## ASSESSOR PARCEL NUMBER:

APN: 7280-005-025, 7280-005-026, 7280-005-051, 7280-005-052, 7280-005-054, 7280-005-056, 7280-005-058, 7280-005-060, 7280-005-918, 7280-005-919, 7280-005-924

## **TITLE INFORMATION:**

THE TITLE INFORMATION SHOWN HEREON IS PER PRELIMINARY REPORT ORDER NO. 00892916-988-DN1, DATED MARCH 9, 2022, AS PREPARED BY TICOR TITLE, NEWPORT BEACH, CA [TITLE OFFICER: DAVID NOBLE, TELEPHONE: (949)289-3379].NO RESPONSIBILITY OF CONTENT, COMPLETENESS OR ACCURACY OF SAID REPORT IS ASSUMED BY THIS MAP OR THE SURVEYOR.

RECORD OWNER: THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS: FEE AND EASEMENT ESTATE

TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN: LONG BEACH CENTER, LLC, A DELAWARE LIMITED LIABILITY COMPANY

LEGAL DESCRIPTION: THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOT 6 OF TRACT NO. 53306, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1261, PAGES 31 THROUGH 34 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND AS AMENDED BY A CERTIFICATE OF CORRECTION, RECORDED AUGUST 20, 2008 AS INSTRUMENT NO. 2008-1507739, OF OFFICIAL RECORDS.

EXCEPTING THEREFROM ALL OIL, GAS, HYDROCARBON SUBSTANCES AND MINERALS OF EVERY KIND AND CHARACTER LYING MORE THAN 500 FEET BELOW THE SURFACE OF SAID LAND, TOGETHER WITH THE RIGHT TO DRILL INTO, THROUGH AND TO USE AND OCCUPY ALL PARTS OF SAID LAND LYING MORE THAN 500 FEET BELOW THE SURFACE THEREOF FOR ANY AND ALL PURPOSES INCIDENTAL TO THE EXPLORATION FOR AND PRODUCTION OF OIL, GAS, HYDROCARBON SUBSTANCES OR MINERALS FROM SAID LAND OR OTHER LANDS, BUT WITHOUT HOWEVER, THE RIGHT TO USE EITHER THE SURFACE OF SAID LAND OR ANY PORTION OF SAID LAND WITHIN 500 FEET OF THE SURFACE FOR ANY PURPOSE OR PURPOSES WHATSOEVER, AS RESERVED IN VARIOUS DEEDS OF RECORD.

EASEMENT FOR THE PURPOSE OF CONSTRUCTING AND OPERATING A GARDEN CENTER AND ANY AND ALL PURPOSES INCIDENTAL THERETO OVER A PORTION OF LOT 7 OF TRACT NO. 53306, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1261, PAGES 31 THROUGH 34 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AS CREATED BY THE GRANT OF EASEMENT AND AGREEMENT, RECORDED IN THE OFFICIAL RECORDS ON SEPTEMBER 24, 2001 AS INSTRUMENT NO. 01-1799121,

RIGHTS TO PARK IN THE PARKING FACILITIES AS DESCRIBED IN THE SUBJECT TO THE TERMS AND PROVISIONS OF THAT CERTAIN PARKING RIGHTS AGREEMENT DATED SEPTEMBER 21, 2001, EXECUTED BY THE CITY OF LONG BEACH, COVENTRY LONG BEACH PLAZA LLC, AND THE REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH, RECORDED IN THE OFFICIAL RECORDS ON SEPTEMBER 24, 2001 AS INSTRUMENT NO. 01-1799119, AND AS AMENDED BY THAT CERTAIN DOCUMENT ENTITLED "AMENDMENT NO. 1 TO PARKING RIGHTS AGREEMENT", DATED JANUARY 18, 2002 AND RECORDED APRIL 17, 2002 AS INSTRUMENT NO. 02-0895080, OF OFFICIAL RECORDS AND THAT SUPPLEMENTAL AGREEMENT REGARDING PARKING RIGHTS AGREEMENT RECORDED JULY 29, 2005 AS INSTRUMENT NO. 05-1802155 OF OFFICIAL RECORDS.

## TITLE EXCEPTIONS

A - L TAXES

- 1. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT DISCLOSED BY THE PUBLIC RECORDS.
  - THE FOLLOWING MATTERS AFFECT PARCELS 1 THROUGH 6:

2.	COVENANTS, CONDITIONS AND RESTRICTIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON AGE, RACE, COLOR, RELIGION, SEX, GENDER,
	GENDER IDENTITY, GENDER EXPRESSION, SEXUAL ORIENTATION, MARITAL STATUS, NATIONAL ORIGIN,
	ANCESTRY, FAMILIAL STATUS, SOURCE OF INCOME, DISABILITY, VETERAN OR MILITARY STATUS, GENETIC
	INFORMATION, MEDICAL CONDITION, CITIZENSHIP, PRIMARY LANGUAGE, AND IMMIGRATION STATUS, AS
	SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT
	OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT

RECORDING NO: IN BOOK 138, PAGE 307 OF DEEDS RECORDING NO: IN BOOK 166, PAGE 496 OF DEEDS

- RECORDING NO: IN BOOK 167, PAGE 445 OF DEEDS
- RECORDING NO: IN BOOK 179, PAGE 205 OF DEEDS
- RECORDING NO: IN BOOK 267, PAGE 130 OF DEEDS
- RECORDING NO: IN BOOK 289, PAGE 62 OF DEEDS
- RECORDING NO: IN BOOK 296, PAGE 276 OF DEEDS
- RECORDING NO: IN BOOK 468, PAGE 251 OF DEEDS
- RECORDING NO: IN BOOK 571, PAGE 14 OF DEEDS
- RECORDING NO: IN BOOK 621, PAGE 27 OF DEEDS
- RECORDING NO: IN BOOK 1004, PAGE 94 OF DEEDS
- RECORDING NO: IN BOOK 159, PAGE 6 OF DEEDS

## AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

LESSOR:		ALVINA P. GAMMON, A WIDOW		
LESSEE:		CONTINENTAL NORTHERN CORPORATION		
RECORDING	DATE:	JANUARY 6, 1947		
RECORDING	NO:	IN BOOK 24134, PAGE 25 OF OFFICIAL RECORDS		
SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 500 FEET FROM THE SURFACE THEREOF.				
		S TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, S AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID		

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

LESSOR:	SUE BLYTHE FOX AND LEE BLYTHE CREETH
LESSEE:	CONTINENTAL NORTHERN CORPORATION
RECORDING NO:	IN BOOK 24557, PAGE 30 OF OFFICIAL RECORDS
SAID LEASE AFFECTS THAT SURFACE THEREOF.	PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE
	S TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE S AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

## AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

	BESSIE M. DALY
LESSEE:	CONTINENTAL SOUTHERN CALIFORNIA SUCCESSOR BY MERGER TO CONTINENTAL NORTHERN CORPORATION
RECORDING DATE:	APRIL 16, 1948
RECORDING NO:	2744, IN BOOK 26959, PAGE 177 OF OFFICIAL RECORDS

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF.

NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID LEASE.

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

## TITLE EXCEPTIONS CONTINUED:

6.		AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVID PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS			
	LESSOR:	EDITH JONES			
	LESSEE:	CONTINENTAL SOUTHERN CO			
	RECORDING DATE:	AUGUST 30, 1948			
	RECORDING NO:	2470 OF OFFICIAL RECORDS			

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF.

LEASE.

PROVISIONS, TOGE	THER WITH EAS
LESSOR:	WINFR
LESSEE:	CONTI
RECORDING DATE:	NOVEN
<b>RECORDING NO:</b>	3240, I

SURFACE THEREOF.

LEASE

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

AN OIL AND GAS LEAS PROVISIONS, TOGETH	
LESSOR:	DORO
LESSEE:	CONTI

RECORDING DATE: **RECORDING NO:** 

SURFACE THEREOF.

LEASE.

PROVISIONS, TOGETHER	RWITHEAS
LESSOR:	EVELY
LESSEE:	KEANS
RECORDING DATE:	OCTO

YN F. GREEN, ALSO KNOWN AS EVELYN FLORENCE GREEN, A WIDOW IS, SPRINGMANN & STIPEK, INC., A CORPORATION DBER 25, 1955 IN BOOK 49333, PAGE 304 OF OFFICIAL RECORDS **RECORDING NO:** 

SURFACE THEREOF.

LEASE

ESSOR:	MAIE C
ESSEE:	RICHFI
ECORDING DATE:	OCTOB
ECORDING NOS:	4393 O

AND RECORDING DATE: OCTOBER 26, 1955 AND RECORDING NO: 4394 OF OFFICIAL RECORDS AND RECORDING DATE: OCTOBER 26, 1955

SURFACE THEREOF.

LEASE

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

## PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN. LESSOR: LESSEE:

LESSEE:	ALBERT
RECORDING DATE:	AUGUS
RECORDING NO:	4106 OF

SURFACE THEREOF.

LEASE

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

ESSOR:	SEARS
ESSEE:	ALBER
RECORDING DATE:	FEBRU
RECORDING NO:	4146 O

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF.

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

# VFSTING TENTATIVE PARCEL MAP 83693

TITLE EXCEPTIONS CONTINUED:			TINUED:
1 THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND ENTS, IF ANY, AS SET FORTH THEREIN.	13.		FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDI R WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.
NES		LESSOR:	VARIOUS LESSOR
NTAL SOUTHERN CORPORATION		LESSEE:	ALBERT STEVENSON
30, 1948		RECORDING DATE:	MARCH 4, 1955
FFICIAL RECORDS		RECORDING NO:	4217 IN BOOK 47094 PAGE 334 OF OFFICIAL RECORDS

## NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

7. AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND SEMENTS, IF ANY, AS SET FORTH THEREIN.

## RED E. WOOD, ET AL FINENTAL NORTHERN CORPORATION

EMBER 4, 1947 3240, IN BOOK 25549, PAGE 224 OF OFFICIAL RECORDS SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

### NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE. NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND SEMENTS, IF ANY, AS SET FORTH THEREIN.

## OTHY ODELL FINENTAL NORTHERN CORPORATION

SEPTEMBER 14, 1947 IN BOOK 24267, PAGE 124 OF OFFICIAL RECORDS

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

## NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

### NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

## SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.

10. AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.

> . WOOD, ET AL FIELD OIL CORPORATION DBER 26, 1955 OF OFFICIAL RECORDS

AND RECORDING NO: 4395 OF OFFICIAL RECORDS

SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

11. AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND

BETTY SUE BULL, MARY JANE BRESNAHAN, JULIA CONN, DOROTHY ANN KING

**F**STEVENSON ST 28, 1956

F OFFICIAL RECORDS SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

### NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

## 12. AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND

S, ROEBUCK AND CO., A NEW YORK CORPORATION

### RT STEVENSON JARY 11, 1957

OF OFFICIAL RECORDS

### NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE. NOR AS TO OTHER MATTERS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

RECORDING DATE:	MARCH 4, 1955
RECORDING NO:	4217 IN BOOK 47094 PAGE 334 OF OFFICIAL RECORDS
AND RECORDING DATE:	MARCH 4, 1955
AND RECORDING NO:	4233 IN BOOK 49959 PAGE 344 OF OFFICIAL RECORDS
AND RECORDING DATE:	APRIL 13, 1955
AND RECORDING NO:	3587 IN BOOK 47474 PAGE 129 OF OFFICIAL RECORDS

NOVEMBER 14, 1955 4518 IN BOOK 49511 PAGE 332 OF OFFICIAL RECORDS

NOVEMBER 14, 1955 4530 IN BOOK 49512 PAGE 301 OF OFFICIAL RECORDS

AND RECORDING DATE:

AND RECORDING DATE:

AND RECORDING DATE:

AND RECORDING NO:

AND RECORDING NO:

AND RECORDING NO:

AUGUST 3, 1962 3856 IN BOOK M-1075 PAGE 894 OF OFFICIAL RECORDS

PROPOSED AREAS:	
PARCEL 1 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	97,385.61 SQ.FT. (2.24 AC) 68,712.12 SQ.FT. (1.58 AC) 0 SQ. FT. (0 AC) 0 SQ. FT. (0 AC)
PARCEL 2 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	138,468.60 SQ. FT. (3.18 AC) 101,727.67 SQ. FT. (2.34 AC) 7,394.07 SQ. FT. (0.17 AC) 10,415.53 SQ. FT. (0.24 AC)
LOT 7 AREA: GROSS TO CENTERLINE: NET: DEDICATION: (B) RESERVATION:	145,862.39 SQ.FT. (3.37 AC) 126,410.73 SQ.FT. (2.90 AC) 3,453.44 SQ. FT. (0.08 AC) 3,053.39 SQ. FT. (0.07 AC)
LOT 8 AREA: GROSS TO CENTERLINE: NET: DEDICATION: CVUTILITY EASEMENT:	57,522.54 SQ.FT. (1.32) 31,708.62 SQ.FT. (0.73 AC) 2,389.22 SQ. FT. (0.05 AC) 1,562.82 SQ. FT. (0.04 AC)
LOT 8A AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	8306.80 SQ.FT. (0.19 AC) 8,306.80 SQ.FT. (0.19 AC) 0 SQ. FT. (0 AC) 0 SQ. FT. (0 AC)
LOT 9 AREA: GROSS TO CENTERLINE: NET: DEDICATION: D UTILITY EASEMENT:	39,487.46 SQ.FT. (0.91 AC) 18,111.20 SQ.FT. (0.42 AC) 1096.65 SQ. FT. (0.03 AC) 4TH ST. 900.28 SQ. FT. (0.02 AC) 5TH ST. 981.42 SQ. FT. (0.02 AC) 4TH ST. 553.76 SQ. FT. (0.01 AC) 5TH ST.
LOT 10 AREA: GROSS TO CENTERLINE: NET: DEDICATION: (E) RESERVATION:	119,739.45 SQ.FT. (2.75 AC) 99,242.17 SQ.FT. (2.28 AC) 4,946.95 SQ. FT. (0.11 AC) 4TH ST. 5,122.31 SQ. FT. (0.12 AC) 5TH ST. 6,561.81 SQ. FT. (0.15 AC) 4TH ST. 3,995.94 SQ. FT. (0.09 AC) 5TH ST
LOT 11 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	34,607.96 SQ.FT. (0.79 AC) 25,600.33 SQ.FT. (0.59 AC) 4,456.67 SQ. FT. (0.11 AC) 4,550.99 SQ. FT. (0.11 AC)
LOT 12 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	40,209.25 SQ.FT. (0.92 AC) 25,185.84 SQ.FT. (0.58 AC) 6,165.04 SQ. FT. (0.14 AC) 8,881.08 SQ. FT. (0.20 AC)
LOT 13 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	121,999.83 SQ.FT. (2.80 AC) 68,733.17 SQ.FT. (1.58 AC) 14,064.63 SQ. FT. (0.32 AC) 18,141.60 SQ. FT. (0.42 AC)
LOT 14 (PARCEL 3) AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	158,285.67 SQ.FT. (3.63 AC) 97,727.50 SQ.FT. (2.24 AC) 10,155.92 SQ. FT. (0.23 AC) 11,194.76 SQ. FT. (0.26 AC)
LOT 15 AREA: GROSS TO CENTERLINE: NET: DEDICATION: UTILITY EASEMENT:	48,761.69 SQ.FT. (1.12 AC) 26,129.99 SQ.FT. (0.60 AC) 10,362.84 SQ. FT. (0.24 AC) 9,107.53 SQ. FT. (0.21 AC)

(κ) UTILITY EASEMENT: 5,352.48 SQ. FT. (0.12 AC)

DEDICATION:

LOT 16 AREA:

NET:

APN: 7280-005-025, 7280-005-026, 7280-005-051, 7280-005-052, 7280-005-054, 7280-005-056, 7280-005-058, 7280-005-060, 7280-005-918, 7280-005-919, 7280-005-924

GROSS TO CENTERLINE: 19,841.74 SQ.FT. (0.46 AC)

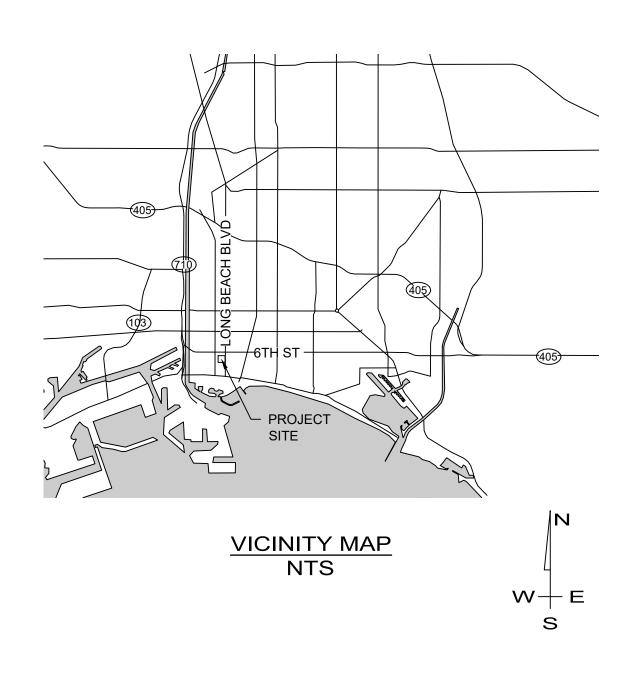
11,116.78 SQ.FT. (0.26 AC)

3,372.48 SQ. FT. (0.08 AC)





IDITIONS AND



BASIS OF BEARINGS:	UTILITY PU
THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF LONG BEACH BOULEVARD SHOWN AS HAVING A BEARING OF N 00°00'00" EAST AS SHOWN ON TRACT. 53306,	WATER
AS FILED IN THE BOOK 1261, PAGES 31-34 OF MAPS, IN THE	
CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA OFFICE OF THE COUNTY RECORDER.	
BENCHMARK:	SEWER
CITY OF LONG BEACH BM# 601, PACIFIC AVE @ 4 TH ST BRASS DISC FLUSH WITH PVMT STAMPED "CLB BM 601 1990"	
1.0' E / CURB 20.0' N / CURB ELEV. = 30.242 FT; NGVD 1929 MSL, RECORDED 1985	
	ELECTRIC
GENERAL NOTES:	
OWNER/SUBDIVIDER: LONG BEACH CENTER LOAN LLC	
4 BRYANT PARK, SUITE 200	GAS
NEW YORK, NY 10018	
ATTN: OREN HILLEL WATERFORD PROPERTY COMPANY	TELEPHONE
EMAIL: OHILLEL@WATERFORDCO.COM PHONE: (818) 606-2410	
CIVIL ENGINEER:	CABLE
DAVID EVANS & ASSOCIATES, INC.	
25152 SPRINGFIELD COURT, SUITE 350	
SANTA CLARITA, CA 91355-1096 ATTN: JOSE CRUZ	
EMAIL: JCRUZ@DEAINC.COM	
PHONE: (661) 284-7462	
ARCHITECT:	
MVE + PARTNERS 1900 MAIN STREET, SUITE 800	
IRVINE, CA 92614	
ATTN: PAUL KEARNEY	
EMAIL: PKEARNEY@MVE-ARCHITECTS.COM PHONE: (949) 809-3388	
PROJECT ADDRESS:	

CITY PLACE LONG BEACH 2021-10149 PROPOSED USE PROPOSED PARCEL 1: 269 RESIDENTIAL UNITS **PROPOSED PARCEL 2: 359 RESIDENTIAL UNITS** 

LIQUEFACTION ZONE: NO

PROPOSED PARCEL 3: 272 RESIDENTIAL UNITS ZONING INFORMATION EXISTING ZONING: PD-30 - PLANNED DEVELOPMENT: DOWNTOWN LONG BEACH PROPOSED PARKING 1383 RESIDENTAIL STALLS + 39 COMMERCIAL TO BE LOCATED IN ADJACENT CITY OWNED PARKING STRUCTURE PER THE PARKING RIGHTS AGREEMENT 01-1799119.

CITY PLACE - LO REVISIONS 25152 Springfield Court Suite 350 Date Approve Description Santa Clarita California 91355-1096 LONG BEA Phone: 661.284.7400 DAVID EVANS AND ASSOCIATES INC. SIGNED BY PREPARED FOR: RK/ LONG BEACH CE RAWN BY **4 BRYANT PARK** RK/KP NEW YORK, NY HECKED BY 12/23/2022 C/O OREN HILLEL R.C.E. C80450 DATE 

<u>RVEYORS:</u>

ORANGE COUNTY WATER DISTRICT 18700 WARD ST. FOUNTAIN VALLEY, CA 92708 (714) 336-6622

CITY OF HUNTINGTON BEACH 2000 MAIN ST., #5 HUNTINGTON BEACH, CA 92647 (714) 536-5919

SOUTHERN CALIFORNIA EDISON DIST. ORANGE (800) 611-1911

SOCALGAS DISTRIBUTION GARDEN GROVE (714) 634-3030

SPECTRUM (844) 780-6054

FRONTIER (877) 486-5667

ONG BEACH	SCALE:		-0		
CH, CA	DATE:				
		12/23	3/2022		
8:					
ENTER LOAN, LLC K, SUITE 200 10018 EL	SHEET	1	OF	6	

ТІТЦ	E EXCEPTIONS CONTIN	NUED:	тіт	LE EXCEPTIONS CONTI	NUED:
	AND RECORDING DATE:	APRIL 11, 1962	21.	,	AND RESTRICTIONS BUT OMITTING ANY CO LIMITED TO THOSE BASED UPON RACE, COL
	AND RECORDING NO:	3370 IN BOOK M-989 PAGE 367 OF OFFICIAL RECORDS JANUARY 13, 1956		GENDER IDENTITY, GENDE ANCESTRY, FAMILIAL STA	ER EXPRESSION, SEXUAL ORIENTATION, MAR TUS, SOURCE OF INCOME, DISABILITY, VETER
	AND RECORDING NO:	2555 IN BOOK 50040 PAGE 318 OF OFFICIAL RECORDS		SET FORTH IN APPLICABLE	ONDITION, CITIZENSHIP, PRIMARY LANGUAG E STATE OR FEDERAL LAWS, EXCEPT TO THE ED BY APPLICABLE LAW, AS SET FORTH IN TH
	AND RECORDING DATE: AND RECORDING NO:	FEBRUARY 15, 1955 4050 OF OFFICIAL RECORDS		RECORDING DATE: RECORDING NO:	DECEMBER 27, 2001 01-2474354 OF OFFICIAL RECORDS
	SAID LEASE AFFECTS THA SURFACE THEREOF.	T PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE		,	TIONS AND RESTRICTIONS PROVIDE THAT A Y MORTGAGE OR DEED OF TRUST MADE IN GO
	NOR AS TO OTHER MATTE	AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, RS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID			COVENANTS, CONDITIONS AND RESTRICTIO
	LEASE. SAID LEASE PROVIDES FO	R NO RIGHT OF SURFACE ENTRY.		RECORDING DATE: RECORDING NO:	MAY 15, 2002 02-1114341 OF OFFICIAL RECORDS
14.		OR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND VITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.		SAID COVENANTS, CONDI	TIONS AND RESTRICTIONS PROVIDE THAT A
	LESSOR:	ELNORA MARTIN	22.		MORTGAGE OR DEED OF TRUST MADE IN GO
	LESSEE: RECORDING DATE: RECORDING NO:	SUPERIOR OIL CO. AUGUST 28, 1956 4102 IN BOOK 52151 PAGE 189 OF OFFICIAL RECORDS		ENTITLED:	"MAINTENANCE COVENANT FOR STANDA
	AND RECORDING DATE:	MAY 16, 1956		DATED: EXECUTED BY:	MITIGATION (SUSMP) REQUIREMENTS" MARCH 29, 2005 COVENTRY LONG BEACH PLAZA, LLC
	AND RECORDING NO:	2687 IN BOOK 51194 PAGE 218 OF OFFICIAL RECORDS		RECORDING DATE: RECORDING NO:	MARCH 30, 2005 05-736602 OF OFFICIAL RECORDS
	AND RECORDING NO:	4510 IN BOOK 49511 PAGE 360 OF OFFICIAL RECORDS		REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICU
	SAID LEASE AFFECTS THA SURFACE THEREOF.	T PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE	23.	SHOWN BELOW, AND THAT	REIN IS INCLUDED WITHIN A PROJECT AREA I PROCEEDINGS FOR THE REDEVELOPMENT EDEVELOPMENT LAW (SUCH REDEVELOPME
		AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, RS AFFECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID		ADOPTION OF THE REDEV	ELOPMENT PLAN) AS DISCLOSED BY A DOCU
		R NO RIGHT OF SURFACE ENTRY.		REDEVELOPMENT AGENC' RECORDING DATE: RECORDING NO:	Y: THE DOWNTOWN REDEVELOPMENT PROJ JUNE 29, 2007 20071567324 OF OFFICIAL RECORDS
15.	EASEMENT(S) FOR THE PU A DOCUMENT:	IRPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN	24.	MATTERS CONTAINED IN T	
_	PURPOSE:	GAS PIPE LINES		ENTITLED:	ACCESS AND UTILITY EASEMENT FOURTH
	RECORDING DATE: RECORDING NO:	JANUARY 17, 1995 95-69490 OF OFFICIAL RECORDS		RECORDING DATE: RECORDING NO:	MAY 28, 2008 2008-0934574 OF OFFICIAL RECORDS
	AFFECTS:	THAT PORTION OF SAID LAND AS DESCRIBED IN THE DOCUMENT ATTACHED HERETO.		REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICU
16.	EASEMENT(S) FOR THE PU A DOCUMENT:	IRPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN	25.	AN INSTRUMENT ENTITLE	D "COVENANT AND AGREEMENT REGARDING
	GRANTED TO: PURPOSE:	SOUTHERN CALIFORNIA EDISON COMPANY PUBLIC UTILITIES AND INCIDENTAL PURPOSES		RECORDING DATE: RECORDING NO:	MARCH 5, 2013 2013-0333688 OF OFFICIAL RECORDS
	RECORDING DATE: RECORDING NO: AFFECTS:	JUNE 27, 2001 01-1107262 OF OFFICIAL RECORDS THAT PORTION OF SAID LAND AS DESCRIBED IN THE DOCUMENT ATTACHED		WHICH AMONG OTHER TH	INGS PROVIDES: AS PROVIDED THEREIN.
		HERETO. BLANKET IN NATURE AND NOT PLOTTABLE.			ADE TO SAID DOCUMENT FOR FULL PARTICU
17.	MATTERS CONTAINED IN T	HAT CERTAIN DOCUMENT			SUCCESSORS OR ASSIGNS, AND SHALL COM
	RECORDING DATE: RECORDING NO:	SEPTEMBER 24, 2001 01-1799118 OF OFFICIAL RECORDS	26.	AN UNRECORDED LEASE \ THEREIN AS DISCLOSED B	WITH CERTAIN TERMS, COVENANTS, CONDIT
	REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICULARS.		ENTITLED:	SUBORDINATION NON-DISTURBANCE AND
18.	MATTERS CONTAINED IN T	HAT CERTAIN DOCUMENT		LESSOR:	("SNDA") LONG BEACH CENTER, LLC, SUCCESSOR- LONG BEACH, LLC; CITY PLACE LONG BEA
	ENTITLED: RECORDING DATE:	PARKING RIGHTS AGREEMENT SEPTEMBER 24, 2001		LESSEE:	PLACE LONG BEACH TIC 2, LLC, ALL A DEL COMPANY WAL-MART REAL ESTATE BUSINESS TRUS
	RECORDING NO: REFERENCE IS HEREBY M	01-1799119 OF OFFICIAL RECORDS ADE TO SAID DOCUMENT FOR FULL PARTICULARS.		RECORDING DATE: RECORDING NO:	AUGUST 24, 2015 20151035761 OF OFFICIAL RECORDS
		TY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN			P OF THE LEASEHOLD CREATED BY SAID LEA F OF THE LESSEE ARE NOT SHOWN HEREIN.
	PROVIDED RECORDING DATE:	APRIL 17, 2002	27.		D "COVENANT AND AGREEMENT REGARDING
	RECORDING NO:	02-0895080 OF OFFICIAL RECORDS		DATED: EXECUTED BY:	FEBRUARY 3, 2016 LONG BEACH CENTER, LLC
	MATTERS CONTAINED IN T	SUPPLEMENTAL AGREEMENT REGARDING PARKING RIGHTS AGREEMENT		RECORDING DATE: RECORDING NO:	APRIL 4, 2016 2016-0375126 OF OFFICIAL RECORDS
	RECORDING DATE: RECORDING NO:	JULY 29, 2005 05-1802155 OF OFFICIAL RECORDS		REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICU
	REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICULARS.		ENCUMBRANCERS, THEIR	EEMENT PROVIDES THAT IT SHALL BE BINDII SUCCESSORS OR ASSIGNS, AND SHALL COM
19.	MATTERS CONTAINED IN T		28.	ADVISORY AGENCY APPRO	
	ENTITLED: DATED: EXECUTED BY:	"AGREEMENT REGARDING DEVELOPMENT OF ADJACENT PROPERTIES" SEPTEMBER 21, 2001 COVENTRY LONG BEACH PLAZA, LLC, A DELAWARE LIMITED LIABILITY		ENTITLED:	CITY OF LONG BEACH, DEPARTMENT OF F
		COMPANY AND THE CITY OF LONG BEACH, A CHARTER CITY AND MUNICIPAL CORPORATION		DATED: EXECUTED BY:	& MAINTENANCE AGREEMENT FEBRUARY 26, 2018 CITY OF LONG BEACH AND LONG BEACH (
	RECORDING DATE: RECORDING NO:	SEPTEMBER 24, 2001 01-1799123 OF OFFICIAL RECORDS		RECORDING DATE: RECORDING NO:	MAY 7, 2018 2018-0444316 OF OFFICIAL RECORDS
00		ADE TO SAID DOCUMENT FOR FULL PARTICULARS.		REFERENCE IS HEREBY M	ADE TO SAID DOCUMENT FOR FULL PARTICU
20.	A DOCUMENT:	IRPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN	29.		URE AN INDEBTEDNESS IN THE AMOUNT SH
	GRANTED TO: PURPOSE:	VERIZON CALIFORNIA, INC. TRANSMISSION OF ELECTRIC ENERGY FOR COMMUNICATIONS, TELECOMMUNICATIONS, INTERACTIVE VIDEO, INTELLIGENCE BY ELECTRICAL		AMOUNT: DATED: TRUSTOR/GRANTOR	\$33,410,000.00 MARCH 12, 2021 LONG BEACH CENTER LOAN LLC, A DELAV
	RECORDING DATE:	MEANS AND/OR OTHER PURPOSE OCTOBER 16, 2001		TRUSTEE: BENEFICIARY:	TICOR TITLE COMPANY OF CALIFORNIA DEUTSCHE BANK AG, NEW YORK BRANCH
	RECORDING NO: AFFECTS:	01-1963375 OF OFFICIAL RECORDS THAT PORTION OF SAID LAND AS DESCRIBED IN THE DOCUMENT ATTACHED HERETO. CANNOT BE PLOTTED FROM RECORD.		LOAN NO.: RECORDING DATE: RECORDING NO:	NOT SHOWN MARCH 15, 2021 20210411971 OF OFFICIAL RECORDS
			30.	AN ASSIGNMENT OF ALL T	HE MONEYS DUE, OR TO BECOME DUE AS RI
				FOR THE OBLIGATIONS SE ASSIGNED TO:	CURED BY DEED OF TRUST SHOWN AS ITEM
				RECORDING DATE: RECORDING NO:	MARCH 15, 2021 20210411972 OF OFFICIAL RECORDS
			31.	A FINANCING STATEMENT	AS FOLLOWS:
				DEBTOR: SECURED PARTY:	LONG BEACH CENTER LOAN LLC DEUTSCHE BANK AG, NEW YORK BRANCH
				RECORDING DATE: RECORDING NO:	MARCH 15, 2021 20210411973 OF OFFICIAL RECORDS
			32.	INTENTIONALLY DELETED	
			33.		
			34.	INTENTIONALLY DELETED	THE FOLLOWING MATTERS AFFECT PARCE
			35.		NS IN A DEED PROHIBITING THE BUYING, SEL
				INTOXICATING LIQUORS O ARIOUS OTHER LOTS IN S/	N SAID LAND, CONTAINED IN A DEED, AND AS AID TRACT:
				RECORDING NO:	BOOK 167, PAGE 445 OF DEEDS

VESTING 7	TE	NTAT	IVE PARCEL M
	<u>TITL</u>	E EXCEPTIONS CONT	INUED:
TRICTIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF O THOSE BASED UPON RACE, COLOR, RELIGION, SEX, GENDER, SSION, SEXUAL ORIENTATION, MARITAL STATUS, NATIONAL ORIGIN, RCE OF INCOME, DISABILITY, VETERAN OR MILITARY STATUS, GENETIC , CITIZENSHIP, PRIMARY LANGUAGE, AND IMMIGRATION STATUS, AS	36.	SHOWN BELOW, AND THA	EREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT A AT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BE REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFT VELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.
R FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR LICABLE LAW, AS SET FORTH IN THE DOCUMENT		REDEVELOPMENT AGENO RECORDING DATE: RECORDING NO:	CY: REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH JANUARY 29, 1981 81-0105992 OF OFFICIAL RECORDS
IBER 27, 2001 I354 OF OFFICIAL RECORDS	37.		PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS DELI
RESTRICTIONS PROVIDE THAT A VIOLATION THEREOF SHALL NOT GE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR VALUE.			DEDICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 34
ITS, CONDITIONS AND RESTRICTIONS		PURPOSE: AFFECTS:	STREETS (4TH STREET, 5TH STREET, AND THE PROMENADE NORTH) AS SHOWN ON SAID MAP
, 2002 341 OF OFFICIAL RECORDS D RESTRICTIONS PROVIDE THAT A VIOLATION THEREOF SHALL NOT		ACCEPTANCE PURSUANT OFFER IS ABANDONED B	VAS REJECTED BY THE LEGISLATIVE BODY, BUT SHALL REMAIN OPEN FO T TO SECTION 66477.2 OF THE CALIFORNIA GOVERNMENT CODE, UNLESS Y THE LEGISLATIVE BODY PURSUANT TO THE SUMMARY VACATION PROC FORNIA STREETS AND HIGHWAYS CODE.
GE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR VALUE.	38.	MATTERS CONTAINED IN	THAT CERTAIN DOCUMENT
TAIN DOCUMENT ENANCE COVENANT FOR STANDARD URBAN STORMWATER TION (SUSMP) REQUIREMENTS"		ENTITLED: RECORDING DATE: RECORDING NO:	PARKING RIGHTS AGREEMENT SEPTEMBER 24, 2001 01-1799119 OF OFFICIAL RECORDS
29, 2005 TRY LONG BEACH PLAZA, LLC   30, 2005		REFERENCE IS HEREBY M	MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
502 OF OFFICIAL RECORDS		AN AGREEMENT TO MOD PROVIDED	IFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN
AID DOCUMENT FOR FULL PARTICULARS. CLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY DINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN		RECORDING DATE: RECORDING NO:	APRIL 17, 2002 02-0895080 OF OFFICIAL RECORDS
PMENT LAW (SUCH REDEVELOPMENT OF SAID PROCEED ONLY AFTER THE T PLAN) AS DISCLOSED BY A DOCUMENT.		AN AGREEMENT TO MOD PROVIDED	IFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN
OWNTOWN REDEVELOPMENT PROJECT 9, 2007 67324 OF OFFICIAL RECORDS		RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606975 OF OFFICIAL RECORDS
		AN AGREEMENT TO MOD PROVIDED	IFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN
S AND UTILITY EASEMENT FOURTH ST, FIFTH ST AND PROMENADE AT .ACE IN LONG BEACH, CA , 2008		RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606976 OF OFFICIAL RECORDS
)34574 OF OFFICIAL RECORDS	39.	MATTERS CONTAINED IN	THAT CERTAIN DOCUMENT
AID DOCUMENT FOR FULL PARTICULARS.		ENTITLED: RECORDING DATE:	GRANT OF EASEMENTS AND COVENANTS AGREEMENT SEPTEMBER 24, 2001
ANT AND AGREEMENT REGARDING MAINTENANCE OF BUILDING"		RECORDING NO:	01-1799120 OF OFFICIAL RECORDS
1 5, 2013 333688 OF OFFICIAL RECORDS			MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
VIDES: AS PROVIDED THEREIN.	<b>4</b> 0.	EASEMENT(S) FOR THE P A DOCUMENT:	PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRAN

AID DOCUMENT FOR FULL PARTICULARS.

PROVIDES THAT IT SHALL BE BINDING UPON ANY FUTURE OWNERS,
SORS OR ASSIGNS, AND SHALL CONTINUE IN EFFECT UNTIL THE
RMINATION.

AIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH CUMENT

DINATION NON-DISTURBANCE AND ATTORNMENT AGREEMENT BEACH CENTER, LLC, SUCCESSOR-IN-INTEREST TO CITY PLACE BEACH, LLC; CITY PLACE LONG BEACH TIC 1, LLC; AND CITY

LONG BEACH TIC 2, LLC, ALL A DELAWARE LIMITED LIABILITY ART REAL ESTATE BUSINESS TRUST, A DELAWARE STATUTORY TRUST T 24, 2015

EASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS

NT AND AGREEMENT REGARDING ON-SITE LID BMP MAINTENANCE"

AID DOCUMENT FOR FULL PARTICULARS.

PROVIDES THAT IT SHALL BE BINDING UPON ANY FUTURE OWNERS, ORS OR ASSIGNS, AND SHALL CONTINUE IN EFFECT UNTIL THE MINATION.

LONG BEACH, DEPARTMENT OF PUBLIC WORKS INSTALLATION ENANCE AGREEMENT ARY 26, 2018

LONG BEACH AND LONG BEACH CENTER, LLC 018 444316 OF OFFICIAL RECORDS

AID DOCUMENT FOR FULL PARTICULARS.

IDEBTEDNESS IN THE AMOUNT SHOWN BELOW,

EACH CENTER LOAN LLC, A DELAWARE LIMITED LIABILITY COMPANY TITLE COMPANY OF CALIFORNIA CHE BANK AG, NEW YORK BRANCH

S DUE, OR TO BECOME DUE AS RENTAL, AS ADDITIONAL SECURITY DEED OF TRUST SHOWN AS ITEM NO. 29

BEACH CENTER LOAN LLC CHE BANK AG, NEW YORK BRANCH, AGENT H 15, 2021

OWING MATTERS AFFECT PARCEL 7:

ED PROHIBITING THE BUYING, SELLING, OR HANDLING OF ND, CONTAINED IN A DEED, AND AS CONTAINED IN DEEDS FOR V

67, PAGE 445 OF DEEDS



81-0105992 OF OFFICIAL RECORDS

INCLUSIVE OF MAPS, STREETS (4TH STREET, 5TH STREET, AND THE PROMENADE NORTH PURPOSE: AFFECTS: AS SHOWN ON SAID MAP

OFFER OF DEDICATION WAS REJECTED BY THE LEGISLATIVE BODY, BUT SHALL REMAIN OPEN F ACCEPTANCE PURSUANT TO SECTION 66477.2 OF THE CALIFORNIA GOVERNMENT CODE, UNLES OFFER IS ABANDONED BY THE LEGISLATIVE BODY PURSUANT TO THE SUMMARY VACATION PRO CONTAINED IN THE CALIFORNIA STREETS AND HIGHWAYS CODE.

41. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT ENTITLED: RECORDING DATE: RECORDING NO:

GRANTED TO:

RECORDING DATE:

RECORDING NO:

PURPOSE:

AFFECTS:

SEPTEMBER 24, 2001 01-1799123 OF OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

ENTITLED: MAINTENANCE COVENANT FOR STANDARD URBAN STORMWATER MITIGATION (SUSM REQUIREMENTS RECORDING DATE: MARCH 30, 2005

**RECORDING NO:** 05-0736602 OF OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

43. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

42. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

ENTITLED: SOLAR SITE EASEMENT AGREEMENT RECORDING DATE: AUGUST 11, 2020 RECORDING NO: 20200930925 OF OFFICIAL RECORDS

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

44. PLEASE BE ADVISED THAT OUR SEARCH DID NOT DISCLOSE ANY OPEN DEEDS OF TRUST OF REC YOU SHOULD HAVE KNOWLEDGE OF ANY OUTSTANDING OBLIGATION, PLEASE CONTACT THE TIT DEPARTMENT IMMEDIATELY FOR FURTHER REVIEW PRIOR TO CLOSING.

THE FOLLOWING MATTERS AFFECT PARCEL 8:

45. GENERAL PLAN PROVISIONS IN A DEED PROHIBITING THE BUYING, SELLING, OR HANDLING OF INTOXICATING LIQUORS ON SAID LAND, CONTAINED IN A DEED, AND AS CONTAINED IN DEEDS FO VARIOUS OTHER LOTS IN SAID TRACT:

RECORDING NO: BOOK 159, PAGE 6 OF DEEDS

46. THE LAND DESCRIBED HEREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT SHOWN BELOW, AND THAT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE I INSTITUTED UNDER THE REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AF ADOPTION OF THE REDEVELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.

REDEVELOPMENT AGENCY: REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH RECORDING DATE: JANUARY 29, 1981

RECORDING NO: 47. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS DEL ON OR AS OFFERED FOR DEDICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 3

# MAP 83693 TITLE EXCEPTIONS CONTINUED:

EIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN DEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE LOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.	48.	MATTERS CONTAINED IN <sup>T</sup> ENTITLED: RECORDING DATE: RECORDING NO:	THAT CERTAIN DOCUMENT PARKING RIGHTS AGREEMENT SEPTEMBER 24, 2001 01-1799119 OF OFFICIAL RECORDS
REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH JANUARY 29, 1981 81-0105992 OF OFFICIAL RECORDS		REFERENCE IS HEREBY M	IADE TO SAID DOCUMENT FOR FULL PARTICULARS.
POSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS DELINEATED DICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 34		PROVIDED RECORDING DATE:	APRIL 17, 2002 02-0895080 OF OFFICIAL RECORDS
STREETS (4TH STREET, 5TH STREET, AND THE PROMENADE NORTH) AS SHOWN ON SAID MAP		RECORDING NO: AN AGREEMENT TO MODI PROVIDED	IFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN
REJECTED BY THE LEGISLATIVE BODY, BUT SHALL REMAIN OPEN FOR LATER O SECTION 66477.2 OF THE CALIFORNIA GOVERNMENT CODE, UNLESS SAID HE LEGISLATIVE BODY PURSUANT TO THE SUMMARY VACATION PROCEDURE		RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606975 OF OFFICIAL RECORDS
INIA STREETS AND HIGHWAYS CODE.		AN AGREEMENT TO MODI PROVIDED	FY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN
		RECORDING DATE:	DECEMBER 19, 2016
PARKING RIGHTS AGREEMENT SEPTEMBER 24, 2001 01-1799119 OF OFFICIAL RECORDS	49.	RECORDING NO: MATTERS CONTAINED IN	20161606976 OF OFFICIAL RECORDS THAT CERTAIN DOCUMENT
DE TO SAID DOCUMENT FOR FULL PARTICULARS.		ENTITLED:	GRANT OF EASEMENTS AND COVENANTS AGREEMENT
THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN		RECORDING DATE: RECORDING NO:	SEPTEMBER 24, 2001 01-1799120 OF OFFICIAL RECORDS
APRIL 17, 2002 02-0895080 OF OFFICIAL RECORDS			ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN		AN AGREEMENT TO MODI PROVIDED RECORDING DATE:	FY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN DECEMBER 19, 2016
DECEMBER 19, 2016		RECORDING NO:	20161606974 OF OFFICIAL RECORDS
20161606975 OF OFFICIAL RECORDS	50.	MATTERS CONTAINED IN	THAT CERTAIN DOCUMENT
THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN		ENTITLED: RECORDING DATE: RECORDING NO:	AGREEMENT REGARDING DEVELOPMENT OF ADJACENT PROPERTIES SEPTEMBER 24, 2001 01-1799123 OF OFFICIAL RECORDS
DECEMBER 19, 2016 20161606976 OF OFFICIAL RECORDS			ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
AT CERTAIN DOCUMENT	51.	MATTERS CONTAINED IN	THAT CERTAIN DOCUMENT
GRANT OF EASEMENTS AND COVENANTS AGREEMENT SEPTEMBER 24, 2001 01-1799120 OF OFFICIAL RECORDS		ENTITLED: RECORDING DATE:	MAINTENANCE COVENANT FOR STANDARD URBAN STORMWATER MITIGATION (SUSMP) REQUIREMENTS MARCH 30, 2005
DE TO SAID DOCUMENT FOR FULL PARTICULARS.		RECORDING NO:	05-0736602 OF OFFICIAL RECORDS
POSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN	50		ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
COVENTRY LONG BEACH PLAZA LLC CONSTRUCTING AND OPERATING A GARDEN CENTER SEPTEMBER 24, 2001 01-1799121 OF OFFICIAL RECORDS A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT	52.	ENTITLED: RECORDING DATE: RECORDING NO:	THAT CERTAIN DOCUMENT GRANT OF CERTIFICATE OF COMPLIANCE IN CONJUNCTION WITH A LOT LINE ADJUSTMENT JUNE 22, 2011 20110845849 OF OFFICIAL RECORDS
IAT CERTAIN DOCUMENT	53		ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
AGREEMENT REGARDING DEVELOPMENT OF ADJACENT PROPERTIES SEPTEMBER 24, 2001 01-1799123 OF OFFICIAL RECORDS	00.	FORTH THEREIN. DATED: LESSOR:	JANUARY 01, 2016 THE CITY OF LONG BEACH
DE TO SAID DOCUMENT FOR FULL PARTICULARS.		LESSEE: RECORDING DATE: RECORDING NO:	FINANCE AUTHORITY OF LONG BEACH JANUARY 27, 2016 20160093904 OF OFFICIAL RECORDS
AT CERTAIN DOCUMENT OVENANT FOR STANDARD URBAN STORMWATER MITIGATION (SUSMP)			IP OF THE LEASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS T OF THE LESSEE ARE NOT SHOWN HEREIN.
MARCH 30, 2005 05-0736602 OF OFFICIAL RECORDS	54.	A SUBLEASE WITH CERTA DISCLOSED BY THE DOCU	AIN TERMS, COVENANTS, CONDITIONS, AND PROVISIONS SET FORTH THEREIN AS JMENT
DE TO SAID DOCUMENT FOR FULL PARTICULARS.		ENTITLED:	MEMORANDUM OF LEASE AGREEMENT
AT CERTAIN DOCUMENT		SUBLESSOR: SUBLESSEE: RECORDING DATE:	FINANCE AUTHORITY OF LONG BEACH THE CITY OF LONG BEACH JANUARY 27, 2016
SOLAR SITE EASEMENT AGREEMENT AUGUST 11, 2020 20200930925 OF OFFICIAL RECORDS		RECORDING NO: THE PRESENT OWNERSHI	20160093905 OF OFFICIAL RECORDS IP OF THE LEASEHOLD CREATED BY SAID LEASE AND OTHER MATTERS
DE TO SAID DOCUMENT FOR FULL PARTICULARS.	-		T OF THE LESSEE ARE NOT SHOWN HEREIN.
OUR SEARCH DID NOT DISCLOSE ANY OPEN DEEDS OF TRUST OF RECORD. IF EDGE OF ANY OUTSTANDING OBLIGATION, PLEASE CONTACT THE TITLE FOR FURTHER REVIEW PRIOR TO CLOSING.	55.	MATTERS CONTAINED IN <sup>-</sup> ENTITLED: RECORDING DATE:	THAT CERTAIN DOCUMENT MEMORANDUM OF ASSIGNMENT OF LEASE JANUARY 27, 2016
HE FOLLOWING MATTERS AFFECT PARCEL 8:		RECORDING NO:	20160093906 OF OFFICIAL RECORDS
IN A DEED PROHIBITING THE BUYING, SELLING, OR HANDLING OF SAID LAND, CONTAINED IN A DEED, AND AS CONTAINED IN DEEDS FOR ID TRACT:	56.		ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
PAGE 6 OF DEEDS		ENTITLED: RECORDING DATE:	GRANT OF CERTIFICATE OF COMPLIANCE DECEMBER 19, 2016
IN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN DEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE		RECORDING NO:	20161606970 OF OFFICIAL RECORDS MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
OPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE OPMENT PLAN) AS DISCLOSED BY A DOCUMENT.	57.		THAT CERTAIN DOCUMENT
REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH JANUARY 29, 1981 81-0105992 OF OFFICIAL RECORDS		ENTITLED: RECORDING DATE:	EASEMENT AGREEMENT DECEMBER 19, 2016
POSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS DELINEATED DICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 34		RECORDING NO: REFERENCE IS HEREBY M	20161606972 OF OFFICIAL RECORDS IADE TO SAID DOCUMENT FOR FULL PARTICULARS.
STREETS (4TH STREET, 5TH STREET, AND THE PROMENADE NORTH)	58.	MATTERS CONTAINED IN	THAT CERTAIN DOCUMENT
AS SHOWN ON SAID MAP REJECTED BY THE LEGISLATIVE BODY, BUT SHALL REMAIN OPEN FOR LATER		ENTITLED: RECORDING DATE: RECORDING NO:	SOLAR SITE EASEMENT AGREEMENT AUGUST 11, 2020 20200930925 OF OFFICIAL RECORDS
D SECTION 66477.2 OF THE CALIFORNIA GOVERNMENT CODE, UNLESS SAID HE LEGISLATIVE BODY PURSUANT TO THE SUMMARY VACATION PROCEDURE RNIA STREETS AND HIGHWAYS CODE.			ADE TO SAID DOCUMENT FOR FULL PARTICULARS.
	59.	YOU SHOULD HAVE KNOW	T OUR SEARCH DID NOT DISCLOSE ANY OPEN DEEDS OF TRUST OF RECORD. IF VLEDGE OF ANY OUTSTANDING OBLIGATION, PLEASE CONTACT THE TITLE LY FOR FURTHER REVIEW PRIOR TO CLOSING.

	25152 Springfield Court Suite 350		REVISIONS			CITY	PLACE - LOI
DAVID EVANS AND ASSOCIATES INC.	Santa Clarita California 91355-1096 Phone: 661.284.7400	No.	Description	Date	Approved		LONG BEAC
						DESIGNED BY RK/KP	PREPARED FOR:
And CRUZ	12/23/2022 R.C.F. C80450 DATE					DRAWN BY RK/KP CHECKED BY	LONG BEACH CEN 4 BRYANT PARK, 3 NEW YORK, NY 10 C/O OREN HILLEL

ONG BEACH	SCALE:
	NTS
ACH, CA	DATE:
	12/23/2022
र:	
ENTER LOAN, LLC K, SUITE 200 10018	
EL	SHEET 2 OF 6

	TIT	LE EXCEPTIONS CONT	INUED:	<u>TIT</u>	LE EXCEPTIONS CONTI	NUED:
9       SUDDATE TABLEMOUND TO LEAD OF UNDER CONTROLLED OF NOT SUBJEMUE ALOONE AND			THE FOLLOWING MATTERS AFFECT PARCEL 9:	67.		
	60.		ROHIBITING THE BUYING, SELLING, OR HANDLING OF INTOXICATING LIQUORS ON			
M. S. M. SCADERACK, S. COLONAND, C. M. 2014 HOLES, C. MERCHAND, S. M. 2014 HOLES, C. M. 2014 HOLES,			BOOK 94, PAGE 631 OF DEEDS			KEANS, CORPOI
Image: Proceedings of the second s		AND RECORDING NO:	BOOK 132, PAGE 28 OF DEEDS			OCTOBE 3750, IN
Note::::::::::::::::::::::::::::::::::::		AND RECORDING NO:	BOOK 136, PAGE 97 OF DEEDS			
Image: Source in the second of the second		AND RECORDING NO:	BOOK 138, PAGE 307 OF DEEDS			
Here     Enclosed     Enclosed<		AND RECORDING NO:	BOOK 159, PAGE 6 OF DEEDS			
Image: Section of the section of th		AND RECORDING NO:	BOOK 166, PAGE 496 OF DEEDS		NOR AS TO OTHER MATTE	
No. Decomposition         BOX MD, MCD BD YM, MCD HANNE HANNY HYMAN HANNON HANNON HANNON HANNON HANNON HANNON HA		AND RECORDING NO:	BOOK 167, PAGE 445 OF DEEDS	68		)R THE TEF
AND RECENTION         EXCENTION         EXCENTION         EXCENTION           AND RECENTION         EXCENTION         EXCENTION         ACCENTION         ACCENTION           AND RECENTION         EXCENTION         EXCENTION         ACCENTION         ACCENTION         ACCENTION           AND RECENTION         EXCENTION         EXCENTION         ACCENTION         ACCENT		AND RECORDING NO:	BOOK 179, PAGE 205 OF DEEDS	00.		
MARE DECEMPTION         MODEL		AND RECORDING NO:	BOOK 179, PAGE 213 OF DEEDS			MAIE C. RICHFIE
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<ul> <li>AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.</li> <li>AND RECORDING DATE: NOVEMI AND RECORDING NO: 4510, IN LESSEE: CONTINENTAL NORTHERN CORPORATION</li> <li>RECORDING DATE: FEBRUARY 14, 1947</li> <li>RECORDING NO: BOOK 24267, PAGE 124 OF OFFICIAL RECORDS</li> <li>SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF.</li> <li>SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.</li> <li>NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,</li> </ul>		NOR AS TO OTHER MATT			AND RECORDING DATE:	MAY 16,
LESSOR:       DOROTHY ODELL         LESSEE:       CONTINENTAL NORTHERN CORPORATION         RECORDING DATE:       FEBRUARY 14, 1947         RECORDING NO:       BOOK 24267, PAGE 124 OF OFFICIAL RECORDS         SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE       SAID LEASE PROVIDES FOR NO RIGHT         SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.       NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,	66.		· · · · · · · · · · · · · · · · · · ·			2687, IN
LESSEE:       CONTINENTAL NORTHERN CORPORATION       SAID LEASE AFFECTS THAT PORTION         RECORDING DATE:       FEBRUARY 14, 1947       SURFACE THEREOF.         RECORDING NO:       BOOK 24267, PAGE 124 OF OFFICIAL RECORDS       SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE         SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE       SAID LEASE PROVIDES FOR NO RIGHT         SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.       NO ASSURANCE IS MADE AS TO THE MATTERS AFFECT LEASE.         NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,       NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,						NOVEM 4510, IN
RECORDING NO:       BOOK 24267, PAGE 124 OF OFFICIAL RECORDS         SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF.       SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.         SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.       NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,		LESSEE:	CONTINENTAL NORTHERN CORPORATION			
SAID LEASE AFFECTS THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE SURFACE THEREOF. NO ASSURANCE IS MADE AS TO THE SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY. LEASE NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,		RECORDING NO:	BOOK 24267, PAGE 124 OF OFFICIAL RECORDS			R NO RIGH
SAID LEASE PROVIDES FOR NO RIGHT OF SURFACE ENTRY.       LEASE.         NO ASSURANCE IS MADE AS TO THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE,       LEASE.			AT PORTION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE		NO ASSURANCE IS MADE /	AS TO THE
		SAID LEASE PROVIDES F	OR NO RIGHT OF SURFACE ENTRY.			RS AFFECT
			,			

	TITLE EXCEPTIONS CON	TINUED:		EXCEPTIONS CONTINUED:
TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND SEMENTS, IF ANY, AS SET FORTH THEREIN.	SHOWN BELOW, AND T	HEREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY HAT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN E REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE		ASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
YN F. GREEN, ALSO KNOWN AS EVELYN FLORENCE GREEN, A WIDOW IS, SPRINGMANN, AND STIPEK, INCORPORATED, A CALIFORNIA		EVELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.		GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY PURPOSE: UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS
PORATION DBER 25, 1955	RECORDING DATE:	NCY: REDEVELOPMENT AGENCY OF THE CITY OF LONG BEACH JANUARY 29, 1981	R R	RECORDING DATE: FEBRUARY 13, 2019 RECORDING NO: 20190132192 OF OFFICIAL RECORDS
IN BOOK 49333, PAGE 304 OF OFFICIAL RECORDS ON OF SAID LAND LYING BELOW A DEPTH OF 500 FEET FROM THE	RECORDING NO: $74$ , EASEMENT(S) FOR THE	81-105992 OF OFFICIAL RECORDS PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN		AFFECTS: A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT
ON OF SAID LAND LINING BELOW A DEPTH OF 500 FEET FROM THE	A DOCUMENT:			INTITLED: SOLAR SITE EASEMENT AGREEMENT
GHT OF SURFACE ENTRY.	GRANTED TO: PURPOSE: RECORDING DATE:	SOUTHERN CALIFORNIA EDISON COMPANY ELECTRIC UTILITIES JUNE 27, 2001		RECORDING DATE: AUGUST 11, 2020 RECORDING NO: 20200930925 OF OFFICIAL RECORDS
CTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID	RECORDING NO: AFFECTS:	01-1107262 OF OFFICIAL RECORDS A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID	R	REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
ERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND EMENTS, IF ANY, AS SET FORTH THEREIN.	(75.) EASEMENT(S) FOR THE	DOCUMENT PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS DELINEATED R DEDICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 34	Y	PLEASE BE ADVISED THAT OUR SEARCH DID NOT DISCLOSE ANY OPEN DEEDS OF TRUST OF RECORD. IF YOU SHOULD HAVE KNOWLEDGE OF ANY OUTSTANDING OBLIGATION, PLEASE CONTACT THE TITLE DEPARTMENT IMMEDIATELY FOR FURTHER REVIEW PRIOR TO CLOSING.
C. WOOD, A WIDOW FIELD OIL CORPORATION, A DELAWARE CORPORATION	INCLUSIVE OF MAPS,	R DEDICATION ON TRACT NO. 53306, IN BOOK 1261, PAGES 31 THROUGH 34		THE FOLLOWING MATTERS AFFECT ALL PARCELS
BER 26, 1955 DF OFFICIAL RECORDS	PURPOSE: AFFECTS:	STREETS (4TH STREET, 5TH STREET, AND THE PROMENADE NORTH) AS SHOWN ON SAID MAP		ANY RIGHTS OF THE PARTIES IN POSSESSION OF A PORTION OF, OR ALL OF, SAID LAND, WHICH RIGHTS ARE NOT DISCLOSED BY THE PUBLIC RECORDS.
BER 26, 1955 DF OFFICIAL RECORDS	ACCEPTANCE PURSUA OFFER IS ABANDONED	WAS REJECTED BY THE LEGISLATIVE BODY, BUT SHALL REMAIN OPEN FOR LATER NT TO SECTION 66477.2 OF THE CALIFORNIA GOVERNMENT CODE, UNLESS SAID BY THE LEGISLATIVE BODY PURSUANT TO THE SUMMARY VACATION PROCEDURE IFORNIA STREETS AND HIGHWAYS CODE.	A A	THE COMPANY WILL REQUIRE, FOR REVIEW, A FULL AND COMPLETE COPY OF ANY UNRECORDED AGREEMENT, CONTRACT, LICENSE AND/OR LEASE, TOGETHER WITH ALL SUPPLEMENTS, ASSIGNMENTS AND AMENDMENTS THERETO, BEFORE ISSUING ANY POLICY OF TITLE INSURANCE WITHOUT EXCEPTING THIS ITEM FROM COVERAGE.
BER 26, 1955 DF OFFICIAL RECORDS	76. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		THE COMPANY RESERVES THE RIGHT TO EXCEPT ADDITIONAL ITEMS AND/OR MAKE ADDITIONAL
ON OF SAID LAND LYING BELOW A DEPTH OF 500 FEET FROM THE	ENTITLED: RECORDING DATE:	PARKING RIGHTS AGREEMENT SEPTEMBER 24, 2001		REQUIREMENTS AFTER REVIEWING SAID DOCUMENTS.
GHT OF SURFACE ENTRY.	RECORDING NO:	01-1799119 OF OFFICIAL RECORDS	Р	PROPERTY, WHETHER OR NOT SAID EASEMENTS ARE VISIBLE AND APPARENT.
IE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, CTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID		MADE TO SAID DOCUMENT FOR FULL PARTICULARS.	S	MATTERS WHICH MAY BE DISCLOSED BY AN INSPECTION AND/OR BY A CORRECT ALTA/NSPS LAND TITLE SURVEY OF SAID LAND THAT IS SATISFACTORY TO THE COMPANY, AND/OR BY INQUIRY OF THE PARTIES IN POSSESSION THEREOF.
ERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND EMENTS, IF ANY, AS SET FORTH THEREIN.	RECORDING DATE: RECORDING NO:	APRIL 17, 2002 02-0895080 OF OFFICIAL RECORDS		
SUE BULL, MARY JANE BRESNAHAN, JULIA CONN, DOROTHY ANN KING IT STEVENSON ST 28, 1956 IF OFFICIAL RECORDS	AN AGREEMENT TO MC PROVIDED	DIFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN		
ON OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE	RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606975 OF OFFICIAL RECORDS		
HT OF SURFACE ENTRY.	AN AGREEMENT TO MC PROVIDED	DIFY THE TERMS AND PROVISIONS OF THE SAID DOCUMENT, AS THEREIN		
E PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, CTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID	RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606976 OF OFFICIAL RECORDS		
	77. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		
ERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND EMENTS, IF ANY, AS SET FORTH THEREIN.	ENTITLED: RECORDING DATE:	GRANT OF EASEMENTS AND COVENANTS AGREEMENT SEPTEMBER 24, 2001		
S, ROEBUCK AND CO., A NEW YORK CORPORATION	RECORDING NO:	01-1799120 OF OFFICIAL RECORDS		
JARY 11, 1957 DF OFFICIAL RECORDS		MADE TO SAID DOCUMENT FOR FULL PARTICULARS.		
ON OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE	PROVIDED	DIFT THE TERING AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN		
HT OF SURFACE ENTRY.	RECORDING DATE: RECORDING NO:	DECEMBER 19, 2016 20161606974 OF OFFICIAL RECORDS		
E PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, CTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID	78. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		
ERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND SEMENTS, IF ANY, AS SET FORTH THEREIN.	ENTITLED: RECORDING DATE: RECORDING NO:	CONSENT AND AGREEMENT SEPTEMBER 24, 2001 01-1799122 OF OFFICIAL RECORDS		
OUS PARTIES RT STEVENSON	REFERENCE IS HEREBY	MADE TO SAID DOCUMENT FOR FULL PARTICULARS.		
H 04, 1955 N BOOK 47094, PAGE 334 OF OFFICIAL RECORDS	79. MATTERS CONTAINED I			
H 04, 1955	ENTITLED: RECORDING DATE: RECORDING NO:	AGREEMENT REGARDING DEVELOPMENT OF ADJACENT PROPERTIES SEPTEMBER 24, 2001 01-1799123 OF OFFICIAL RECORDS		
N BOOK 49959, PAGE 344 OF OFFICIAL RECORDS 13, 1955	REFERENCE IS HEREBY	MADE TO SAID DOCUMENT FOR FULL PARTICULARS.		
N BOOK 47474, PAGE 129 OF OFFICIAL RECORDS	80. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		
N BOOK 49511, PAGE 332 OF OFFICIAL RECORDS	ENTITLED: RECORDING DATE: RECORDING NO:	MAINTENANCE COVENANT FOR STANDARD URBAN STORMWATER MITIGATION (SUSMP) REQUIREMENTS MARCH 30, 2005 05-0736602 OF OFFICIAL RECORDS		
N BOOK 49512, PAGE 301 OF OFFICIAL RECORDS		MADE TO SAID DOCUMENT FOR FULL PARTICULARS.		
ST 03, 1962 N BOOK M1075, PAGE 894 OF OFFICIAL RECORDS	81. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		
11, 1962 N BOOK M989, PAGE 367 OF OFFICIAL RECORDS	ENTITLED: RECORDING DATE: RECORDING NO:	EASEMENT AGREEMENT DECEMBER 19, 2016 20161606972 OF OFFICIAL RECORDS		
ARY 13, 1956 IN BOOK 50040, PAGE 318 OF OFFICIAL RECORDS	RECORDING NO: REFERENCE IS HEREBY	20161606972 OF OFFICIAL RECORDS MADE TO SAID DOCUMENT FOR FULL PARTICULARS.		
JARY 15, 1955 DF OFFICIAL RECORDS	82. MATTERS CONTAINED I	N THAT CERTAIN DOCUMENT		
OF OFFICIAL RECORDS	ENTITLED: RECORDING DATE:	ENCROACHMENT AGREEMENT DECEMBER 19, 2016		
	RECORDING NO:	20161606973 OF OFFICIAL RECORDS		

RIGHT OF SURFACE ENTRY. THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, ECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND SEMENTS, IF ANY, AS SET FORTH THEREIN.

ORA MARTIN SUPERIOR OIL COMPANY GUST 28, 1956 2, IN BOOK 52151, PAGE 189 OF OFFICIAL RECORDS

Y 16, 1956 37, IN BOOK 51194, PAGE 218 OF OFFICIAL RECORDS

EMBER 14, 1955 , IN BOOK 49511, PAGE 360 OF OFFICIAL RECORDS

TION OF SAID LAND LYING BELOW A DEPTH OF 200 FEET FROM THE

RIGHT OF SURFACE ENTRY. THE PRESENT OWNERSHIP OF THE LEASEHOLD CREATED BY SAID LEASE, FECTING THE RIGHTS OR INTERESTS OF THE LESSOR OR LESSEE IN SAID

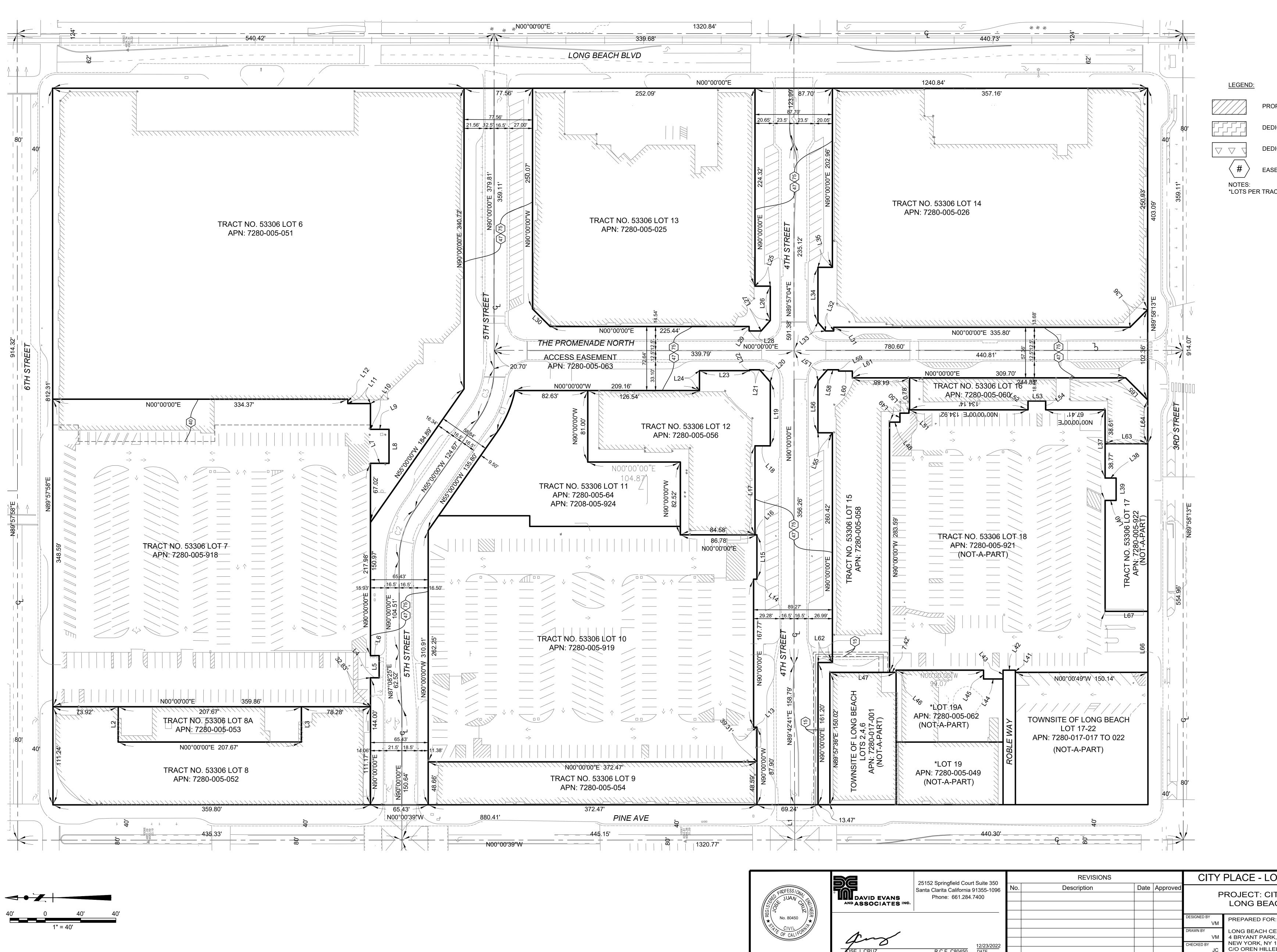


REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

CITY PLACE - LC REVISIONS DE 25152 Springfield Court Suite 350 Santa Clarita California 91355-1096 Phone: 661.284.7400 Date Approved Description No. LONG BEAC AND ASSOCIATES INC. ESIGNED BY PREPARED FOR: RK/KF DRAWN BY LONG BEACH CEN 4 BRYANT PARK, And RK/KP CHECKED BY NEW YORK, NY 100 C/O OREN HILLEL R.C.E. C80450 OSE J. CRUZ JJCR

ONG BEACH	SCALE:
	NTS
ACH, CA	DATE:
	12/23/2022
र:	
ENTER LOAN, LLC K, SUITE 200 10018	

SHEET 3 OF 6



# **VESTING TENTATIVE PARCEL MAP 83693 EXISTING CONDITIONS**

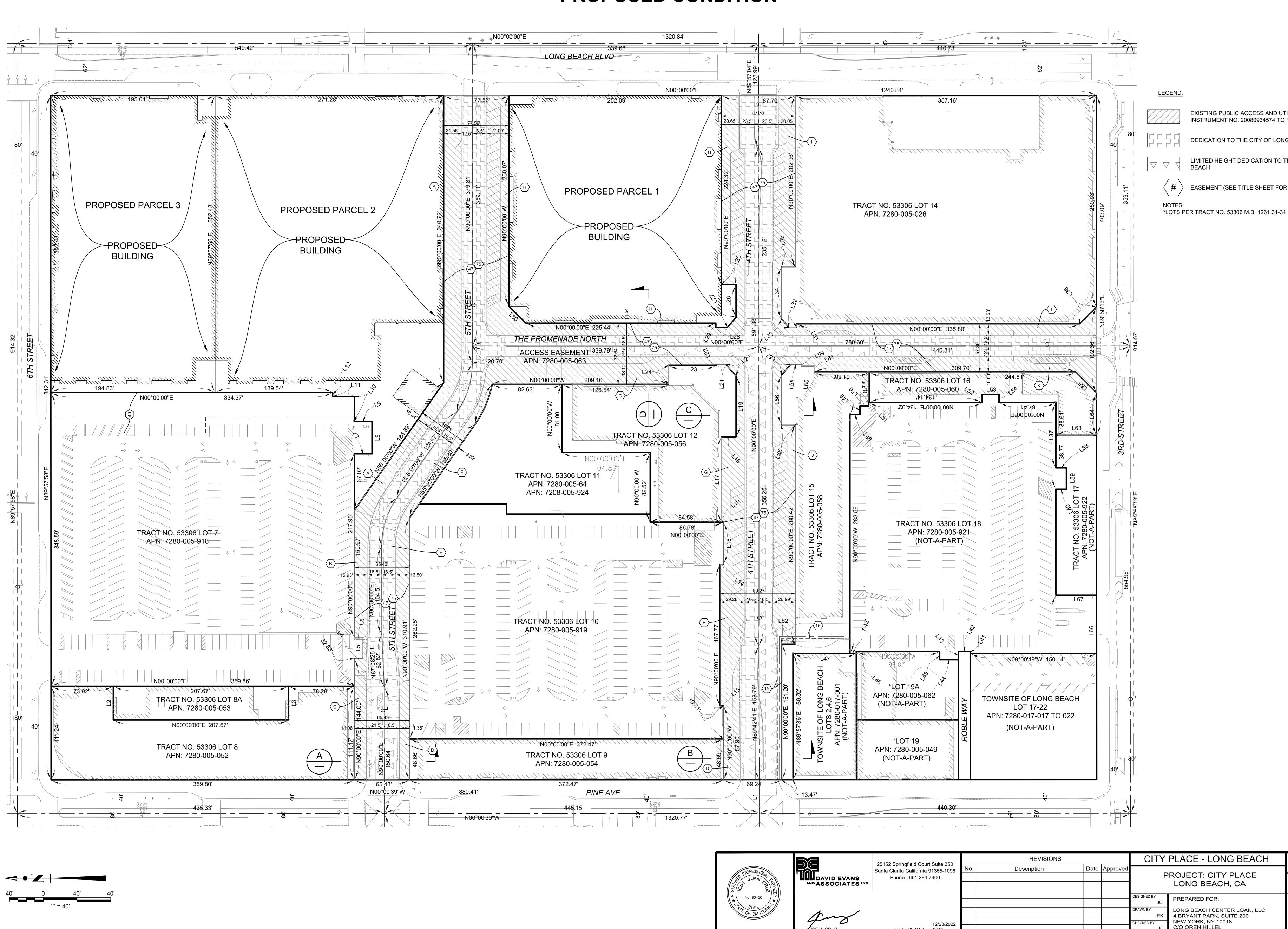
\_\_\_\_\_\_R.C.E. C80450 \_\_\_\_\_\_\_ 12/23/2022 \_\_\_\_\_\_ DATE OSE J. CRUZ

PROPOSED UTILITY EASEMENT

- DEDICATION TO THE CITY OF LONG BEACH
- DEDICATION TO THE CITY OF LONG BEACH
- EASEMENT (SEE TITLE SHEET FOR DESCRIPTION)

\*LOTS PER TRACT NO. 53306 M.B. 1261 31-34

ONG BEACH	SCALE:				
		SEE F	PLAN		
	DATE:				
CH, CA		12-23	3-2022		
8:					
ENTER LOAN, LLC K, SUITE 200 10018					
ΞL	SHEET	4	OF	6	



# **VESTING TENTATIVE PARCEL MAP 83693 PROPOSED CONDITION**

	25152 Springfield Court Suite 350			REVISION	IS			CITY	PLACE - LC
DAVID EVANS	Santa Clarita California 91355-10 Phone: 661.284.7400		No.	Description		Date	Approved		ROJECT: CI LONG BEA
		_						DESIGNED BY	PREPARED FOR
And								DRAWN BY	LONG BEACH CE 4 BRYANT PARK
OSE J. CRUZ	R.C.E. C80450 DATE	<u>022</u> —						CHECKED BY	NEW YORK, NY <sup>2</sup> C/O OREN HILLE

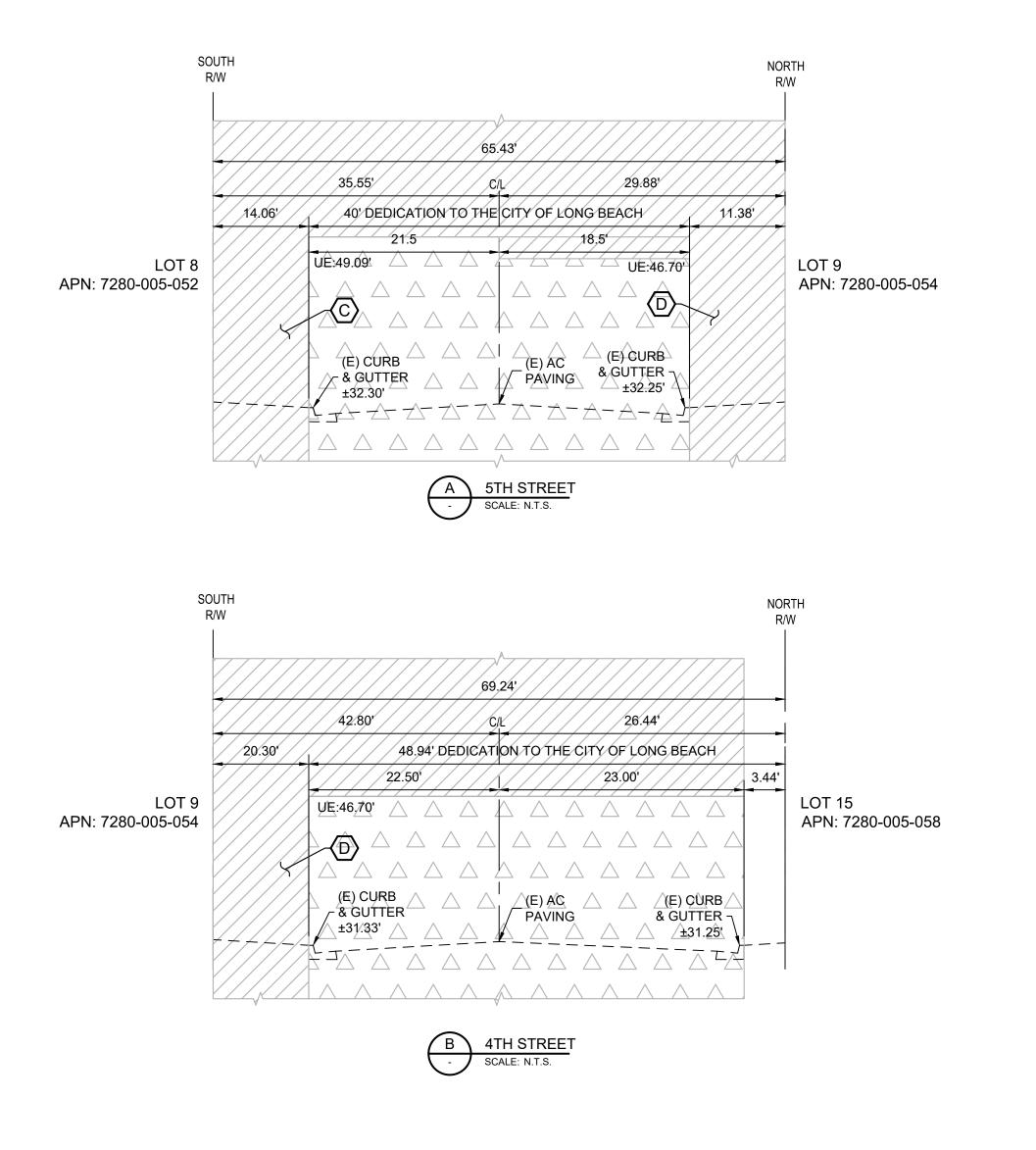
EXISTING PUBLIC ACCESS AND UTILITY EASEMENT PER INSTRUMENT NO. 20080934574 TO REMAIN. DEDICATION TO THE CITY OF LONG BEACH LIMITED HEIGHT DEDICATION TO THE CITY OF LONG EASEMENT (SEE TITLE SHEET FOR DESCRIPTION)

ONG BEACH	SCALE:				
	SEE PLAN				
TY PLACE	DATE:				
ACH, CA	12-23-2022				
र:					
ENTER LOAN, LLC K, SUITE 200 10018					
EL	SHEET 5 OF 6				

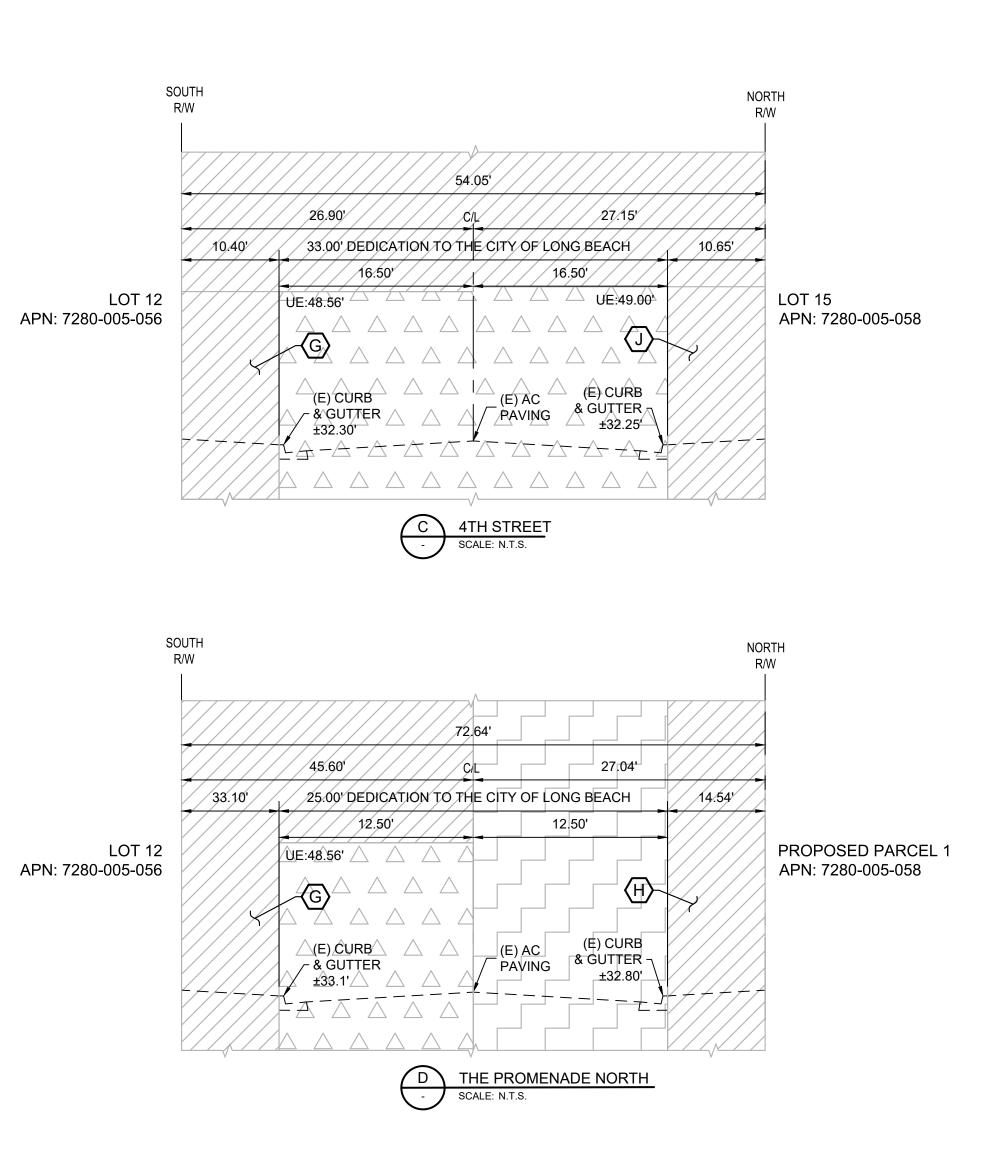
	CUF	RVE TABLE	
NO.	DELTA	RADIUS	LENGTH
C1	23°35'56"	126.00'	51.90'
C2	35°00'00"	100.00'	61.09'
C3	35°00'00"	100.00'	61.09'

	LINE TABLE	
NO.	BEARING	LENGTH
L1	N90°00'00"E	40.00'
L2	N90°00'00"W	40.00'
L3	N90°00'00"E	40.00'
L4 L5	N00°00'00"E N90°00'00"E	9.83' 25.10'
 L6	N00°00'00"E	9.83'
L7	N00°00'00"E	21.00'
L8	N90°00'00"E	38.50'
L9	N00°00'00"E	21.00'
L10	N90°00'00"E	29.26'
L11	N00°00'00"E	25.70'
L12 L13	N90°00'00"E	4.92'
L13	N00°00'00"E N00°00'00"E	3.78' 3.78'
L15	N90°00'00"E	50.25'
L16	N00°00'00"E	2.20'
L17	N90°00'00"E	100.91'
L18	N00°00'00"E	17.30'
L19	N90°00'00"E	72.47'
L20	N48°48'03"E	18.27'
L21 L22	N00°00'00"E N90°00'00"E	11.37' 1.00'
L22	N00°00'00"E	56.80'
L24	N90°00'00"E	22.60'
L25	N00°00'00"E	17.30'
L26	N90°00'00"E	38.93'
L27	N48°59'35"W	15.71'
L28	N00°00'00"E	13.65'
L29	N90°00'00"E	5.04'
L30 L31	N45°00'00"E N90°00'00"E	28.28' 4.18'
L31	N00°00'00"E	9.34'
L33	N49°15'22"E	13.03'
L34	N90°00'00"E	62.27'
L35	N00°00'00"E	16.35'
L36	N45°00'53"W	28.28'
L37	N90°00'00"W	77.38'
L38	N00°00'00"E	12.42'
L39 L40	N90°00'00"W N00°00'00"E	25.33' 12.42'
L40	N89°59'11"E	2.50'
L42	N00°00'49"W	14.00'
L43	N89°59'11"E	10.00'
L44	N00°00'00"E	22.11'
L45	N90°00'00"W	10.00'
L46	N89°57'03"E	2.50'
L47	N00°00'04"W	75.07'
L48 L49	N00°00'00"E N90°00'00"W	11.80' 10.30'
L50	N00°00'00"E	10.30
L51	N90°00'00"W	3.75'
L52	N90°00'00"W	10.00'
L53	N00°00'00"E	20.00'
L54	N90°00'00"W	10.00'
L55	N00°00'00"E	16.34'
L56	N90°00'00"E	58.97'
L57 L58	N48°58'11"W N00°00'00"E	16.50' 12.52'
L58 L59	N90°00'00'E	12.52
L59 L60	N00°00'00"E	15.62'
L61	N90°00'00"E	7.68'
L62	N00°00'00"E	16.25'
L63	N00°00'00"E	48.30'
L64	N89°58'13"E	49.80'
L65	N44°59'07"E	35.36'
L66	N89°58'13"E	69.13'

# VESTING TENTATIVE PARCEL MAP 83693







	25152 Springfield Court Suite 350		REVISIONS			CITY	PLACE - LO
DAVID EVANS	Santa Clarita California 91355-1096 Phone: 661.284.7400	No.	Description	Date	Approved		PROJECT: CI LONG BEA
						DESIGNED BY	PREPARED FOR
And						DRAWN BY	LONG BEACH C 4 BRYANT PARK
OSE J. CRUZ	R.C.E. C80450 DATE					CHECKED BY	NEW YORK, NY C/O OREN HILLI

Drawing Name: P:\WWFPCLONGUUU1\0400CAD\SHEETS\EC\1PM\05_1PM_WFPCLONGUUU1_PK Last Opened: Dec 22, 2022 - 2:11pm by Kcpe		
AD\SHEETS\EC\TPM\U5	W WFPCLUNG	
Drawing Name: P:\W\WFPCLONGUUU1\04UUCAD\SHE Last Opened: Dec 22, 2022 - 2:11pm by Kcpe	GU/M	
<pre>Lrawing Name: P:\W\WFPCLUNGU( Last Opened: Dec 22, 2022 - 2:11pr</pre>	JU1/U4UUCAD/SHE	n by Kcpe
Lrawing Name: P:\V Last Opened: Dec 2	WWFPCLUNGU	22, 2022 - 2:11pr
	Drawing Name: P:W	Last Opened: Dec ]
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ONG BEACH	SCALE:
	SEE PLAN
	DATE:
ACH, CA	12-23-2022
र:	
ENTER LOAN, LLC K, SUITE 200 10018	
EL	SHEET 6 OF 6