PARCEL #7
DD 21748-01-01

MINIMUM BID: $205,000

REGISTRATION FEE: $7,500
REQUIRED DEPOSIT: 10% OF THE WINNING BID TO BE RECEIVED BYJUNE 27, 2007

DESCRIPTION:

LOCATION:	4454 40th Street, San Diego, 92105
SIZE:	6,250 SF
SHAPE:	Rectangular
TOPOGRAPHY:	Level
ZONING:	Residential
UTILITES:	All available
ACCESS:	40TH Street
IMPROVEMENTS:	N/A
FINANCING:	None
CONTACT AGENT:	Rachael Mello rachael_mello@dot.ca.gov or (619) 688-3179

State makes no warranty as to existing or future zoning or availability of utilities. Prospective bidders should confer with local planning officials to determine feasibility of any intended use of the property.

LIMITATIONS AND INSPECTION

The sales of these properties are subject to all maters of public record and any easements, claims of easements or reservations not of record.

The Department of Transportation does not assume any liability for any possible encumbrances on these properties. Such information as the Department of Transportation may have on this subject will be furnished upon request.

The State of California reserves the right to reject any and all offers and/or accepts any offer deemed to be in the best interest of the State. Prospective bidders should consult local title companies if more complete information regarding the title of the property is required.

Interested parties may, upon request, inspect the property and conduct core and soil samples.

MONROE
40TH
MONROE
Assessors parcel lines are approximate and are for reference only
15
DD21748-01-01
39TH
ALLEY
CENTRAL
ALLEY
N
MEADE
NO SCALE
This is not a Survey Product. Portions of this Map contain geographic information copyrighted by SanGIS. All rights reserved. Imagery is from AirPhoto USA, acquisition date 2006.

NUMBER
DD 21748-01-01

EXHIBIT "A"

All that certain real property situated, lying, and being in the City of San Diego, County of San Diego, State of California, described as:

LOTS 37 and 38 in Block 65 of W.P. Herbert's Subdivision, according to Map thereof No. 1108 filed in the office of the County Recorder of San Diego County on January 8, 1908 as conveyed to the State of California in deed recorded on June 28, 1974 as File/Page No. 74-173210 in the office of said County Recorder.

Containing 6250 square feet, more or less.

There shall be no abutter's rights, including rights of access appurtenant to the above described real property in and to the adjacent State Highway.

The bearings and distances used in the above description are on the California Coordinate System of 1927, Zone 6. Multiply all distances by 1.000009 to obtain ground level distances.

This real property description has been prepared by me, or under my direction, in conformance with the Professional Land Surveyors' Act.

Signature Simon D. Hubble

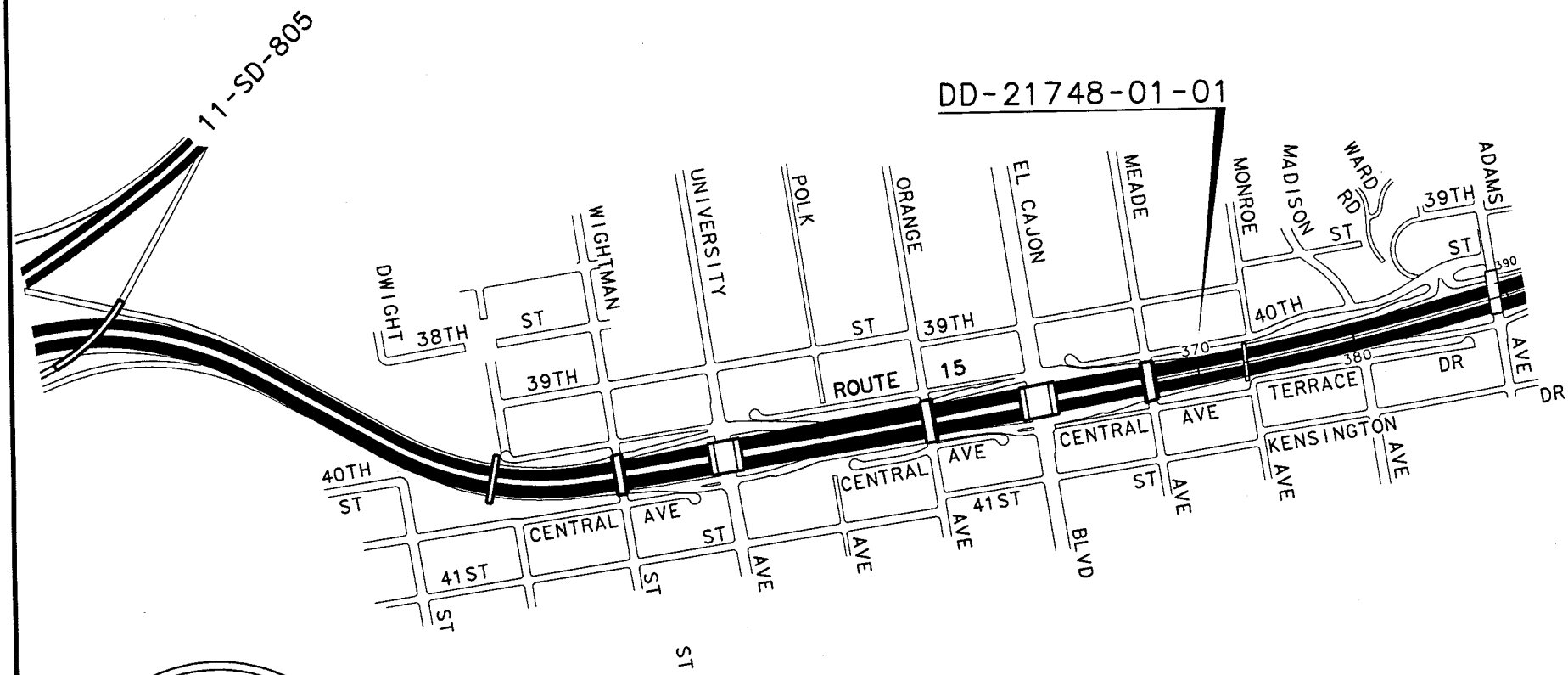
Date May 13, 2004

AU: RC
CK: FW

LICENSED LAND SURVEYOR
SIMON D. HUBBLE
No. LS 6801
Exp. 09-30-2004
STATE OF CALIFORNIA

EXHIBIT "B"

CITY OF SAN DIEGO



This map has been prepared by me, or under my direction, in conformance with the Professional Land Surveyors' Act.

Signature

Date Dec. 13, 2006

LICENSED LAND SURVEYOR
SIMON D. HUBBLE
No. LS 6801
Exp. 09-30-2008
STATE OF CALIFORNIA

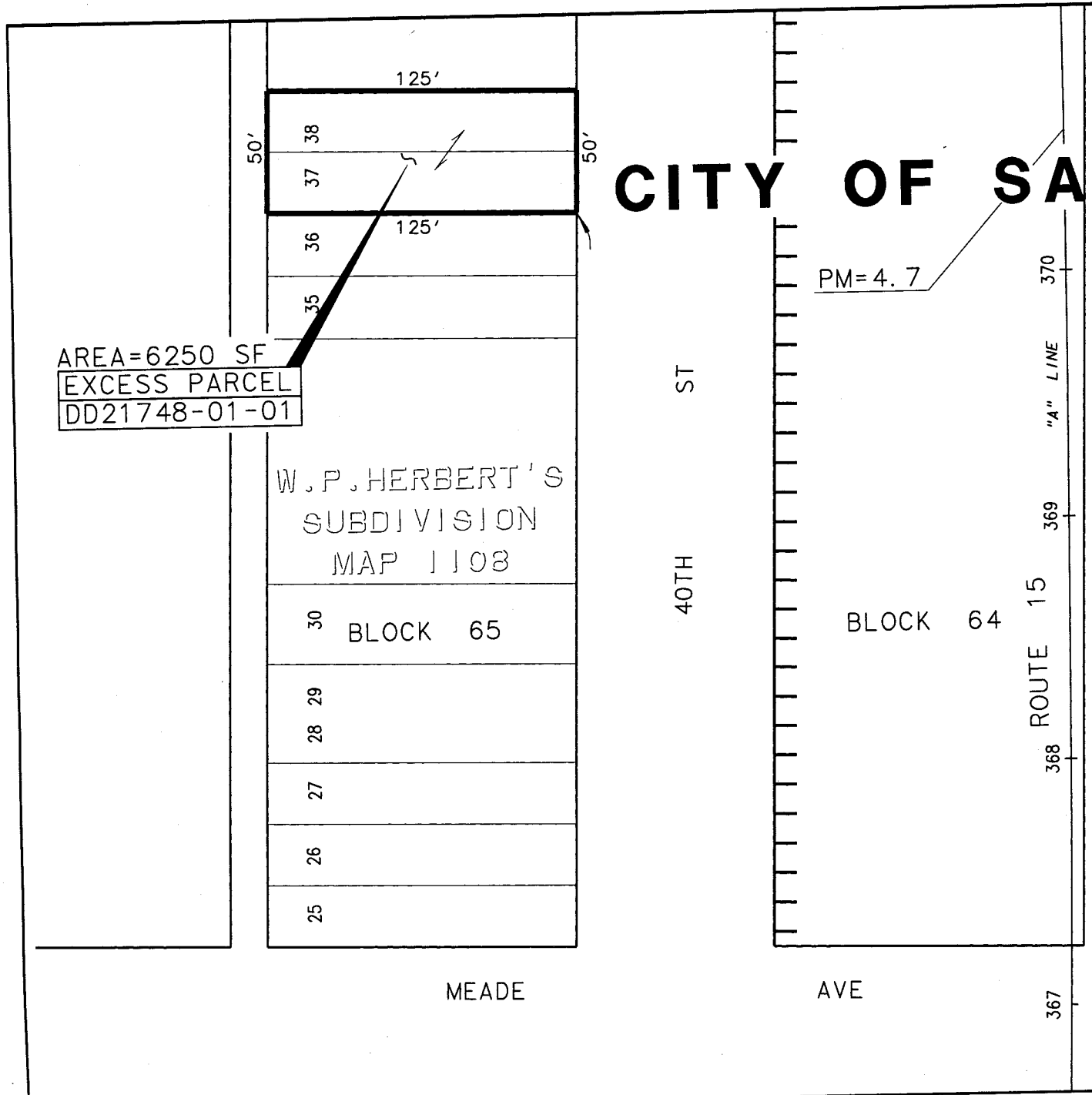
STATE OF CALIFORNIA
BUSINESS & TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD21748-01-01

RIGHT OF WAY MAP NO.		Por. 55520K	
COUNTY	ROUTE	POST MILES	SCALE
SD	15	5.3	NONE
			SHEET 1 OF 2

EXHIBIT "B"

CITY OF SAN DIEGO



STATE OF CALIFORNIA
BUSINESS & TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD21748-01-01

RIGHT OF WAY MAP NO.		Por. 55523, 55524	
COUNTY	ROUTE	POST MILES	SCALE
SD	15	4.7	NONE
			SHEET 2 OF 2