

OWNER'S STATEMENT

WE THE UNDERSIGNED, STATE THAT WE ARE THE SOLE OWNERS OF AND HAVE THE RIGHT, TITLE, AND INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP...

Alifia Doctor, ALIFIA DOCTOR, SHAHZAD S. KARACHIWALA, SHAHZAD S. KARACHIWALA, WARREN FORSTER, WARREN FORSTER

OWNER'S 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...

STATE OF CALIFORNIA, COUNTY OF MARIN, ON Oct 21 2023 BEFORE ME, Marc P. Cornu, Notary Public, ALIFIA DOCTOR

OWNER'S 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...

STATE OF CALIFORNIA, COUNTY OF MARIN, ON Oct 21 2023 BEFORE ME, Marc P. Cornu, Notary Public, SHAHZAD S. KARACHIWALA

OWNER'S 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...

STATE OF CALIFORNIA, COUNTY OF SAN FRANCISCO, ON OCTOBER 25, 2023 BEFORE ME, TAINNAN VIEIRA, Notary Public, WARREN FORSTER

COUNTY TAX COLLECTOR'S CERTIFICATE

I, THE UNDERSIGNED, ON BEHALF OF AND ACCORDING TO THE RECORDS OF THE COUNTY TAX COLLECTOR OF THE COUNTY OF MARIN, STATE OF CALIFORNIA, HEREBY STATE THAT THERE ARE NO LIENS AGAINST THE SUBDIVISION OR ANY PART THEREOF...

SIGNED THIS 3RD DAY OF MAY 2023-2024

TAX COLLECTOR COUNTY OF MARIN STATE OF CALIFORNIA

BY: DEPUTY

CLERK OF THE BOARD OF SUPERVISORS' STATEMENT

I, THE UNDERSIGNED, CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF MARIN, STATE OF CALIFORNIA, DO HEREBY CERTIFY THAT ALL BONDS, MONEY OR NEGOTIABLE BONDS REQUIRED UNDER THE PROVISIONS OF THE SUBDIVISION MAP ACT...

WITNESS MY HAND AND SEAL THIS 3RD DAY OF May, 2024

SIGNED: CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF MARIN STATE OF CALIFORNIA

PLANNING COMMISSION STATEMENT

I, BRANDON PHIPPS, SECRETARY OF THE PLANNING COMMISSION OF THE CITY OF SAUSALITO, CALIFORNIA, DO HEREBY CERTIFY THAT THE CITY OF SAUSALITO PLANNING COMMISSION APPROVED THE SUBDIVISION OF THESE LANDS IN THE MANNER HEREIN DELINEATED.

SIGNED THIS 11 DAY OF June, 2024

BY: SECRETARY OF THE PLANNING COMMISSION CITY OF SAUSALITO

CITY CLERK'S STATEMENT

I, WOLFRED SOLORZANO, THE UNDERSIGNED CLERK OF THE CITY COUNCIL OF THE CITY OF SAUSALITO, COUNTY OF MARIN, STATE OF CALIFORNIA, HEREBY STATE THAT DURING THE COURSE OF ITS CITY COUNCIL MEETING OF THE 31 DAY OF August, 2021, SAID CITY COUNCIL, BY ITS ADOPTION OF RESOLUTION NO. 0075, APPROVED THIS PARCEL MAP ENTITLED "PARCEL MAP, A TWO-UNIT RESIDENTIAL CONDOMINIUM PROJECT."

WITNESS MY HAND AND SEAL THIS 12th DAY OF June, 2023.

SIGNED: WOLFRED SOLORZANO CLERK OF THE CITY COUNCIL OF THE CITY OF SAUSALITO COUNTY OF MARIN, STATE OF CALIFORNIA

RECORD TITLE INTEREST STATEMENT

SIGNATURES OF OWNERS OF THE FOLLOWING EASEMENTS HAVE BEEN OMITTED UNDER PROVISIONS OF SECTION 664.36 OF THE SUBDIVISION MAP ACT; THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SUCH SIGNATURES ARE NOT REQUIRED BY THE GOVERNING BODY.

Table with columns: NAMES, LOT OWNERS IN HARRISON TRACT PG&E, RECORDED, NATURE OF INTEREST

TRUSTEE/BENEFICIARY STATEMENT wells Fargo Bank, N.A.

FIDELITY NATIONAL TITLE INSURANCE COMPANY, BENEFICIARY UNDER DEED OF TRUST RECORDED AS DOCUMENT NUMBER 2016-0054016 IN THE OFFICE OF THE MARIN COUNTY RECORDS, AGAINST THE TRACT OF LAND HEREON SHOWN, HEREBY CONSENT TO THE MAKING AND FILING OF THIS MAP.

BY: Vanessa Barnes 4/19/2024 TITLE: Vice president Wells Fargo Bank, N.A.

TRUSTEE/BENEFICIARY'S 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...

STATE OF CALIFORNIA Minnesota, COUNTY OF Hennepin, ON April 19, 2024 BEFORE ME, Sathia Loun, Notary Public

PERSONALLY APPEARED Vanessa Barnes 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...

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT. Sathia Loun, Notary Public - Minnesota

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 ALIFIA DOCTOR, SHAHZAD KARACHIWALA, WARREN FORSTER IN FEBRUARY OF 2018.

SIGNED: PROFESSIONAL LAND SURVEYOR G. J. HARMINA, III PLS 7950

DATED: OCTOBER 16, 2023



CONSULTING SURVEYOR'S STATEMENT

I, LINDA A. CARRUTHERS, CONSULTING SURVEYOR FOR THE CITY OF SAUSALITO, MARIN COUNTY, STATE OF CALIFORNIA, HEREBY STATE THAT I HAVE EXAMINED THIS MAP ON BEHALF OF THE CITY OF SAUSALITO, STATE OF CALIFORNIA, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

SIGNED THIS 16 DAY OF May, 2024

Linda A. Carruthers, PLS 7053



CITY ENGINEER'S STATEMENT

I, KEVIN MCGOWAN, CITY ENGINEER IN AND FOR THE CITY OF SAUSALITO, STATE OF CALIFORNIA, HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP, AND THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THERE, THAT ALL PROVISIONS OF CHAPTER TWO OF THE SUBDIVISION MAP ACT AND ALL LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

SIGNED THIS 11 DAY OF JUNE, 2024

Kevin McGowan, CITY ENGINEER FOR THE CITY OF SAUSALITO, STATE OF CALIFORNIA

COUNTY RECORDER'S STATEMENT

FILED FOR RECORD THIS 28 DAY JUNE 2024, AT 2 P.M. IN BOOK 2024 OF PARCEL MAPS AT PAGE 093, MARIN COUNTY RECORDS AT THE REQUEST OF THE COUNTY OF MARIN.

SERIAL NO. 2024-0018526 FEE: \$86.

COUNTY RECORDER Ellen Geo, DEPUTY COUNTY RECORDER

PARCEL MAP a Two-Unit Residential Condominium Project

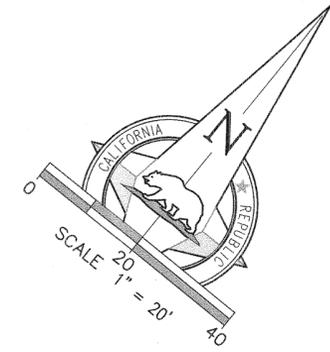
OF THE LANDS OF ALIFIA DOCTOR AND SHAHZAD S. KARACHIWALA, AND WARREN FORSTER, AS DESCRIBED BY GRANT DEED RECORDED NOVEMBER 18, 2016 UNDER DOCUMENT NUMBER 2016-0054015, ALSO BEING PORTIONS OF LOT 50 THROUGH LOT 55 OF THE EDWARDS HARRISON TRACT, FILED IN BOOK 1 OF RECORD MAPS, AT PAGE 3, MARIN COUNTY RECORDS

CITY OF SAUSALITO COUNTY OF MARIN STATE OF CALIFORNIA SEPTEMBER 2022 APN 065-311-12

1031Survey, Inc. High Definition Surveying

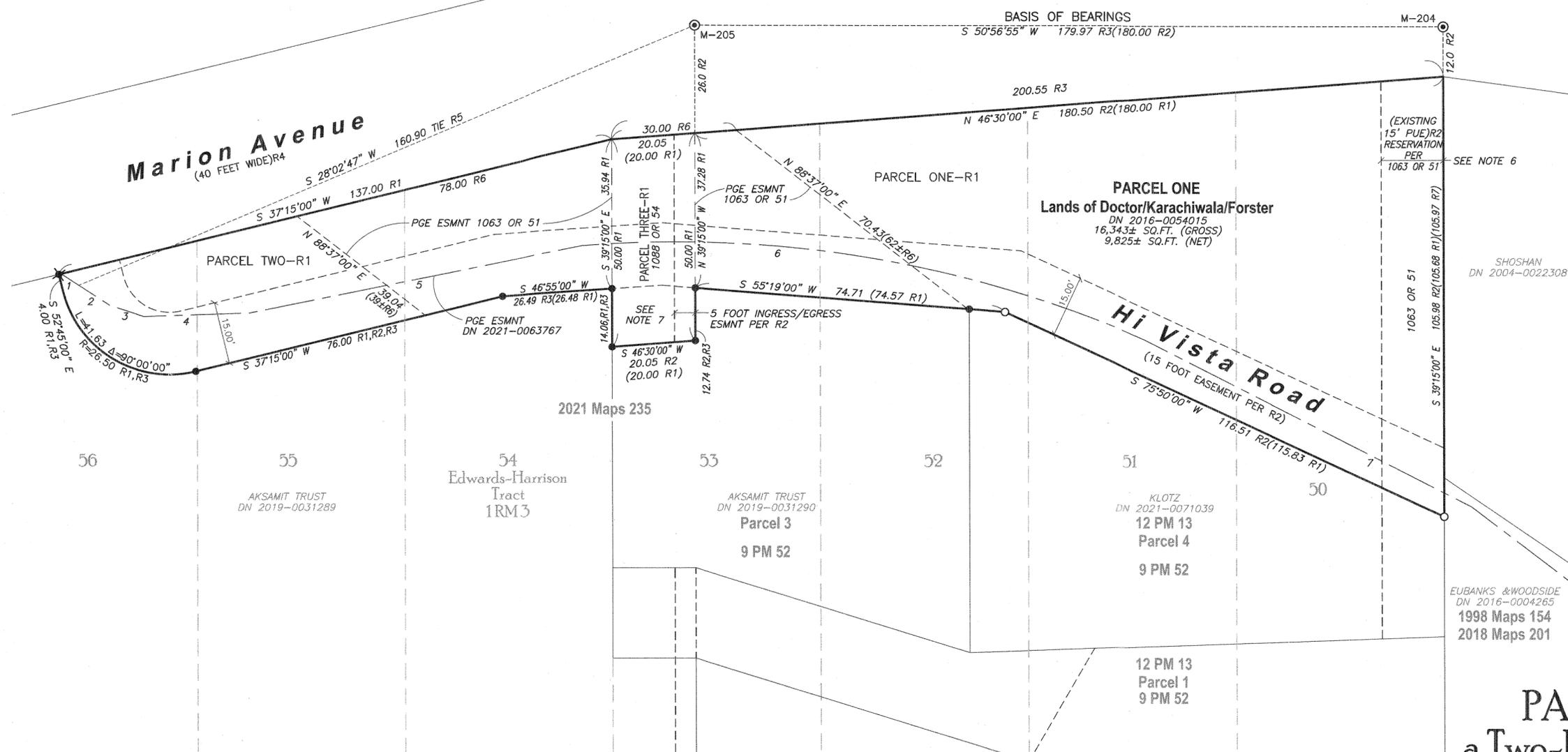
1857 Rainier Circle, Petaluma, California 94954 415-827-6370

DATE: 2023.10.10 FILE: 18049PM1 SHEET: 1 OF 2



Edwards Avenue
(40 FEET WIDE)R4

Marion Avenue
(40 FEET WIDE)R4



SEE NOTE 6

SEE NOTE 7

SHOSHAN
DN 2004-0022308

EUBANKS & WOODSIDE
DN 2016-0004265
1998 Maps 154
2018 Maps 201

PARCEL MAP
a Two-Unit Residential
Condominium Project

OF THE LANDS OF ALIFIA DOCTOR AND SHAHZAD S. KARACHIWALA, AND WARREN FORSTER, AS DESCRIBED BY GRANT DEED RECORDED NOVEMBER 18, 2016 UNDER DOCUMENT NUMBER 2016-0054015, ALSO BEING PORTIONS OF LOT 50 THROUGH LOT 55 OF THE EDWARDS HARRISON TRACT FILED IN BOOK 1 OF RECORD MAPS, AT PAGE 3, MARIN COUNTY RECORDS

CITY OF SAUSALITO COUNTY OF MARIN STATE OF CALIFORNIA
SEPTEMBER 2022
APN 065-311-12

1031Survey, Inc.
High Definition Surveying
1857 Rainier Circle, Petaluma, California 94954
415-827-6370

NOTES

- ALL DISTANCES & DIMENSIONS ARE GIVEN IN FEET AND DECIMALS THEREOF.
- ALL TIES SHOWN ARE 90° UNLESS OTHERWISE NOTED.
- MEASURED EQUALS RECORD UNLESS OTHERWISE SHOWN.
- MONUMENTS THAT ARE NUMBERED ARE FROM THE SAUSALITO DPW RECORDS.
- THIS MAP IS BEING FILED FOR THE PREPARATION OF A SEPARATE CONDOMINIUM PLAN ALONG WITH DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS TO BE RECORDED AFTER THE FILING OF THIS MAP.
- THIS STRIP EASEMENT WAS RESERVED BY PG&E IN 1956 FOR SEWER, WATER, OVERHEAD ELECTRIC AND COMMUNICATIONS FOR "THE BENEFIT OF THEIR ADJOINING LANDS" AND IS NOT A PUBLIC UTILITY EASEMENT. THE PARCEL MAPS LISTED IN R2 BOTH INDICATE THIS TO BE AN "EXISTING PUE" BUT NO DOCUMENT WAS FOUND TO ESTABLISH THIS STRIP FOR THE PUBLIC. THIS STRIP WAS GRANTED AS A RIGHT OF WAY FOR SEWER AND WATER PER DN 2016-0028588 & DN 2018-0000345, MCR.
- PACIFIC TELEPHONE & TELEGRAPH RESERVED A RIGHT OF WAY OVER PARCEL THREE-R1 BUT NO EASEMENT REFERENCE WAS FOUND IN THE TITLE REPORT AND NO SEPARATE DOCUMENT WAS FOUND TO ESTABLISH THE 5 FOOT INGRESS/EGRESS STRIP AS SHOWN ON R2.

DOCUMENT REFERENCES

- R1 SUBJECT GRANT DEED TO DOCTOR/KARACHIWALA & FORSTER RECORDED UNDER DN 2016-0054015, MCR
- R2 PARCEL MAP FILED IN BOOK 9 OF PARCEL MAPS, AT PAGE 52, REVISED BY PARCEL MAP FILED IN BOOK 12 OF PARCEL MAPS, AT PAGE 13, MCR (REVISED ACCESS EASEMENT, NAPOTS)
- R3 RECORD OF SURVEY FILED IN BOOK 2021 OF MAPS, AT PAGE 235, MCR
- R4 EDWARDS-HARRISON TRACT, FILED IN BOOK 1 OF RECORD MAPS, AT PAGE 3, MCR
- R5 EASEMENT DEED TO PG&E, RECORDED AS DN 2021-063767, MCR
- R6 RESERVATION OF EASEMENT TO PG&E, RECORDED IN BOOK 1063, PAGE 51, MCR
- R7 RECORD OF SURVEY, FILED IN BOOK 2018 OF MAPS, AT PAGE 201, MCR

EASEMENT CENTERLINE COURSES

PG&E GAS MAIN EASEMENT, DN 2021-0063767 WIDTH VARIES

1	N 83°49'37" E	4.50±
2	N 83°49'37" E	8.84
3	N 69°10'44" E	8.65
4	N 49°04'37" E	25.54
5	N 39°34'50" E	81.71
6	R=278.66 L=138.48 Δ=28°28'27"	
7	N 77°54'49" E	80.90

BENCHMARK REFERENCE

PROJECT BENCHMARK IS THE CITY OF SAUSALITO BENCHMARK #65:
"M-2B, CITY OF SAUSALITO MON. BRASS DISC SET IN CONCRETE; CLSC RM-2; REF. FOR GRANITE 1" ELEVATION = 322.51 MLLW (CITY) DATUM

LEGEND

- SET 5/8" REBAR, YELLOW CAP PLS 7950
- ⊙ FOUND MONUMENT WELL, 2" BRASS DISK, PLS 2897, SAUSALITO MONUMENT NUMBER AS NOTED
- FOUND 5/8" REBAR & CAP, PLS 7950 PER R3
- ✕ FOUND 60d NAIL & SHINER, PLS 7950 PER R3
- () RECORD DATA
- DN DOCUMENT NUMBER
- ESMNT EASEMENT
- FBO FOR THE BENEFIT OF
- NAPOTS NOT A PART OF THIS SUBDIVISION
- PUE PUBLIC UTILITY EASEMENT
- R# DOCUMENT REFERENCE
- MCR MARIN COUNTY RECORDS

BASIS OF BEARINGS

THE BEARING SOUTH 50°56'55" WEST AS MEASURED BETWEEN FOUND MONUMENTS M204 AND M205 AS SHOWN ON R2, ALL BEARINGS HEREIN MENTIONED ARE RELATED THERETO