

OFFICIAL RECORDS OF ALAMEDA COUNTY
MELISSA WILK, CLERK-RECORDER
RECORDING FEES: \$0.00



ELECTRONICALLY RECORDED

0131-623418a1a
Recording Requested By:
First American Title Co.
RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

City of Oakland
Department of Public Works
250 Frank Ogawa Plaza
Oakland, California 94612
Attn: City Engineer

ASSESSOR'S PARCEL NO.: 018-0465-012

ABOVE THIS LINE FOR RECORDER'S USE

The undersigned grantor(s) declare(s) pursuant to R&T Code 11922 that no tax is due upon recordation of this Irrevocable Offer of Dedication for Public Sidewalk Purposes.

Exempt from recording fees pursuant to California Government Code Section 27383.

County Transfer tax is \$0.00

City transfer tax is \$0.00

**IRREVOCABLE OFFER OF DEDICATION
FOR PUBLIC SIDEWALK PURPOSES
(Parcel A)**

THE CITY OF OAKLAND, a municipal corporation, and the HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA, a public body corporate and politic (collectively, the "Parcel A Owners"), each own an undivided 50% interest in and to that certain real property located in the City of Oakland, County of Alameda, State of California and more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

FOR GOOD AND VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the Parcel A Owners do hereby irrevocably offer to dedicate to THE CITY OF OAKLAND, a municipal corporation (the "City"), pursuant to California Government Code Section 7050, for public sidewalk purposes on, over and across a portion of the Property more particularly described on Exhibit B attached hereto and incorporated herein by this reference (the "Public Sidewalk Area").

Dated: 12-09, 2020

[Signatures on next page]

PARCEL A OWNERS:

THE CITY OF OAKLAND,
a municipal corporation

By: Thang Nguyen
Name: THANG NGUYEN
Title: Acting Real Property Asset Manager

Approved as to form and legality:

By: [Signature]
Name: JoAnne Dunec
Title: Deputy City Attorney

HOUSING AUTHORITY OF THE
CITY OF OAKLAND, CALIFORNIA,
a public body corporate and politic

By: [Signature]
Name: Patricia S. Wells
Title: Executive Director

CONSENT

MidPen Housing Corporation ("Rights Holder") has certain rights related to a portion of the real property that is the subject of the Irrevocable Offer of Dedication for Public Sidewalk Purposes ("Offer of Dedication") to which this Consent is attached under that certain Master Housing Agreement for Brooklyn Basin Affordable Housing dated December 13, 2017 by and amongst the City of Oakland, the Housing Authority of the City of Oakland, California, and Rights Holder (the "Housing Agreement"). Therefore, Rights Holder hereby consents to the Offer of Dedication and the recordation thereof.

Dated: 12-09, 2020

RIGHTS HOLDER:

MidPen Housing Corporation,
a California nonprofit public benefit corporation

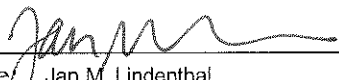
By: 
Name: Jan M. Lindenthal
Title: Assistant Secretary

Exhibit A
Legal Description of Property

The land referred to is situated in the County of Alameda, City of Oakland, State of California, and is described as follows:

Parcel A, as shown on the map of Tract 7621, filed June 2, 2015 in Book 331 of Maps, Page 81 through 86, inclusive, Alameda County Records.

Exhibit B
Legal Description and Plat of Public Sidewalk Area

[See attached.]



ENGINEERS
SURVEYORS
PLANNERS

100+
YEARS

November 21, 2019
BKF Job No. 20130175-65

LEGAL DESCRIPTION

All that certain real property situate in the City of Oakland, County of Alameda, State of California, described as follows:

Being a portion of Parcel A as shown on that certain map entitled "TRACT MAP NO. 7621" filed for record on June 2, 2015 as Document No. 2015152281, in Book 331 of Maps, at pages 81 through 86, Alameda County Records, State of California being more particularly described as follows:

BEGINNING at the southwesterly terminus of that certain course shown as "North 24°27'30" West, 256.00 feet" on said map, being a point on the common line of said Parcel A and Parcel X4 as shown on said map and said point being the **TRUE POINT OF BEGINNING** of this description;

Thence North 24°27'30" West, 2.00 feet along said common line and to the beginning of a non-tangent curve concave northerly and having a radius of 15.00 feet, whose radius point bears North 65°32'30" East;

Thence leaving said common line, easterly along said curve through a central angle of 90°00'00", for an arc length of 23.56 feet to a point on a line parallel to and distant 2.00 feet measured at a right angle from the southerly line of said Parcel A;

Thence along said line North 65°32'30" East, 314.44 feet to the beginning of a tangent curve to the left having a radius of 70.00 feet;

Thence leaving said parallel line along said curve, through a central angle of 43°36'07", for an arc length of 53.27 feet to said common line;

Thence along the said common line between Parcel A and Parcel X4 the following four (4) courses:

1. South 21°56'23" West, 2.90 feet to the beginning of a tangent curve to the right having a radius of 70.00 feet;
2. Along said curve, through a central angle of 43°36'07", for an arc length of 53.27 feet;
3. South 65°32'30" West, 312.34 feet to the beginning of a tangent curve to the right having a radius of 15.00 feet;
4. Along said curve, through a central angle of 90°00'00", for an arc length of 23.56 feet to the **TRUE POINT OF BEGINNING**.

Containing an area 713 square feet more or less.



November 21, 2019
BKF Job No. 20130175-65

Basis of Bearings: All bearings shown on this survey are based on upon the California Coordinate System of 1983 (CCS83), Epoch 1986, Zone III. Held record CCS83 coordinate Northing = 2115136.166, Easting = 6052732.398, at point "SHIP", and the calculated bearing South 72°09'16" East to point "H133" having CCS83 coordinate Northing = 2114243.395, Easting = 6055505.473. The two monuments, "SHIP" and "H133" are shown on the Record of Survey of the port area of the City of Oakland, Record of Survey No. 1847, filed for record on November 8, 2004 in Book 29 of Records of Survey at pages 23 through 26, Alameda County Records, State of California. All distances ground distances. To obtain grid distances, multiply ground distances shown by 0.9999293.

A plat showing the above described parcel is attached hereto and made a part hereof as Schedule 1.

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



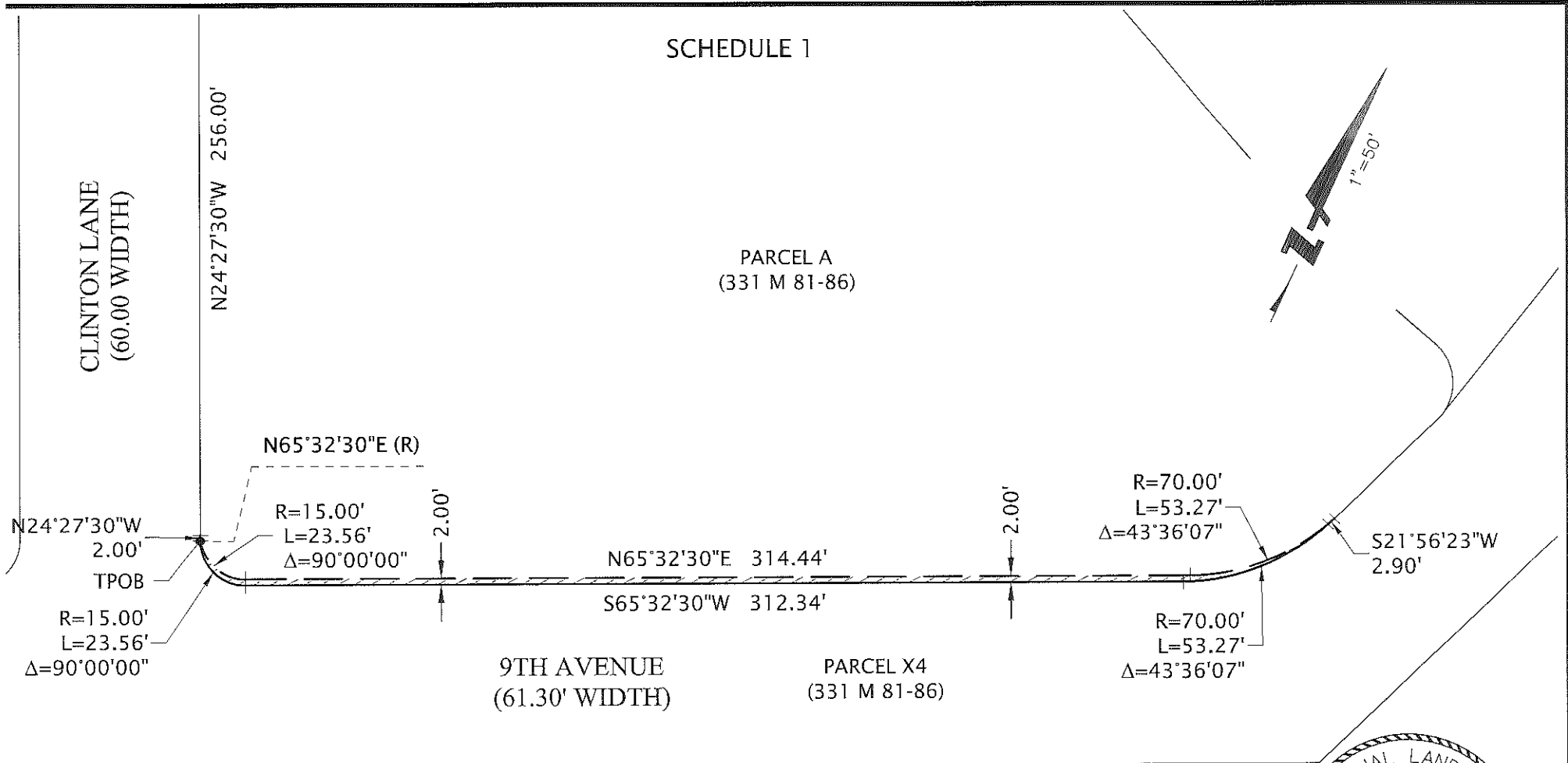
Alex Calder PLS 8863



November 21, 2019
Dated

END OF DESCRIPTION

SCHEDULE 1



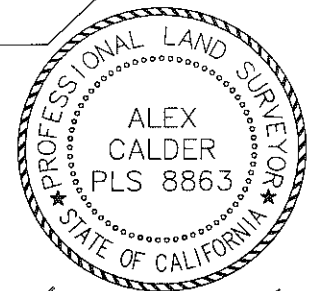
ABBREVIATIONS

- DN DOCUMENT NUMBER
- (R) RADIAL BEARING
- TPOB TRUE POINT OF BEGINNING
- SQ.FT. SQUARE FEET

EASEMENT AREA  713 SQ.FT.±

FINAL PUBLIC TRUST
PARCEL
PARCEL 1(T/X)
(DN 2013203237)

GRAPHIC SCALE



Alex Calder



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

Subject SCHEDULE 1
 PLAT TO ACCOMPANY LEGAL DESCRIPTION
 Job No. 20130175-65
 By AJD Date 11/21/19 Chkd. DCJ
 SHEET 3 OF 3

**CONSENT
(Ground Lessee)**

A portion of the real property that is the subject of the Irrevocable Offer of Dedication for Public Utility Purposes (“Offer of Dedication”) to which this Consent is attached is leased to Brooklyn Basin Associates III, L.P. (“Ground Lessee”), under that certain Ground Lease Agreement dated July 27, 2020 by and amongst the City of Oakland and the Housing Authority of the City of Oakland, California, as ground lessor, and Ground Lessee, and recorded on July 27, 2020 as Document No. 2020182598 in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the “Ground Lease”). Therefore, Ground Lessee hereby consents to the Offer of Dedication and the recordation thereof.

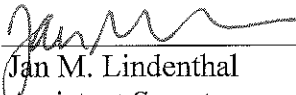
Dated: 12-08, 2020

GROUND LESSEE:

Brooklyn Basin Associates III, L.P.,
a California limited partnership

By: MP Brooklyn Basin III LLC,
a California limited liability company,
its general partner

By: Mid-Peninsula Pickering, Inc.,
a California nonprofit public benefit corporation,
its sole member/manager

By: 

Jan M. Lindenthal
Assistant Secretary

**CONSENT AND SUBORDINATION
(Lender)**

Wells Fargo Financial National Bank West, as beneficiary under that certain Subordinated Deed of Trust executed on July 1, 2020 by Brooklyn Basin Associates III, L.P. and recorded on July 30, 2020 as Document No. 2020182608, in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the "Security Instrument"), hereby (a) consents to the recording of the Irrevocable Offer of Dedication for Public Utility Purposes (the "Offer of Dedication") to which this Consent and Subordination is attached and (b) subordinates the lien of the Security Instrument to the Offer of Dedication with the same force and effect as though the Offer of Dedication had been executed and recorded prior to the execution and recordation of the Security Instrument.

Dated: 9-30, 2020

Wells Fargo Financial National Bank West

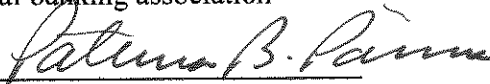
By: *Patricia B. Parina*
Name: Patricia B. Parina
Title: Vice President

**CONSENT AND SUBORDINATION
(Lender)**

Wells Fargo Bank, National Association, as “funding lender” under that certain Construction and Permanent Leasehold Deed of Trust with Absolute Assignment of Leases and Rents, Security Agreement and Fixture Filing executed on July 1, 2020 by Brooklyn Basin Associates III, L.P. and recorded on July 30, 2020 as Document No. 2020182603 by California Municipal Finance Authority and assigned over to Wells Fargo Bank, National Association pursuant to the Assignment of Deed of Trust and Loan Documents executed on July 1, 2020 by Brooklyn Basin Associates III, L.P. and recorded on July 30, 2020 as Document No. 2020182604 in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the “Security Instrument”), hereby (a) consents to the recording of the Irrevocable Offer of Dedication for Public Utility Purposes (the “Offer of Dedication”) to which this Consent and Subordination is attached and (b) subordinates the lien of the Security Instrument to the Offer of Dedication with the same force and effect as though the Offer of Dedication had been executed and recorded prior to the execution and recordation of the Security Instrument.

Dated: 9-30, 2020

Wells Fargo Bank, National Association,
a national banking association

By: 

Name: Patricia B. Parina

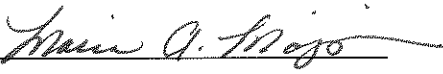
Title: Vice President

CONSENT AND SUBORDINATION
(Lender)

California Community Reinvestment Corporation, a California nonprofit public benefit corporation, as beneficiary under that certain Delivery Assurance Multifamily Deed of Trust, Security Agreement and Fixture Filing executed on July 1, 2020, by Brooklyn Basin Associates III, L.P., and recorded on July 30, 2020, as Document No. 2020182609, in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the "Security Instrument"), hereby (a) consents to the recording of the Irrevocable Offer of Dedication for Public Utility Purposes (the "Offer of Dedication") to which this Consent and Subordination is attached and (b) subordinates the lien of the Security Instrument to the Offer of Dedication with the same force and effect as though the Offer of Dedication had been executed and recorded prior to the execution and recordation of the Security Instrument.

Dated: September 29, 2020

California Community Reinvestment Corporation,
a California nonprofit public benefit corporation


By: 
Name: _____
Title: Maria A. Majczinger
 Senior Vice President

CONSENT AND SUBORDINATION
(Lender)

The City of Oakland, a municipal corporation, as beneficiary under that certain Leasehold Deed of Trust, Assignment of Rents and Security Agreement executed on July 29, 2020 by Brooklyn Basin Associates III, L.P. and recorded on July 30, 2020 as Document No. 2020182605, in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the "Security Instrument"), hereby (a) consents to the recording of the Irrevocable Offer of Dedication for Public Utility Purposes (the "Offer of Dedication") to which this Consent and Subordination is attached and (b) subordinates the lien of the Security Instrument to the Offer of Dedication with the same force and effect as though the Offer of Dedication had been executed and recorded prior to the execution and recordation of the Security Instrument.

Dated: December 4, 2020

THE CITY OF OAKLAND,
a municipal corporation

By: 
Edward D. Reiskin
City Administrator

Approved as to form and legality:

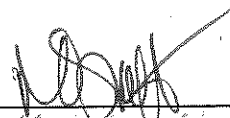
By: 
Name: Vincent Benson
Title: Deputy City Attorney

CONSENT AND SUBORDINATION
(Lender)

The County of Alameda, a political subdivision of the State of California, as beneficiary under that certain Leasehold Deed of Trust with Assignment of Rents, Security Agreement, and Fixture Filing executed on July 29, 2020 by Brooklyn Basin Associates III, L.P. and recorded on July 30, 2020 as Document No. 2020182607, in the Official Records of the County of Alameda, State of California, as the same has been and may hereafter be amended (the "Security Instrument"), hereby (a) consents to the recording of the Irrevocable Offer of Dedication for Public Utility Purposes (the "Offer of Dedication") to which this Consent and Subordination is attached and (b) subordinates the lien of the Security Instrument to the Offer of Dedication with the same force and effect as though the Offer of Dedication had been executed and recorded prior to the execution and recordation of the Security Instrument.

Dated: 12-08, 2020

County of Alameda,
a political subdivision of the State of California

By: 
Name: Michelle Starratt
Title: Human Resources Director

**CONSENT
(Option Holder)**

Mid-Peninsula Pickering, Inc., a California nonprofit public benefit corporation, and the Housing Authority of the City of Oakland, California, a public body corporate and politic (together, the “Option Holder”) each has an option to purchase all or a portion of the real property that is the subject of the Irrevocable Offer of Dedication for Public Utility Purposes (“Offer of Dedication”) to which this Consent is attached under that certain Right of First Refusal and Purchase Option Agreement executed on July 29, 2020, by and between Option Holder and Brooklyn Basin Associates III, L.P., as the same has been and may hereafter be amended. Option Holder hereby consents to the Offer of Dedication and the recordation thereof.

Dated: 12.08, 2020

OPTION HOLDER:

Mid-Peninsula Pickering, Inc.,
a California nonprofit public benefit corporation,

By: 
Jan M. Lindenthal
Assistant Secretary

Housing Authority of the City Of Oakland, California,
a public body corporate and politic

By: _____
Name: SIGNED IN COUNTERPART
Title: _____

CONSENT
(Option Holder)

Mid-Peninsula Pickering, Inc., a California nonprofit public benefit corporation, and the Housing Authority of the City of Oakland, California, a public body corporate and politic (together, the “Option Holder”) each has an option to purchase all or a portion of the real property that is the subject of the Irrevocable Offer of Dedication for Public Utility Purposes (“Offer of Dedication”) to which this Consent is attached under that certain Right of First Refusal and Purchase Option Agreement executed on July 29, 2020, by and between Option Holder and Brooklyn Basin Associates III, L.P., as the same has been and may hereafter be amended. Option Holder hereby consents to the Offer of Dedication and the recordation thereof.

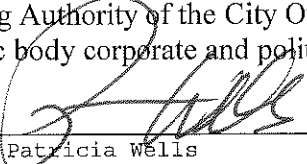
Dated: 12.08, 2020

OPTION HOLDER:

Mid-Peninsula Pickering, Inc.,
a California nonprofit public benefit corporation,

By: SIGNED IN COUNTERPART
Jan Lindenthal
Assistant Secretary

Housing Authority of the City Of Oakland, California,
a public body corporate and politic

By: 
Name: Patricia Wells
Title: Executive Director

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 Alameda

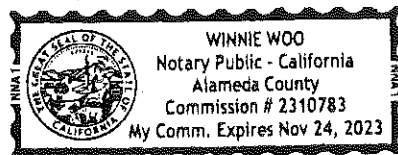
On July 3, 2020 before me, Winnie Woo, Notary Public
(insert name and title of the officer)

personally appeared Thang Nguyen
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.

Signature Winnie Woo (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 Alameda

On this 28th day of October, 2020, before me, Artesia DuPree, Notary Public, personally appeared Patricia Wells 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.

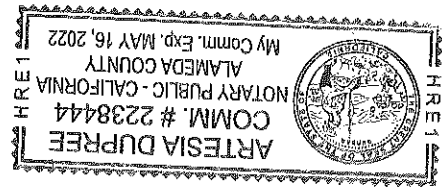
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Artesia DuPree

(Seal)



ACKNOWLEDGMENT

California All-Purpose 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 Mateo }} ss.

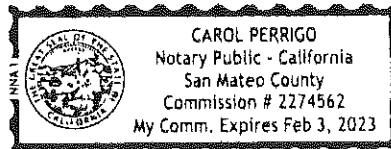
On September 23, 2020 before me, Carol Perrigo, Notary Public, personally appeared Jan M. Lindenthal, who proved to me on the basis of satisfactory evidence to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their 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.



Signature of Notary Public LS



Attached Loose Certificate, Acknowledgment for document:

Foon Lok West - Irrevocable Offer of Dedication for Public Sidewalk

ACKNOWLEDGEMENTS

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 Alameda)

On September, 30, 2010 before me, Jane Budesa, a Notary Public, personally appeared Patricia B. Parina

_____, 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.

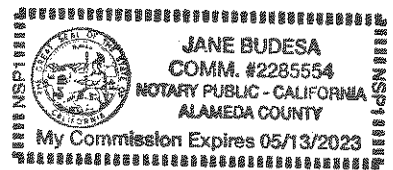
WITNESS my hand and official seal.

Jane Budesa
Signature

(Seal)

Print Name: Jane Budesa

My commission expires:
05-13-2023



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.

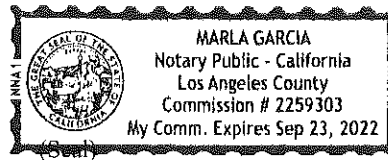
STATE OF CALIFORNIA)
COUNTY OF Los Angeles)

On this 30th day of September, 2020, before me, Marla Garcia, Notary Public, personally appeared Marla G. Majezinger 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

Signature: Marla Garcia



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 Alameda)

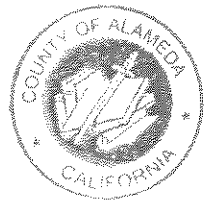
On this 23rd day of September, 2020, before me, Eileen DeGuzman ^{Deputy County Clerk} Notary Public, personally appeared Michelle Stewart who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they 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.

Signature: 

(Seal)



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 ALAMEDA)

On December 4, 2020 before me, NICOLA DUESBERG, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared Edward D Reiskin,
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.

Signature  (Seal)

