



# ASSESSMENT APPEALS BOARD

## CANCELLATION OF TAXES

Date: October 27, 2011

*In reply, refer to CT No(s): 2011-93125*  
Reference Number: 77A-649-8-220

Previous Owner: BLASQUEZ

TO: Assessor, Attn: Mapping Section, QIC 20116

FROM: Joseph Larkin, Clerk of the Board

SUBJECT: Request for Cancellation of Taxes

Enclosed is a request for cancellation of taxes from the following:

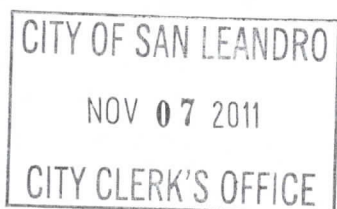
| <u>City or Agency</u> | <u>Recorder's No.</u> | <u>APN or Address</u> | <u>Date of Request</u> |
|-----------------------|-----------------------|-----------------------|------------------------|
| CITY OF SAN LEANDRO   | 2011136935            | 77A-649-8-22          | 10/27/2011             |

This is referred to you for processing.

cc:

CITY OF SAN LEANDRO  
ATTN: MARIAN HANDA  
CIVIC CENTER, 835 E. 14<sup>TH</sup> STREET  
SAN LEANDRO, CA 94577

Pro-rata check YES NO AMOUNT \$ \_\_\_\_\_ Date Rec'd. \_\_\_\_\_ Date Sent to TxColl. \_\_\_\_\_



cc (by email): Tara Peterson /ET  
Kevin chun/ET  
Austine Osakwe/ET  
Sharon Abrahamson/ Meyers Nave



# ASSESSMENT APPEALS BOARD

## CANCELLATION OF TAXES

*In reply, refer to CT No(s):*

**2011-93110**

**Reference Number: 77A-649-8-22**

**Previous Owner:**

**Date: September 27, 2011**

**TO: Assessor, Attn: Mapping Section, QIC 20116**

**FROM: Joseph Larkin, Clerk of the Board**

**SUBJECT: Request for Cancellation of Taxes**

Enclosed is a request for cancellation of taxes from the following:

| <u>City or Agency</u> | <u>Recorder's No.</u> | <u>APN or Address</u> | <u>Date of Request</u> |
|-----------------------|-----------------------|-----------------------|------------------------|
| CITY OF<br>SANLEANDRO | 2011- 136935          | 77A-649-8-22          | 09/27/2011             |

**This is referred to you for processing.**

**cc:**

**CLAUDIA J. GORHAM, ESQ.  
C/O CITY OF SAN LEANDRO  
MEYERS, NAVE, RIBACK, SILVER & WILSON  
555 12TH STREET, SUITE 1500  
OAKLAND, CA 94607**

Pro-rata check YES NO AMOUNT \$ \_\_\_\_\_ Date Rec'd. \_\_\_\_\_ Date Sent to TxColl. \_\_\_\_\_

CITY OF SAN LEANDRO  
OCT 12 2011  
CITY CLERK'S OFFICE

From (by email): Tara Peterson /ET  
cc (by email): Kevin Ohun /ET  
Austin Osakwe /ET

## Chiu, Vivian

---

**From:** Peterson, Tara  
**Sent:** Wednesday, October 12, 2011 3:36 PM  
**To:** Chiu, Vivian; Handa, Marian  
**Subject:** FW: Blasquez  
**Attachments:** scan.pdf

FYI. 2550 Davis Street.

---

**From:** Abrahamson, Sharon [<mailto:sabrahamson@meyersnave.com>]  
**Sent:** Wednesday, October 12, 2011 3:34 PM  
**To:** Peterson, Tara  
**Cc:** Abrahamson, Sharon  
**Subject:** FW: Blasquez

Tara,

This came in the mail last week. Take care.

---

**From:** [sharescan@company.com](mailto:sharescan@company.com) [<mailto:sharescan@company.com>]  
**Sent:** Wednesday, October 12, 2011 3:28 PM  
**To:** Abrahamson, Sharon  
**Subject:**

# ASSESSOR'S MAP 77A

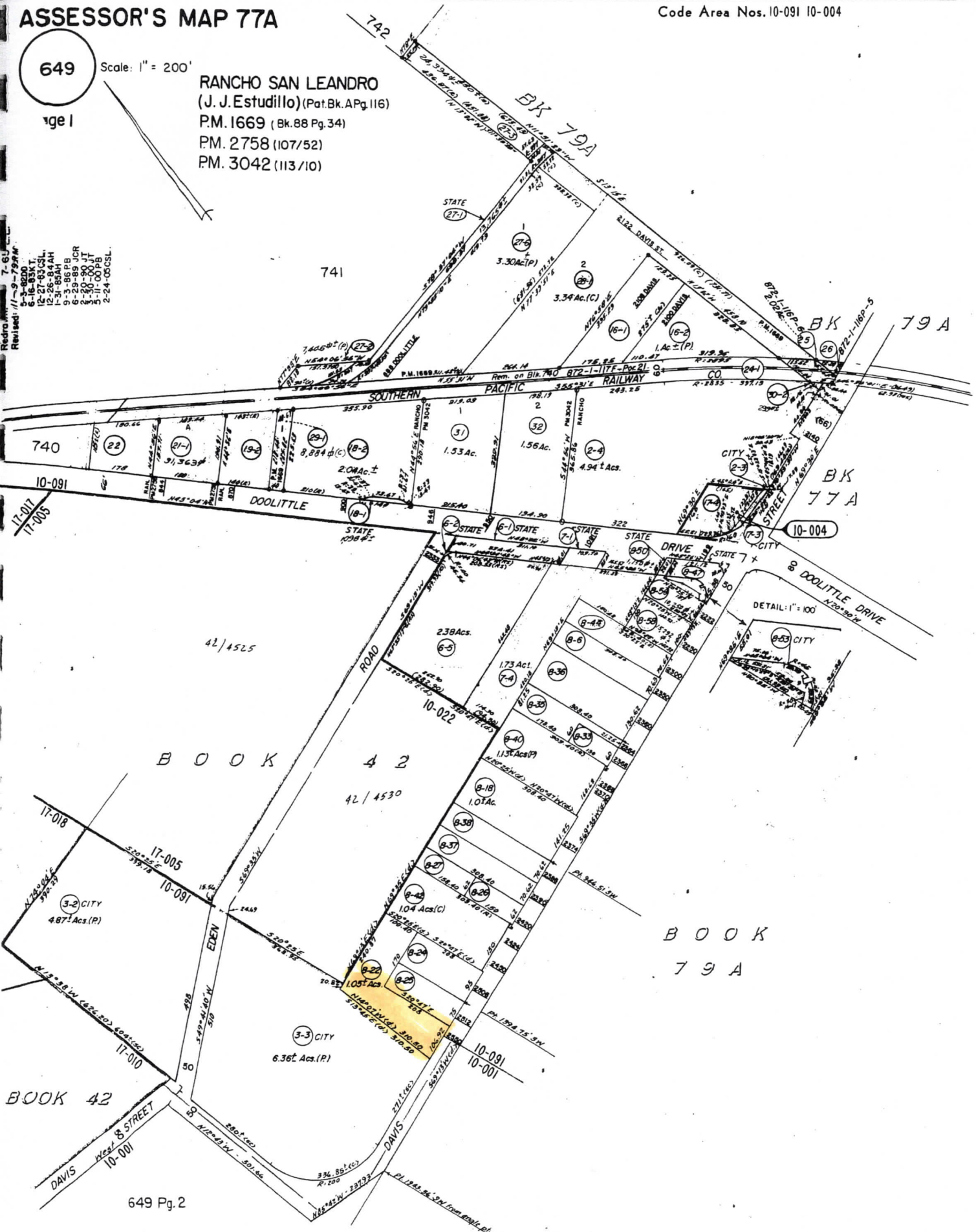
Code Area Nos. 10-091 10-004

649

Scale: 1" = 200'

RANCHO SAN LEANDRO  
(J. J. Estudillo) (Pat. Bk. Apq. 116)  
P.M. 1669 (Bk. 88 Pg. 34)  
P.M. 2758 (107/52)  
P.M. 3042 (113/10)

7-6J  
5-3-8000  
12-26-834SL  
12-26-834SL  
1-31-894M  
9-3-8688 JCR  
6-29-88 JCR  
5-30-90 JT  
5-11-00PB  
2-24-00CSL



RECORDING REQUESTED BY:

CITY OF SAN LEANDRO

WHEN RECORDED MAIL TO:

Claudia J. Gorham, Esq.  
Meyers, Nave, Riback, Silver & Wilson  
555 12<sup>th</sup> Street, Suite 1500  
Oakland, CA 94607

APN: 077A-0649-008-22 (a portion)

No fee required Govt. Code 27383



11 PGS

This Space for Recorder's Use Only

**EXEMPT FROM RECORDING FEES** pursuant to Government Code 27383, which reads: "No fee shall be charged by the recorder for services rendered to the State, to any municipality, county in the State or other political subdivision thereof, except for making a copy of a paper or record."

## FINAL ORDER IN CONDEMNATION – ACTION IN EMINENT DOMAIN

TITLE OF DOCUMENT

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(Govt. Code 27361.6)

OK to Certify  
AP

ENDORSED  
FILED  
ALAMEDA COUNTY

APR 27 2011

1 CLAUDIA J. GORHAM, SBN: 142344  
2 NELI N. PALMA, SBN: 203374  
3 MEYERS, NAVE, RIBACK, SILVER & WILSON  
4 555 12<sup>th</sup> Street, Suite 1500  
5 Oakland, CA 94607  
6 Telephone: (510) 808-2000  
7 Facsimile: (510) 444-1108

CLERK OF THE SUPERIOR COURT  
By LINDNELL WILLIAMS  
Deputy

8 Attorneys for Plaintiff  
9 CITY OF SAN LEANDRO

Exempt from filing fees per Govt. Code §6103

10  
11 IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA  
12  
13 IN AND FOR THE COUNTY OF ALAMEDA

14 CITY OF SAN LEANDRO, a Municipal  
15 corporation,  
16  
17 Plaintiff,

18 v.

19 JOHN BLASQUEZ and DOLORES  
20 BLASQUEZ, TRUSTEES UNDER THE  
21 JOHN AND DOLORES BLASQUEZ  
22 REVOCABLE INTERVIVOS TRUST  
23 DATED MARCH 7, 1984;  
24 JORGE A. MERCADO and JESUS  
25 MARQUEZ dba BERT AND JOHNNIE'S  
26 AUTO PARTS; and  
27 DOES 1-50, inclusive,

28 Defendants

) CASE NO: HG09433947  
) ASSIGNED FOR ALL PURPOSES TO  
) Judge David Hunter  
) Department 520  
)  
) FINAL ORDER IN CONDEMNATION -  
) ACTION IN EMINENT DOMAIN

)  
) APN: 077A-0649-008-22 (a portion)  
)  
) Complaint Filed: February 2, 2009

1 WHEREAS, on February 2, 2009, the City of San Leandro (the "City") filed a  
2 Complaint in Eminent Domain to acquire a portion in and to Assessor's Parcel number  
3 077A-0649-008-22, specifically fee simple title, any and all rights, title and interest, in and  
4 to a portion of the subject property located at 2550 Davis Street, San Leandro, County of  
5 Alameda, California, for the City's Water Pollution Control Plant Expansion Project (the  
6 "Project");  
7

8 IT APPEARING, and the Court finds, that Judgment in Condemnation having been  
9 entered in the above entitled action on November 4, 2010, with the Amended Judgment  
10 having been filed on March 8, 2011, in the office of the Clerk of the Alameda County  
11 Superior Court, State of California; that Judgment having ordered, adjudged and decreed  
12 that Plaintiff City is entitled to take by condemnation the property described therein and  
13 more particularly described in Exhibit "A" and depicted in Exhibit "B," attached hereto and  
14 incorporated herein by this reference, and that plaintiff City has paid to defendants the sum  
15 of money assessed by the Judgment in Condemnation entered herein [\$1,650,000.00 to  
16 defendants JOHN BLASQUEZ and DOLORES BLASQUEZ, TRUSTEES UNDER THE  
17 JOHN AND DOLORES BLASQUEZ REVOCABLE INTERVIVOS TRUST DATED MARCH  
18 7, 1984 (real property owners) (pursuant to the parties Settlement Agreement dated  
19 September 22, 2010), and \$283,695.00 (fair market value of the inventory and furniture,  
20 fixtures and equipment) plus interest due in the amount of \$2,935.19 through October 22,  
21 2010, and per diem interest each day thereafter in the sum of \$4.39 until the date the  
22 balance of judgment is paid into court, and costs as allowed by law, to defendants JORGE  
23 MERCADO, JESUS MARQUEZ AND JESUS PADILLIA DBA BERT AND JOHNNIE'S  
24 AUTO PARTS AND JESUS PADILLA] as full and just compensation for the taking of said  
25 property;  
26  
27  
28

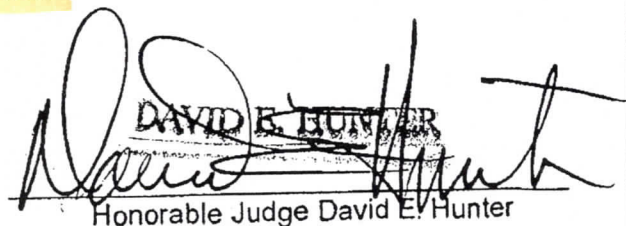
1           THEREFORE, IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the  
2 public interest and necessity require the acquisition of fee title and the aforementioned  
3 easements in the real property as described in Exhibit "A" and depicted in Exhibit "B,"  
4 attached hereto and incorporated herein by reference.

5           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the property and  
6 property interests described in Exhibit "A" and depicted in Exhibit "B," attached hereto and  
7 incorporated herein by reference, be and hereby are condemned to and taken by Plaintiff  
8 City for the following public use, to wit, for construction of the Project.

9           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that upon recordation a  
10 certified copy of this Final Order of Condemnation with the County Recorder of Alameda  
11 County, State of California, the real property and real property interests, as described in  
12 Exhibit "A" and depicted in Exhibit "B," attached hereto, shall vest in Plaintiff City, its  
13 successors, and its assigns, free and clear and discharged of all liens and claims of every  
14 kind whatsoever.

15           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the City's portion of  
16 any taxes to be paid to Alameda County for the fee acquisition is cancelled as of the  
17 effective date of possession on July 9, 2009.  
18  
19

20  
21  
22  
23 Dated: 4-27-2011

24             
25           DAVID E. HUNTER  
26           Honorable Judge David E. Hunter

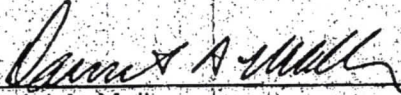
27           [SIGNATURES CONTINUED ON NEXT PAGE]

1 APPROVED AS TO FORM:

2 Dated: 3/25/11

3  
4  
5 **By Fax**

LAW OFFICES OF DANIEL A. MULLER

6 By: 

7 Daniel A. Muller  
8 Attorney for Defendants  
9 Jorge A. Mercado  
10 Jesus Marquez  
11 Jesus Padilla  
12 dba Bert & Johnnie's Auto Parts

13 APPROVED AS TO FORM:

14 Dated: \_\_\_\_\_

15 SCHENONE & PECK

16 By: \_\_\_\_\_

17 Ronald G. Peck  
18 Attorneys for Defendants  
19 John Blasquez and Dolores Blasquez,  
20 Trustees Under the John and Dolores  
21 Blasquez Revocable Intervivos Trust Dated  
22 March 7, 1984

23 136.6036/1543402.1

1 APPROVED AS TO FORM:

2 Dated: \_\_\_\_\_

LAW OFFICES OF DANIEL A. MULLER

4 By: \_\_\_\_\_

Daniel A. Muller  
Attorney for Defendants  
Jorge A. Mercado  
Jesus Marquez  
Jesus Padilla  
dba Bert & Johnnie's Auto Parts

10 APPROVED AS TO FORM:

11 Dated: 3/22/11

SCHENONE & PECK

13 By: \_\_\_\_\_

Ronald G. Peck  
Attorneys for Defendants  
John Blasquez and Dolores Blasquez,  
Trustees Under the John and Dolores  
Blasquez Revocable Intervivos Trust Dated  
March 7, 1984

20 136.6036/1543402.1

**EXHIBIT A**

CITY OF SAN LEANDRO

N13°43'42"W 310.50'

P.O.B.

S69°36'18"W 106.92'

JOHN & DOLORES  
BLASQUEZ  
1996-20017

13.18'

S20°23'42"E 208.00'

KENNETH BARTLETT  
2005-197054

S69°36'18"W

156.82'

PAULETTE Klier &  
GREGORY STOCKING  
2004-485741



BERT ZEITZ

N69°36'18"E

240.87'(T)

160.04'

80.83'  
S20°24'43"E  
10.38'

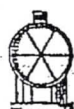
S22°26'23"E 90.08'

JOHN & DOLORES  
BLASQUEZ  
1996-20017

S20°23'42"E 100.40'

JOSE A. & POLLY P.  
MENDES FAMILY  
LIMITED PARTNERSHIP

DAVIS STREET



BELLECCI & ASSOCIATES, INC.

CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING

2290 DIAMOND BLVD, SUITE 100, CONCORD, CA 94520  
PHONE: (925) 685-4569 FAX: (925) 685-4838

DATE: 09/20/07

PROJECT NO.: SL139

SCALE: 1"=40'

SHEET 1 OF 1

EXHIBIT B

K:\PROJECTS\SAN LEANDRO\SL139\DWG\SL139PLAT.DWG

City of San Leandro  
Civic Center, 835 E. 14th Street  
San Leandro, California 94577



July 12, 2011

The Honorable Board of Supervisors  
County of Alameda  
1221 Oak Street  
Oakland, CA 94612

**RE: Cancellation of Taxes**

Dear Board of Supervisors:

The City of San Leandro has acquired fee title to the real property described in the attached legal description and all improvements thereon.

Title was taken by Final Order of Condemnation (Superior Court of California, County of Alameda, Case No. HG09433947), recorded in the Official Records of the County of Alameda under the County Recorder's **Instrument No. 2011136935** on **May 4, 2011**, from **John Blasquez and Dolores Blasquez, Trustees under the John and Dolores Blasquez Revocable Intervivos Trust dated March 7, 1984; and Jorge Mercado, Jesus Marquez and Jesus Padillia dba Bert and Johnnie's Auto Parts**, the real property situated in the City of San Leandro, County of Alameda, State of California as described in **Exhibit A** of the Final Order of Condemnation and commonly known as:

**A portion of 2550 Davis Street, San Leandro, California, APN 077A-0649-008-22**

Two (2) copies of the recorded Final Order of Condemnation are enclosed.

We respectfully request that the Board cancel taxes on the above property. Upon your approval, we would appreciate receiving a certified copy of the adopting resolution.

Sincerely,

Marian Handa  
City Clerk

Phone: (510) 577-3367 | Fax: (510) 577-3340 | Email: [mhanda@sanleandro.org](mailto:mhanda@sanleandro.org)

Enclosures

cc: Kevin Chun, Engineering and Transportation  
Tara Peterson, Engineering and Transportation

Stephen H. Cassidy, Mayor

City Council:

Pauline Russo Cutter  
Ursula Reed

Michael J. Gregory  
Diana M. Souza

Jim Prola  
Joyce R. Starosciak



RECORDING REQUESTED BY:

CITY OF SAN LEANDRO

WHEN RECORDED MAIL TO:

Claudia J. Gorham, Esq.  
Meyers, Nave, Riback, Silver & Wilson  
555 12<sup>th</sup> Street, Suite 1500  
Oakland, CA 94607

APN: 077A-0649-008-22 (a portion)

No fee required Govt. Code 27383



11 PGS

This Space for Recorder's Use Only

**EXEMPT FROM RECORDING FEES** pursuant to Government Code 27383, which reads: "No fee shall be charged by the recorder for services rendered to the State, to any municipality, county in the State or other political subdivision thereof, except for making a copy of a paper or record."

## FINAL ORDER IN CONDEMNATION – ACTION IN EMINENT DOMAIN

---

TITLE OF DOCUMENT

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(Govt. Code 27361.6)

OK to Certify  
SP

ENDORSED  
FILED  
ALAMEDA COUNTY

APR 27 2011

CLERK OF THE SUPERIOR COURT  
By LINDNELL WILLIAMS

Deputy

1 CLAUDIA J. GORHAM, SBN: 142344  
2 NELI N. PALMA, SBN: 203374  
3 MEYERS, NAVE, RIBACK, SILVER & WILSON  
4 555 12<sup>th</sup> Street, Suite 1500  
5 Oakland, CA 94607  
6 Telephone: (510) 808-2000  
7 Facsimile: (510) 444-1108

8 Attorneys for Plaintiff  
9 CITY OF SAN LEANDRO

Exempt from filing fees per Govt. Code §6103

10  
11 IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA  
12  
13 IN AND FOR THE COUNTY OF ALAMEDA

14 CITY OF SAN LEANDRO, a Municipal  
15 corporation,  
16  
17 Plaintiff,

18 v.

19 JOHN BLASQUEZ and DOLORES  
20 BLASQUEZ, TRUSTEES UNDER THE  
21 JOHN AND DOLORES BLASQUEZ  
22 REVOCABLE INTERVIVOS TRUST  
23 DATED MARCH 7, 1984;  
24 JORGE A. MERCADO and JESUS  
25 MARQUEZ dba BERT AND JOHNNIE'S  
26 AUTO PARTS; and  
27 DOES 1-50, inclusive,

28 Defendants

) CASE NO: HG09433947  
) ASSIGNED FOR ALL PURPOSES TO  
) Judge David Hunter  
) Department 520

) FINAL ORDER IN CONDEMNATION -  
) ACTION IN EMINENT DOMAIN

APN: 077A-0649-008-22 (a portion)

Complaint Filed: February 2, 2009

1 WHEREAS, on February 2, 2009, the City of San Leandro (the "City") filed a  
2 Complaint in Eminent Domain to acquire a portion in and to Assessor's Parcel number  
3 077A-0649-008-22, specifically fee simple title, any and all rights, title and interest, in and  
4 to a portion of the subject property located at 2550 Davis Street, San Leandro, County of  
5 Alameda, California, for the City's Water Pollution Control Plant Expansion Project (the  
6 "Project");  
7

8 IT APPEARING, and the Court finds, that Judgment in Condemnation having been  
9 entered in the above entitled action on November 4, 2010, with the Amended Judgment  
10 having been filed on March 8, 2011, in the office of the Clerk of the Alameda County  
11 Superior Court, State of California; that Judgment having ordered, adjudged and decreed  
12 that Plaintiff City is entitled to take by condemnation the property described therein and  
13 more particularly described in Exhibit "A" and depicted in Exhibit "B," attached hereto and  
14 incorporated herein by this reference, and that plaintiff City has paid to defendants the sum  
15 of money assessed by the Judgment in Condemnation entered herein [\$1,650,000.00 to  
16 defendants JOHN BLASQUEZ and DOLORES BLASQUEZ, TRUSTEES UNDER THE  
17 JOHN AND DOLORES BLASQUEZ REVOCABLE INTERVIVOS TRUST DATED MARCH  
18 7, 1984 (real property owners) (pursuant to the parties Settlement Agreement dated  
19 September 22, 2010), and \$283,695.00 (fair market value of the inventory and furniture,  
20 fixtures and equipment) plus interest due in the amount of \$2,935.19 through October 22,  
21 2010, and per diem interest each day thereafter in the sum of \$4.39 until the date the  
22 balance of judgment is paid into court, and costs as allowed by law, to defendants JORGE  
23 MERCADO, JESUS MARQUEZ AND JESUS PADILLIA DBA BERT AND JOHNNIE'S  
24 AUTO PARTS AND JESUS PADILLA] as full and just compensation for the taking of said  
25 property;  
26  
27  
28

1           THEREFORE, IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the  
2 public interest and necessity require the acquisition of fee title and the aforementioned  
3 easements in the real property as described in Exhibit "A" and depicted in Exhibit "B,"  
4 attached hereto and incorporated herein by reference.

5           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the property and  
6 property interests described in Exhibit "A" and depicted in Exhibit "B," attached hereto and  
7 incorporated herein by reference, be and hereby are condemned to and taken by Plaintiff  
8 City for the following public use, to wit, for construction of the Project.

9           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that upon recordation a  
10 certified copy of this Final Order of Condemnation with the County Recorder of Alameda  
11 County, State of California, the real property and real property interests, as described in  
12 Exhibit "A" and depicted in Exhibit "B," attached hereto, shall vest in Plaintiff City, its  
13 successors, and its assigns, free and clear and discharged of all liens and claims of every  
14 kind whatsoever.  
15

16           IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the City's portion of  
17 any taxes to be paid to Alameda County for the fee acquisition is cancelled as of the  
18 effective date of possession on July 9, 2009.  
19

20  
21  
22  
23 Dated: 4-27-2011

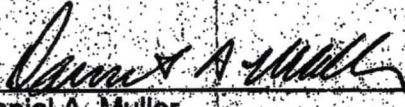
24             
25           DAVID E. HUNTER  
26           Honorable Judge David E. Hunter

27           [SIGNATURES CONTINUED ON NEXT PAGE]  
28

1 APPROVED AS TO FORM:

2 Dated: 3/25/11

LAW OFFICES OF DANIEL A. MULLER

3  
4 By: 

Daniel A. Muller  
Attorney for Defendants  
Jorge A. Mercado  
Jesus Marquez  
Jesus Padilla  
dba Bert & Johnnie's Auto Parts

5 **By Fax**

6  
7  
8  
9  
10 APPROVED AS TO FORM:

11 Dated: \_\_\_\_\_

12 SCHENONE & PECK

13  
14 By: \_\_\_\_\_

Ronald G. Peck  
Attorneys for Defendants  
John Blasquez and Dolores Blasquez,  
Trustees Under the John and Dolores  
Blasquez Revocable Intervivos Trust Dated  
March 7, 1984

15  
16  
17  
18  
19  
20 136.6038/1543402.1

1 APPROVED AS TO FORM:

2 Dated: \_\_\_\_\_

LAW OFFICES OF DANIEL A. MULLER

4 By: \_\_\_\_\_

5 Daniel A. Muller  
6 Attorney for Defendants  
7 Jorge A. Mercado  
8 Jesus Marquez  
9 Jesus Padilla  
10 dba Bert & Johnnie's Auto Parts

10 APPROVED AS TO FORM:

11 Dated: 3/22/11

SCHENONE & PECK

12  
13  
14 By: \_\_\_\_\_

15 Ronald G. Peck  
16 Attorneys for Defendants  
17 John Blasquez and Dolores Blasquez,  
18 Trustees Under the John and Dolores  
19 Blasquez Revocable Intervivos Trust Dated  
20 March 7, 1984

21 136.6036/1543402.1

**EXHIBIT A**

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

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

Being a portion of that certain parcel of land described in a deed to John Blasquez and Dolores Blasquez, trustees under the John and Dolores Blasquez Revocable Intervivos Trust recorded January 29, 1996, under series number 1996-96020017, more particularly described as follows:

Beginning at the most southerly corner of said *Blasquez Parcel*; thence from said Point of Beginning North  $13^{\circ}43'42''$  West 310.50 feet along said southwesterly line to the most westerly corner of said *Blasquez Parcel*; thence North  $69^{\circ}36'18''$  East 80.83 feet along the northerly line of said *Blasquez Parcel*; thence leaving said northerly line of said *Blasquez Parcel* South  $20^{\circ}24'43''$  East 10.38 feet; thence South  $22^{\circ}26'23''$  East 90.08 feet to a point on the exterior boundary of said *Blasquez Parcel*; thence along said exterior boundary South  $69^{\circ}36'18''$  West 13.18 feet; thence South  $20^{\circ}23'42''$  East 208.00 feet along said exterior boundary to the most easterly corner of said *Blasquez Parcel*; thence South  $69^{\circ}36'18''$  West 106.92 feet along the southeast line of said *Blasquez Parcel* to the Point of Beginning.

Containing an area of 0.66 acres, more or less.

Attached hereto is a plat labeled "Exhibit B" hereby referred to and made a part hereof.



CITY OF SAN LEANDRO

N13°43'42"W 310.50'

BERT ZEITZ

N69°36'18"E

240.87'(T)  
160.04'

JOHN & DOLORES  
BLASQUEZ  
1996-20018

80.83'  
S20°24'43"E  
10.38'

S22°26'23"E 90.08'

JOHN & DOLORES  
BLASQUEZ  
1996-20017

S20°23'42"E 100.40'

13.18'

156.82'

S69°36'18"W

170.00'(T)

JOHN & DOLORES  
BLASQUEZ  
1996-20017

KENNETH BARTLETT  
2005-197054

PAULETTE Klier &  
GREGORY STOCKING  
2004-485741

S20°23'42"E 208.00'

P.O.B.

S69°36'18"W 106.92'

DAVIS STREET

JOSE A. & POLLY P.  
MENDES FAMILY  
LIMITED PARTNERSHIP



K:\PROJECTS\SL139\DWG\SL139PLAT.DWG



BELLECCI & ASSOCIATES, INC.

CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING

2290 DIAMOND BLVD, SUITE 100, CONCORD, CA 94520  
PHONE: (925) 685-4569 FAX: (925) 685-4838

DATE: 09/20/07

PROJECT NO.: SL139

SCALE: 1"=40'

SHEET 1 OF 1

EXHIBIT B

Hasler

FIRST CLASS MAIL

US POSTAGE

\$01.28<sup>0</sup>



ZIP 94607  
011D11610908

MEYERS NAVE  
RIBACK SILVER & WILSON  
RECEIVED

Meyers Nave Riback Silver & Wilson  
Attn: Sharon  
555 12th Street, Suite 1500  
Oakland, CA 94607

## Chiu, Vivian

---

**From:** Chun, Kevin  
**Sent:** Tuesday, July 12, 2011 2:37 PM  
**To:** Peterson, Tara; Chiu, Vivian  
**Cc:** Osakwe, Austine; Joseph, Ken; Handa, Marian; 'Dawn Cabral'  
**Subject:** RE: San Leandro Parcel Map  
**Attachments:** temp.pdf; recorded Final Order-Blasquez.pdf

Vivian,

I confirmed with old republic title that the taxes are only for the parcel specified in the attachment "temp".

Im also including in this email the pdf copy of the deed that was recorded with the county for 2550 Davis st.

Tara,

City Clerk is requesting original of deed for City records. Can you request the original be sent to City Clerk?

Regards,  
Kevin

---

**From:** Chun, Kevin  
**Sent:** Tuesday, July 12, 2011 1:36 PM  
**To:** Handa, Marian  
**Cc:** Osakwe, Austine; Joseph, Ken; Chiu, Vivian  
**Subject:** FW: San Leandro Parcel Map

Marian,

Ive been instructed to ask your office for a "tax exempt" letter for parcel map 10036. The parcel map was approved by council on 6/20/11.

If you have any questions, please give me a call at x3412.

Regards,  
Kevin

---

**From:** Peterson, Tara  
**Sent:** Tuesday, July 12, 2011 1:02 PM  
**To:** Chun, Kevin  
**Subject:** Re: San Leandro Parcel Map

I am out this week, please ask the City Clerk to prepare a letter as needed.

Thanks

On Jul 12, 2011, at 10:45 AM, "Chun, Kevin" <[kchun@ci.san-leandro.ca.us](mailto:kchun@ci.san-leandro.ca.us)> wrote:

Tara,

Please advise on option 1 ... If we move forward with option 2 ... is the timeframe for getting a letter to the county?

Kevin

---

**From:** Dawn Cabral [mailto:DCabral@ortc.com]  
**Sent:** Tuesday, July 12, 2011 10:42 AM  
**To:** Chun, Kevin  
**Subject:** RE: San Leandro Parcel Map

Kevin,

Attached is a copy of the tax letter showing estimated 2011-2012 property taxes in the amount of \$1,936.00. The explanation from the tax office for estimated taxes follows:

"The assessor's office put \$103,725 as the assessed value on the property which gave me \$1,936.00 as the estimated taxes for 2011/12. Per assessor, the APN was purchased by the City on 05/4/11 - after the lien date of Jan 1 - which is the reason why there is still a taxable value. But since they are exempt, they can write a letter to the Clerk of the Board of Supervisors to have an exempt or zero tax bill for the 2011/12 fiscal year which will come out in October."

The two options for recording the map are:

1. Send me a cashier's check payable to the Alameda Tax Office, in the amount of \$1,936.00, or
2. Send a letter to the county clerk requesting an exemption for 2011-2012. The tax office won't issue a zero tax letter without an exemption letter from the county clerk. The map recording will be delayed until then.

Dawn Cabral

Old Republic Title Company

Subdivision Map Processing

1000 Burnett Avenue, Suite 400

Concord, CA 94520

Phone 925-687-7880

Fax 925-687-4836

-----Original Message-----

**From:** [kchun@ci.san-leandro.ca.us](mailto:kchun@ci.san-leandro.ca.us) [mailto:kchun@ci.san-leandro.ca.us]

**Sent:** Wednesday, July 06, 2011 2:15 PM

**To:** Dawn Cabral

**Subject:** RE: San Leandro Parcel Map

Dawn,

What is your estimate date for getting the recorded map back to the City?

Thanks,

Kevin

---

**From:** Chun, Kevin

**Sent:** Monday, June 27, 2011 8:46 AM

**To:** 'Dawn Cabral'

**Cc:** Peterson, Tara; Osakwe, Austine

**Subject:** FW: San Leandro Parcel Map

Dawn,

Parcel Map 10036 is ready for pick up to record at County. Ill leave it at the Engineering front desk.

Kevin

---

**From:** Peterson, Tara

**Sent:** Friday, June 24, 2011 8:39 AM

**To:** 'Dawn Cabral'; Chun, Kevin

**Subject:** RE: Updated Prelim San Leandro

Here you go.

---

**From:** Dawn Cabral [mailto:DCabral@ortc.com]  
**Sent:** Tuesday, June 21, 2011 10:22 AM  
**To:** Peterson, Tara; Chun, Kevin  
**Subject:** RE: Updated Prelim San Leandro

I would've asked too! A scanned copy is fine.

-----Original Message-----

**From:** TPeterson@ci.san-leandro.ca.us [mailto:TPeterson@ci.san-leandro.ca.us]  
**Sent:** Tuesday, June 21, 2011 10:17 AM  
**To:** Dawn Cabral; kchun@ci.san-leandro.ca.us  
**Subject:** RE: Updated Prelim San Leandro

Didn't think it would hurt to ask. ☺

The form is completed, but needs to be signed by the City Manager. As soon as it is signed, I will let you know. Will a scanned copy do, or do you need the original?

Tara

---

**From:** Dawn Cabral [mailto:DCabral@ortc.com]  
**Sent:** Tuesday, June 21, 2011 10:15 AM  
**To:** Peterson, Tara; Chun, Kevin  
**Subject:** RE: Updated Prelim San Leandro

Unfortunately, tax exempt or not, a tax letter is needed. The tax office won't prepare the tax letter without the request and the county clerk of the board will not sign the map unless they have a tax letter from the tax office.

-----Original Message-----

**From:** TPeterson@ci.san-leandro.ca.us [mailto:TPeterson@ci.san-leandro.ca.us]  
**Sent:** Tuesday, June 21, 2011 10:00 AM  
**To:** Dawn Cabral; kchun@ci.san-leandro.ca.us  
**Subject:** RE: Updated Prelim San Leandro

Dawn, since we are a tax exempt municipal corporation, do we need to complete this form?

---

**From:** Dawn Cabral [mailto:DCabral@ortc.com]  
**Sent:** Tuesday, June 21, 2011 9:51 AM  
**To:** Chun, Kevin  
**Cc:** Peterson, Tara  
**Subject:** RE: Updated Prelim San Leandro

Attached is the request for tax estimate

-----Original Message-----

**From:** Dawn Cabral  
**Sent:** Tuesday, June 21, 2011 9:41 AM  
**To:** 'kchun@ci.san-leandro.ca.us'  
**Cc:** [TPeterson@ci.san-leandro.ca.us](mailto:TPeterson@ci.san-leandro.ca.us)  
**Subject:** RE: Updated Prelim San Leandro

Kevin,

Sorry I didn't get back to you sooner, I was out last week too. A tax letter is needed. Please complete the attached request for tax estimate and return it to me for submittal to the tax office. For other city maps I've processed the tax office showed -0- tax due on the tax letter, which can take a couple of weeks to process.

Has the parcel map been signed? The map references a final order of condemnation to be recorded. Is that recording concurrent with the map or is the city recording it prior to? Can you send me a copy?

The parcel map abandons a portion of Davis Street, but not Eden Road, which per the assessor's map runs between APN's 77A-649-3-2 and 3-3.

**Dawn Cabral**  
Subdivision Map Processing  
1000 Burnett Avenue, Suite 400  
Concord, CA 94520  
O: (925) 687-7880  
F: (925) 687-4836

<image001.jpg>

The information contained in this message is proprietary and/or confidential. If you are not the intended recipient, please: (i) delete the message and all copies; (ii) do not disclose, distribute or use the message in any manner; and (iii) notify the sender immediately. In addition, please be aware that any message addressed to our domain is subject to archiving and review by persons other than the intended recipient. Thank you.

-----Original Message-----

**From:** [kchun@ci.san-leandro.ca.us](mailto:kchun@ci.san-leandro.ca.us) [mailto:kchun@ci.san-leandro.ca.us]

**Sent:** Monday, June 13, 2011 8:42 AM

**To:** Dawn Cabral

**Cc:** [TPeterson@ci.san-leandro.ca.us](mailto:TPeterson@ci.san-leandro.ca.us)

**Subject:** FW: Updated Prelim San Leandro

Dawn,

Here is the updated prelim report for parcel map 10036.

What is the next step? Does the City send over the parcel map to you for recording with County and tax letter?

Kevin

---

**From:** Julie Massey [mailto:JMassey@ortc.com]

**Sent:** Monday, June 13, 2011 8:38 AM

**To:** Chun, Kevin

**Subject:** Updated Prelim

<temp.pdf>



**Alameda County  
Office of the Treasurer  
and Tax Collector**

Donald R. White  
Treasurer-Tax Collector

Brenda L. Guess, Chief Deputy  
Teresita M. Lauigan, Assistant Treasurer

TO: **CRYSTAL K. HISHIDA**  
Clerk of the Board of Supervisors  
Of the County of Alameda  
State of California

I, Donald R. White, Tax Collector of the County of Alameda, State of California, DO HEREBY CERTIFY that there are no liens against the real property covered by that certain subdivision entitled TRACT MAP \_\_\_\_\_ or PARCEL MAP **10036** for unpaid taxes or special assessment collected as taxes except for the following which are not yet payable:

|                                                         |             |
|---------------------------------------------------------|-------------|
| 1) ESTIMATED TAXES FOR THE FISCAL YEAR <b>2011-2012</b> | \$ 1,936.00 |
| 2) ESTIMATED SUPPLEMENTAL ASSESSMENTS.....              | - 0 -       |
| 3) ESTIMATED ESCAPED ASSESSMENTS.....                   | - 0 -       |
| TOTAL ESTIMATE FOR WHICH SECURITY DEPOSIT IS REQUIRED   | \$ 1,936.00 |

IN WITNESS WHEREOF, I have hereunto set my hand this 11<sup>th</sup> day of  
July, 2011.

DONALD R. WHITE  
Tax Collector of Alameda County

By: C. Garcia  
Deputy  
(Original document must bear  
Treasurer's Seal)

Current Parcel No.:

**77A-649-8-22**

*2550 Davis St*

*Owner: John + Dolores Blasquez*

Former Parcel No.:

Same

This certificate is valid through October 9, 2011.

Submitted by: Old Republic Title Company