2021 at 12:00 AM  
Update/Amended: August 25, 2021

Fee: \$500.00

**SCHEDULE B**

**Part I:**

1. General and special taxes and assessments for the fiscal year 2021-2022, a lien not yet due or payable.
2. Taxes for proration purposes only for the fiscal year 2020-2021.  
  
First Installment: \$12,164.50 PAID  
Second Installment: \$12,164.50 PAID  
Tax Rate Area: 17-003  
APN: 015-1298-009
3. The lien of supplemental taxes, if any, assessed pursuant to Chapter 3.5 commencing with Section 75 of the California Revenue and Taxation Code.
4. The lien of bonds and assessment liens, if applicable, collected with the general and special taxes.
5. The land lies within the boundaries of pending assessment District No. 2014-1, as disclosed by an assessment district map filed Map Book 18 Page 65 of maps of assessment and community facilities districts, recorded August 24, 2015 as Instrument No. 2015235594 of Official Records
6. The lien of special tax assessed pursuant to Chapter 2.5 commencing with Section 53311 of the California Government Code for Community Facilities District No. A/C-3, as disclosed by Notice of Special Tax Lien recorded January 31, 2019 as Instrument No. 2019015593 of Official Records.
7. With respect to 955-57th, LLC, a California limited liability company:
  - a. A copy of its operating agreement and any amendments thereto;
  - b. If it is a California limited liability company, that a certified copy of its articles of organization (LLC-1) and any certificate of correction (LLC-11), certificate of amendment (LLC-2), or restatement of articles of organization (LLC-10) be recorded in the public records;
  - c. If it is a foreign limited liability company, that a certified copy of its application for registration (LLC-5) be recorded in the public records;
  - d. With respect to any deed, deed of trust, lease, subordination agreement or other document or instrument executed by such limited liability company and presented for recordation by the Company or upon which the Company is asked to rely, that such document or instrument be executed in accordance with one of the following, as appropriate:
    - (i) If the limited liability company properly operates through officers appointed or elected pursuant to the terms of a written operating agreement, such document must be executed by at least two duly elected or appointed officers, as follows: the chairman of the board, the president or any vice president, and any secretary, assistant secretary, the chief financial officer or any assistant treasurer;
    - (ii) If the limited liability company properly operates through a manager or managers identified in the articles of organization and/or duly elected pursuant to the terms of a written operating agreement, such document must be executed by at least two such managers or by one manager if the limited liability company properly operates with the existence of only one manager.
  - e. Other requirements which the Company may impose following its review of the material required herein and other information which the Company may require

## SCHEDULE B

(Continued)

8. An inquiry with the Secretary of State of California , corporate status division discloses that 955-57th, LLC has been suspended. Prior to issuance of any policy of title insurance we will require a certificate of revival together with a certificate of relief of voidability be issued by the secretary of state of California.

### Part II

9. A Deed of Trust to secure an original indebtedness of \$1,150,000.00 recorded March 1, 2013 as/in Instrument No. 2013081369 of Official Records.

Dated: February 27, 2013

Trustor: 955-57th, LLC, a California Limited Liability Company

Trustee: Green Escrow Services, Inc., a California Corporation

Beneficiary: Chuck W. Lemoine and Norma Lemoine, husband and wife, as joint tenants

10. A document entitled "Notice of Building/Housing/Zoning Violation", recorded June 16, 2020 as Instrument No. 2020138818 of Official Records.

CLTA GUARANTEE FORM NO. 1 (06-05-14) LITIGATION GUARANTEE

**North American Title Insurance Company**

**SCHEDULE C**

ADDRESSES

Paragraph No.:	Recording Information:	Mailing Address:
5, Schedule A	March 01, 2013 as Instrument No. 2013081367	955-57th, LLC 955 "B" 57th Street Oakland, CA 94608
9, Schedule B, Part II	March 01, 2013 as Instrument No. 2013081369	Charles W. Lemoine and Norma Lemoine 4574 River Rock Hill Road Pleasanton, CA 94588
10. Schedule B, Part II	June 16, 2020 as Instrument No. 2020138818	City of Oakland Bureau of Building Code Enforcement Services 250 Frank Ogawa Plaza, Suite 2340 Oakland, CA 94612
Vestee at Address shown on Tax Roll:		955-57th, LLC 955 "B" 57th Street Oakland, CA 94608

CLTA GUARANTEE FORM NO. 1 (06-05-14) LITIGATION GUARANTEE

**North American Title Insurance Company**

**EXHIBIT A**

The Land referred to in this Guarantee is situated in the State of California, County of Alameda, and is described as follows:

ALL OF LOTS 10, 11, 12, 13 AND 14 AND PORTION OF LOTS 9 AND 15, BLOCK "C", MAP OF THE GOLDEN GATE TRACT, FILED APRIL 28, 1890, MAP BOOK 10, PAGE 66, ALAMEDA COUNTY RECORDS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHERN LINE OF 57TH STREET, FORMERLY BUENA VISTA AVENUE, WITH THE WESTERN LINE OF LOWELL STREET, AS SAID STREETS ARE SHOWN ON THE MAP HEREIN REFERRED TO; AND RUNNING THENCE ALONG SAID LINE OF LOWELL STREET, SOUTHERLY 226.92 FEET TO THE NORTHERN LINE OF AILEEN STREET, FORMERLY MENLO AVENUE; AS SHOWN ON SAID MAP; THENCE ALONG THE LAST NAMED LINE WESTERLY 107.36 FEET, THENCE PARALLEL WITH THE WESTERN LINE OF LOT 17 IN SAID BLOCK "C", NORTHERLY 106.20 FEET TO A LINE DRAWN PARALLEL WITH AND DISTANCE AT RIGHT ANGLES, 108.92 FEET, SOUTHERLY FROM SAID LINE OF 57TH STREET; THENCE PARALLEL WITH SAID LINE OF 57TH STREET EASTERLY, 31.50 FEET TO A LINE DRAWN SOUTHERLY PARALLEL WITH THE WESTERN LINE OF LOTS BAND 17 IN SAID BLOCK "C", FROM A POINT ON SAID LINE OF 57TH STREET, DISTANT THEREON WESTERLY, 99.94 FEET FROM THE POINT OF BEGINNING, THENCE ALONG THE LINE SO DRAWN, NORTHERLY 108.92 FEET TO SAID LINE OF 57TH STREET; THENCE ALONG THE LAST NAMED LINE EASTERLY, 99.94 FEET TO THE POINT OF BEGINNING.

APN: 015-1298-009



**The Doma Family of Companies**

FACTS		WHAT DOES THE DOMA FAMILY OF COMPANIES DO WITH YOUR PERSONAL INFORMATION?	
Why?	Financial companies choose how they share your personal information. Federal law gives consumers the right to limit some, but not all, sharing. Federal law also requires us to tell you how we collect, share, and protect your personal information. Please read this notice carefully to understand what we do.		
What?	The types of personal information we collect and share depend on the product or service you have with us. This information can include: <ul style="list-style-type: none"> <li>• Social Security number and income</li> <li>• Transaction history and payment history</li> <li>• Purchase history and account balances</li> </ul>		
How?	All financial companies need to share customers' personal information to run their everyday business. In the section below, we list the reasons financial companies can share their customers' personal information, the reasons the Doma Family of Companies chooses to share, and whether you can limit this sharing.		
Reasons we can share your personal information		Does Doma share?	Can you limit this sharing?
<b>For our everyday business purposes</b> Such as to process your transactions, maintain your account(s), respond to court orders and legal investigations, or report to credit bureaus		Yes	No
<b>For our marketing purposes</b> To offer our products and services to you		Yes	No
<b>For joint marketing with other financial companies</b>		No	We don't share
<b>For our affiliates' everyday business purposes</b> Information about your transactions and experiences		Yes	No
<b>For our affiliates' everyday business purposes</b> Information about your creditworthiness		No	We don't share
<b>For our affiliates to market to you</b>		No	We don't share
<b>For nonaffiliates to market to you</b>		No	We don't share
Questions?	Call 1 (855) 306-0237		

**Other important information**

\*California Residents – Effective January 1, 2020, the California Consumer Privacy Act allows California residents, upon a verifiable consumer request, to request that a business that collects consumers' personal information give consumers access, in a portable and (if technically feasible) readily usable form, to the specific pieces and categories of personal information that the business has collected about the consumer, the categories of sources for that information, the business or commercial purposes for collecting the information, and the categories of third parties with which the information was shared. California residents also have the right to submit a request for deletion of information under certain circumstances. If a business does not produce the information or delete the consumer's personal information as requested, it must provide an explanation in terms of the exemptions and exceptions provided under the CCPA. To contact us with questions about our compliance with the CCPA, call 1 (650) 419-3827 or email [info@statestitle.com](mailto:info@statestitle.com).

Who we are	
<b>Who is providing this notice?</b>	The Doma Family of Companies (identified below), which offers title insurance and settlement services.
What we do	
<b>How does Doma protect my personal information?</b>	To protect your personal information from unauthorized access and use, we use security measures that comply with federal law. These measures include computer safeguards and secure files and buildings.
<b>How does Doma collect my personal information?</b>	<p>We collect your personal information, for example, when you</p> <ul style="list-style-type: none"> <li>• Apply for insurance;</li> <li>• Apply for financing;</li> <li>• Give us your contact information</li> <li>• Provide your mortgage information</li> <li>• Show your government-issued ID</li> </ul> <p>We also collect your personal information from others, such as credit bureaus, affiliates, or other companies.</p>
<b>Why can't I limit all sharing?</b>	<p>Federal law gives you the right to limit only</p> <ul style="list-style-type: none"> <li>• Sharing for affiliates' everyday business purposes – information about your creditworthiness</li> <li>• Affiliates from using your information to market to you</li> <li>• Sharing for nonaffiliates to market to you</li> </ul> <p>State laws and individual companies may give you additional rights to limit sharing.</p>
<b>What happens when I limit sharing for an account I hold jointly with someone else?</b>	Your choices will apply to everyone on your account – unless you tell us otherwise.
Definitions	
<b>Affiliates</b>	Companies related by common ownership or control. They can be financial and nonfinancial companies.
<b>Nonaffiliates</b>	<p>Companies not related by common ownership or control. They can be financial and nonfinancial companies.</p> <ul style="list-style-type: none"> <li>• Nonaffiliates we share with can include collection agencies, IT service providers, companies that perform marketing services on our behalf, and consumer reporting agencies.</li> </ul>
<b>Joint marketing</b>	<p>A formal agreement between nonaffiliated financial companies that together market financial products or services to you.</p> <ul style="list-style-type: none"> <li>• Doma doesn't jointly market.</li> </ul>

The Doma Family of Companies consists of the following entities:

Doma Holdings, Inc.  
 Doma Insurance Agency, Inc.  
 Doma Insurance Agency of Colorado, Inc.  
 Doma Insurance Agency of Florida, Inc.  
 Doma Insurance Agency of Illinois, Inc.  
 Doma Insurance Agency of Indiana, LLC  
 Doma Insurance Agency of Minnesota, Inc.  
 Doma Title Agency of Nevada, Inc.  
 Doma Insurance Agency of New Jersey, Inc.  
 Doma Insurance Agency of Texas, Inc.  
 Doma Insurance Agency of Utah, LLC  
 Doma Title Insurance, Inc.  
 Doma Trustee Services, LLC

NASSA LLC North American Asset Development, LLC  
 North American Services, LLC  
 North American Title Insurance Company  
 North American Title Agency, Inc.  
 North American Title Company  
 North American Title Company, Inc.  
 Spear Agency Acquisition Inc.  
 States Title Agency, Inc.  
 States Title, LLC  
 Title Agency Holdco, LLC

1298

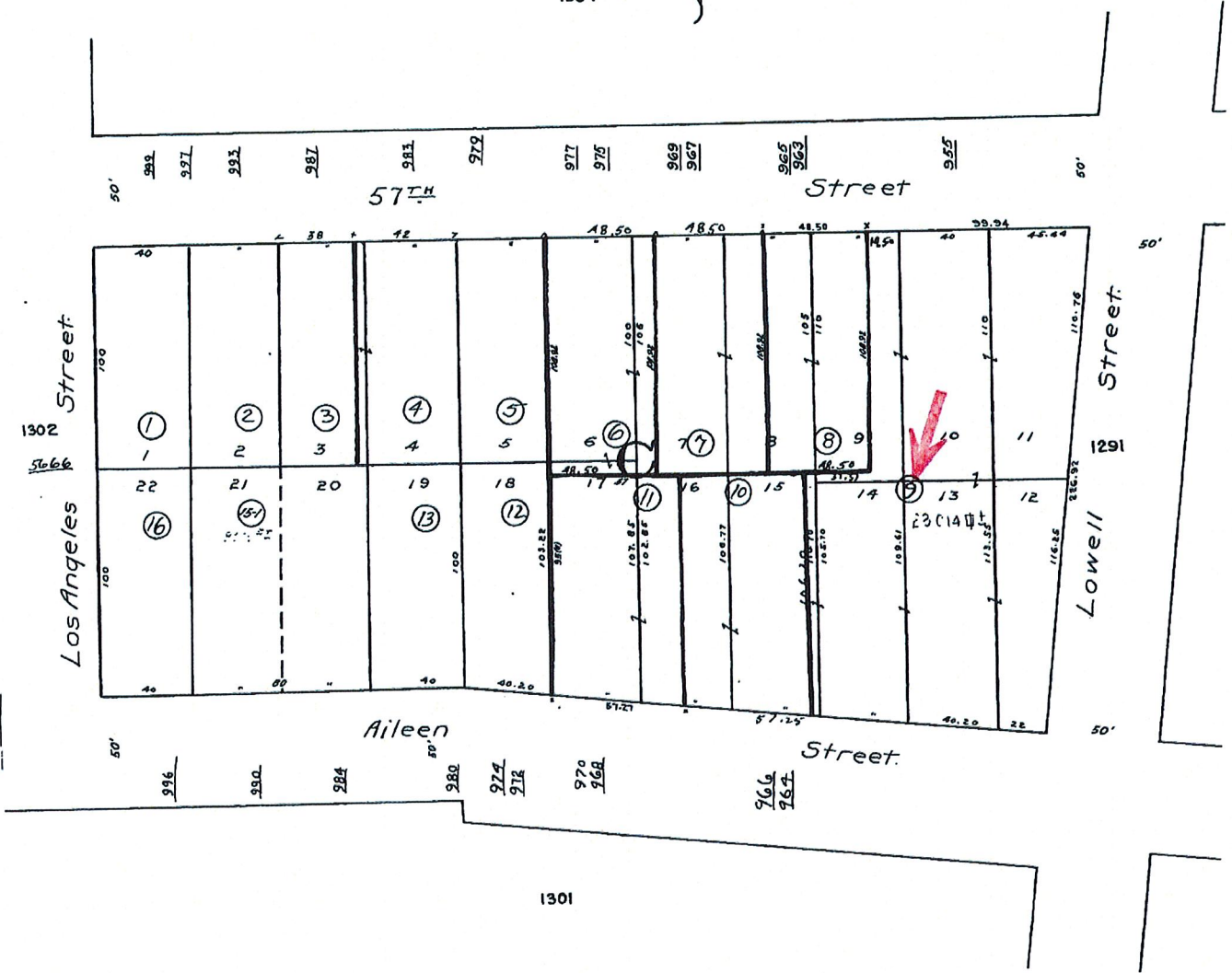
Map of the Golden Gate Tract (Bk. 10 Pg. 66)  
Scale 1 in = 40 ft.

ASSESSOR'S MAP 15

7-12-57 G.  
6-11-87 M.G.



1297







# County Assessor Display

Home | Use Codes

Assessor Parcel details for APN: 015  
129800900

Print

## Assessor Parcel Record

<b>Format Parcel</b> 15-1298-9	<b>Property Address</b> 5655 LOWELL ST, OAKLAND, 94608	<b>Owner Name</b> 955 57TH LLC
<b>Mailing Address</b> 955 B 57TH ST, OAKLAND CA, 94608- 2843	<b>Attention</b>	<b>Care Of</b>
<b>Use Code</b> Light industrial	<b>Recorder Number</b> 2013 - 081367	<b>Recorder Date</b> 03/01/2013
<b>Mailing Address Effective Date</b> 03/01/2013	<b>Last Document Input Date</b> 04/26/2013	<b>Deactivation Date</b>
<b>Exemption Code</b>		

## Assessments

## Property Details

## Property List with the Street Name : LOWE

7021 1970 0001 0491 4073

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____		
<input type="checkbox"/> Adult Signature Required	\$ _____		
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____		
<b>Postage</b>			
\$ _____	955 57TH LLC		
<b>Total P.</b>	955 B 57TH ST		
\$ _____	OAKLAND, CA 94608-2843		
<b>Street #</b>	1303769-6566 LOWEL ST/955 57TH ST-ORDER TO ABATE-		
<b>City, St</b>	10/4/21-AL		

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions