

UNIT DIAGRAMS

EXHIBIT "A" TO THE TENANCY IN COMMON AGREEMENT OF
2364 PACIFIC AVENUE
CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA
BEING THAT PARCEL DESCRIBED IN THE DEED RECORDED ON APRIL 6, 2017, AS DOCUMENT
2017-K430482-00, OFFICIAL RECORDS OF THE CITY AND COUNTY OF SAN FRANCISCO,
STATE OF CALIFORNIA. ALSO BEING LOT 9 OF ASSESSOR'S BLOCK 581.


JANUARY 2018

GENERAL NOTES:

1. UNIT CONSISTS OF THE AREA BOUNDED BY THE INTERIOR UNFINISHED SURFACES OF ITS PERIMETER WALLS, BEARING WALLS, FLOORS, FIREPLACES, CEILINGS, WINDOWS AND INTERIOR PORTIONS OF WINDOW FRAMES AND TRIM, DOORS (INCLUDING WINDOWS IN DOORS) AND INTERIOR PORTIONS OF DOOR FRAMES AND TRIM, AND INCLUDES BOTH THE PORTIONS OF THE BUILDING SO DESCRIBED AND THE AIRSPACE SO ENCOMPASSED. A UNIT INCLUDES (I) THE PAINT ON ALL INTERIOR SURFACES LOCATED OR EXPOSED WITHIN THE UNIT, (II) WINDOW SASHES OR OTHER ELEMENTS THAT DIRECTLY CONTACT THE GLASS PORTION OF THE WINDOW, (III) DOOR AND WINDOW HARDWARE AND ALL MECHANICAL ELEMENTS OF DOORS AND WINDOWS, AND (IV) PORTIONS OF THE PLUMBING, HEATING, AND ELECTRICAL SYSTEMS SERVING ONLY THE UNIT. A UNIT DOES NOT INCLUDE ANY PORTION OF THE FRAMES OF WINDOWS OR EXTERIOR DOORS WHICH IS NOT EXPOSED WITHIN A UNIT INTERIOR, OR ANY STRUCTURAL COMPONENT OF WALLS, CEILINGS, AND FLOORS.
2. THE COMMON AREA CONSISTS OF THE ENTIRE PROPERTY EXCEPT FOR THE UNITS.
3. EXCLUSIVE USE COMMON AREA CONSISTS OF THOSE PORTIONS OF COMMON AREA RESERVED FOR THE EXCLUSIVE USE OF A PARTICULAR CO-TENANT IN THIS AGREEMENT, AND ANY OTHER BUILDING COMPONENT DESIGNED TO SERVE ONLY ONE UNIT BUT LOCATED OUTSIDE THE INTERIOR BOUNDARIES OF THAT UNIT.
4. THE DIMENSIONS AND ELEVATIONS OF ALL UNITS ARE INTENDED TO BE THE UNFINISHED FLOORS, WALLS, AND CEILINGS OF THE UNIT.
5. ALL ANGLES ARE 45 DEGREES OR 90 DEGREES UNLESS OTHERWISE NOTED.
6. ALL DISTANCES ARE MEASURED IN FEET AND DECIMALS THEREOF.
7. ALL LEVEL ONE WALLS ARE 0.7' THICK AND ALL OTHER WALLS ARE 0.5' THICK UNLESS OTHERWISE NOTED.
8. THE ELEVATIONS SHOWN ON THIS SURVEY ARE BASED ON CITY OF SAN FRANCISCO DATUM. THE BENCH MARK FOR THIS SURVEY IS THE LETTER "O" IN "OPEN" ON TOP OF THE HPFS HYDRANT AT THE SOUTHEAST CORNER OF PACIFIC AVENUE AND FILLMORE STREET. ELEVATION = 245.583 FEET
9. THE AREAS LABELED P-A, P-B, P-C, P-D, P-E, P-F, P-G, AND P-H, SHOWN ON SHEET 2, ARE PARKING SPACES. EXCLUSIVE USE OF SAID PARKING SPACES MAY BE ASSIGNED AS AN APPURTENANCE TO A PARTICULAR UNIT.
10. THE AREAS LABELED S-A, S-B, S-C, S-D, S-E, S-F, S-G, S-H, S-X AND S-Y, SHOWN ON SHEET 2, ARE STORAGE AREAS. EXCLUSIVE USE OF SAID STORAGE AREAS MAY BE ASSIGNED AS AN APPURTENANCE TO A PARTICULAR UNIT.
11. THE AREAS LABELED D-3 AND D-4, SHOWN ON SHEET 3, ARE DECKS. EXCLUSIVE USE OF SAID DECKS SHALL BE ASSIGNED AS AN APPURTENANCE TO THE UNIT WITH THE CORRESPONDING UNIT NUMBER, RESERVING THE RIGHT FOR EMERGENCY EGRESS FOR ALL UNITS.



3/15/2018

LANGFORD LAND SURVEYING
 424 PRESTON COURT
LIVERMORE, CA 94551
PHONE (510) 530-5200
JOB#17-3440 DRAWING=3440PACI.DWG

SHEET
1 OF 4

FILLMORE STREET

UNIT DIAGRAMS

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JANUARY 2018

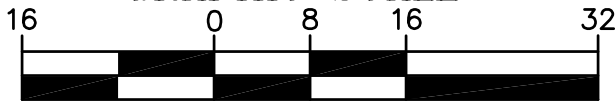
LEVEL ONE

UPPER ELEVATION=255.7
UNLESS OTHERWISE NOTED
LOWER ELEVATION=246.8
UNLESS OTHERWISE NOTED

U.E.=UPPER ELEVATION
L.E.=LOWER ELEVATION
T=TOTAL DISTANCE



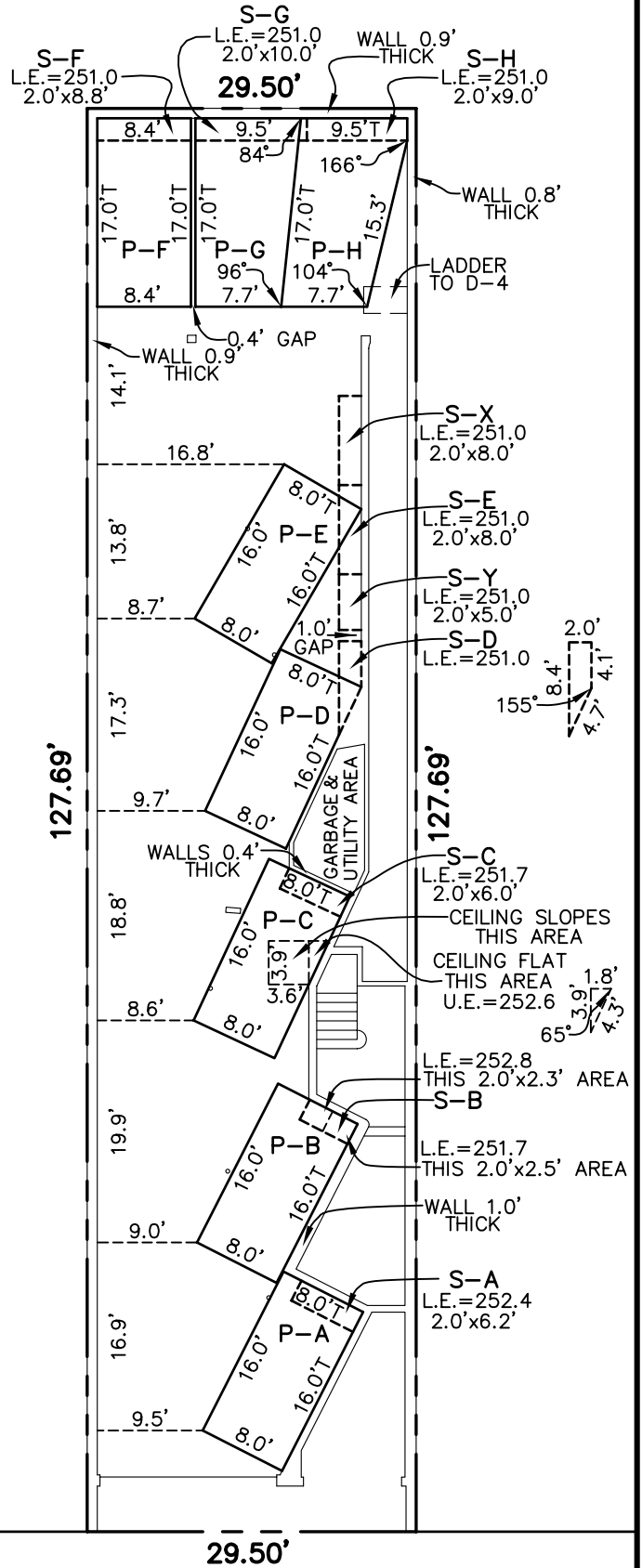
GRAPHIC SCALE



1 INCH = 16 FEET

108.00'

PACIFIC AVENUE



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SHEET
2 OF 4

FILMORE STREET

UNIT DIAGRAMS

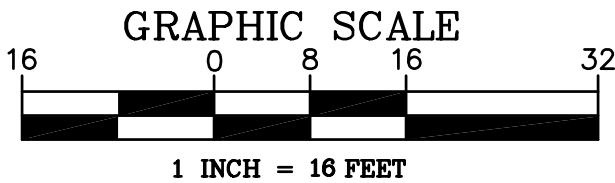
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LEVEL TWO

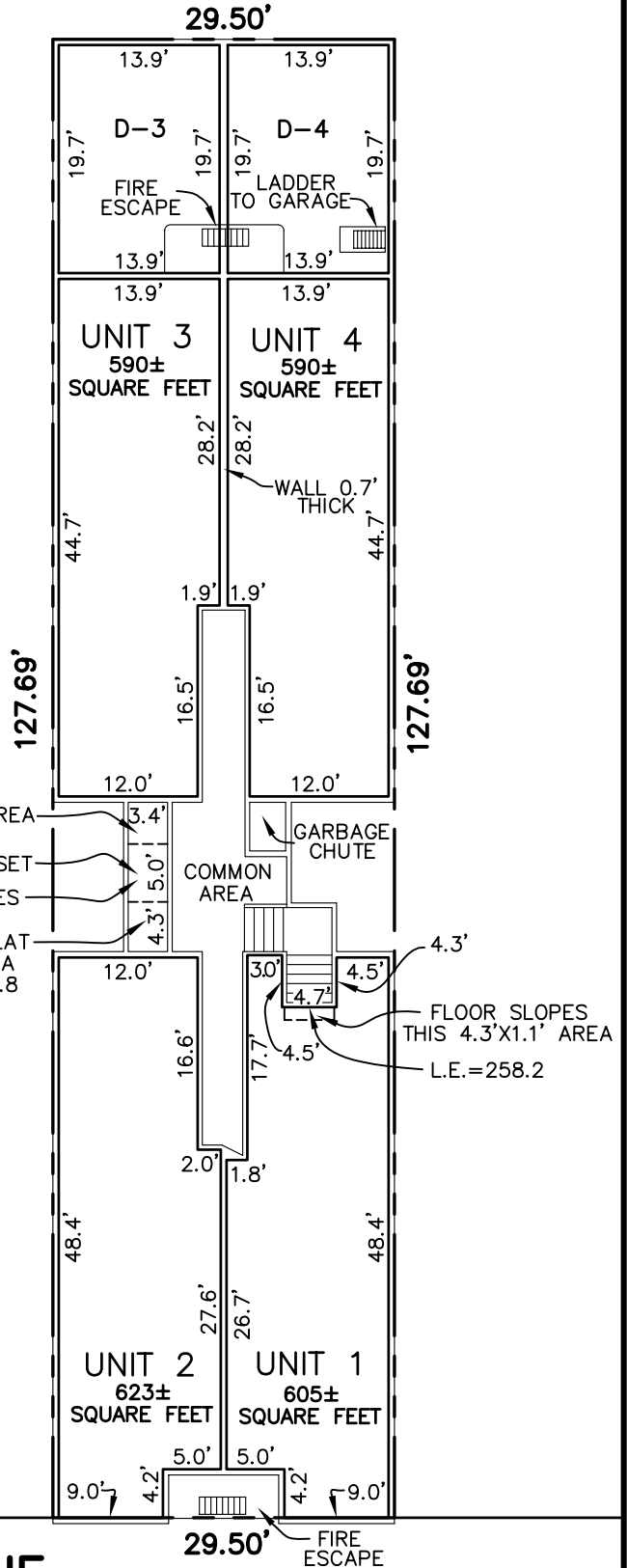
UPPER ELEVATION=264.9
UNLESS OTHERWISE NOTED
LOWER ELEVATION=256.8
UNLESS OTHERWISE NOTED

U.E.=UPPER ELEVATION
L.E.=LOWER ELEVATION
T=TOTAL DISTANCE



108.00'

PACIFIC AVENUE



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SHEET
3 OF 4

FILMORE STREET

UNIT DIAGRAMS

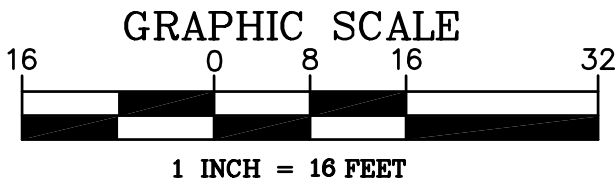
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LEVEL THREE

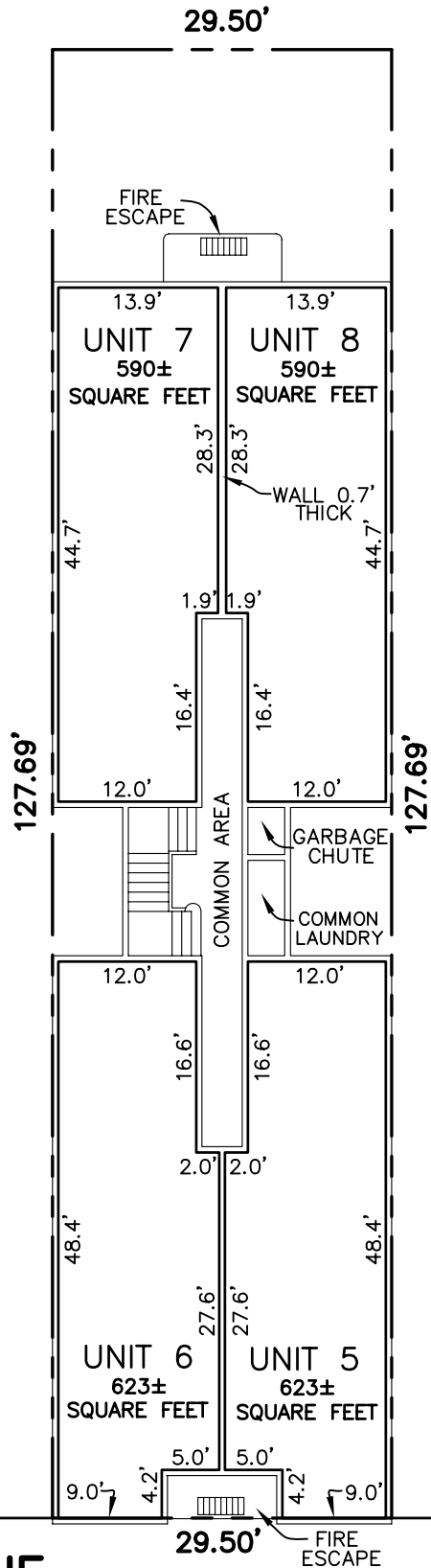
UPPER ELEVATION=273.8
UNLESS OTHERWISE NOTED
LOWER ELEVATION=265.7
UNLESS OTHERWISE NOTED

U.E.=UPPER ELEVATION
L.E.=LOWER ELEVATION
T=TOTAL DISTANCE



108.00'

PACIFIC AVENUE



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SHEET
4 OF 4