

## **PROPERTY INFORMATION SUMMARY**

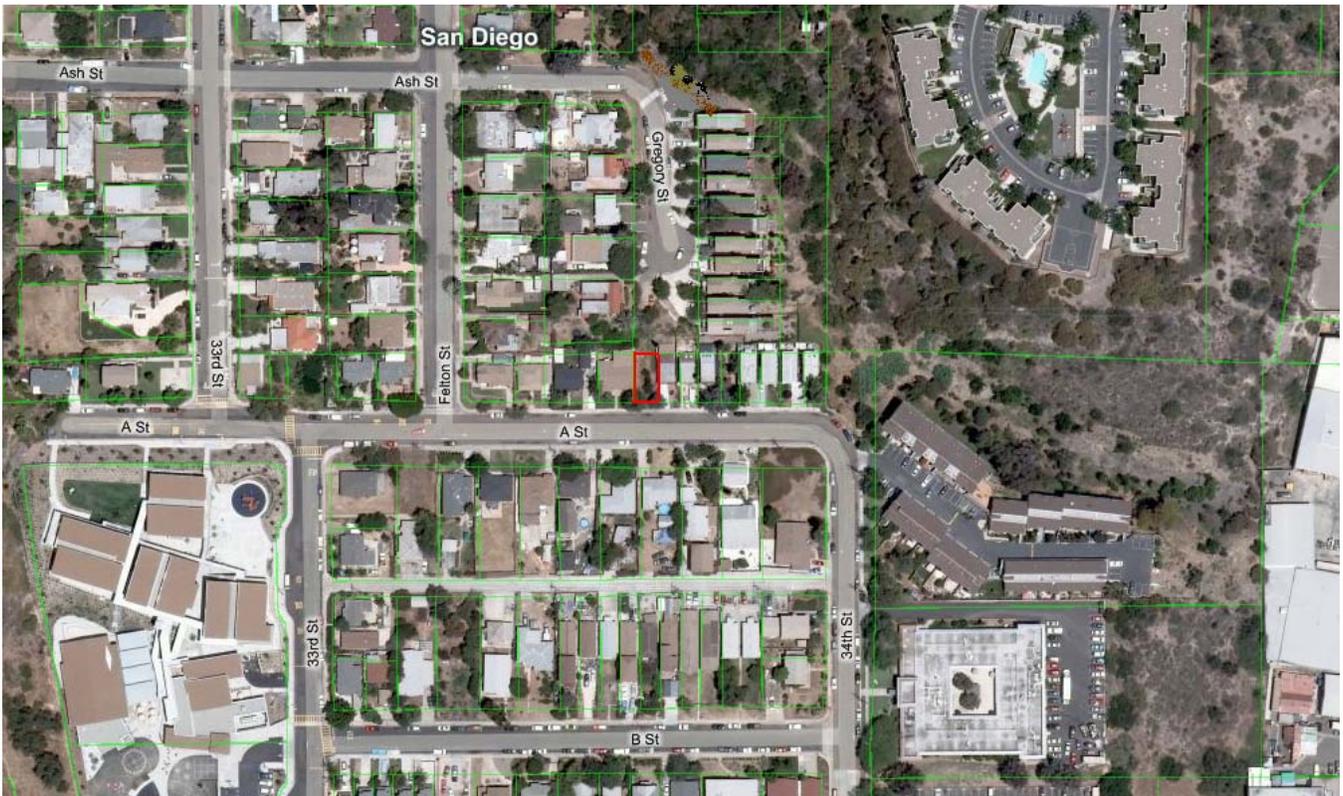
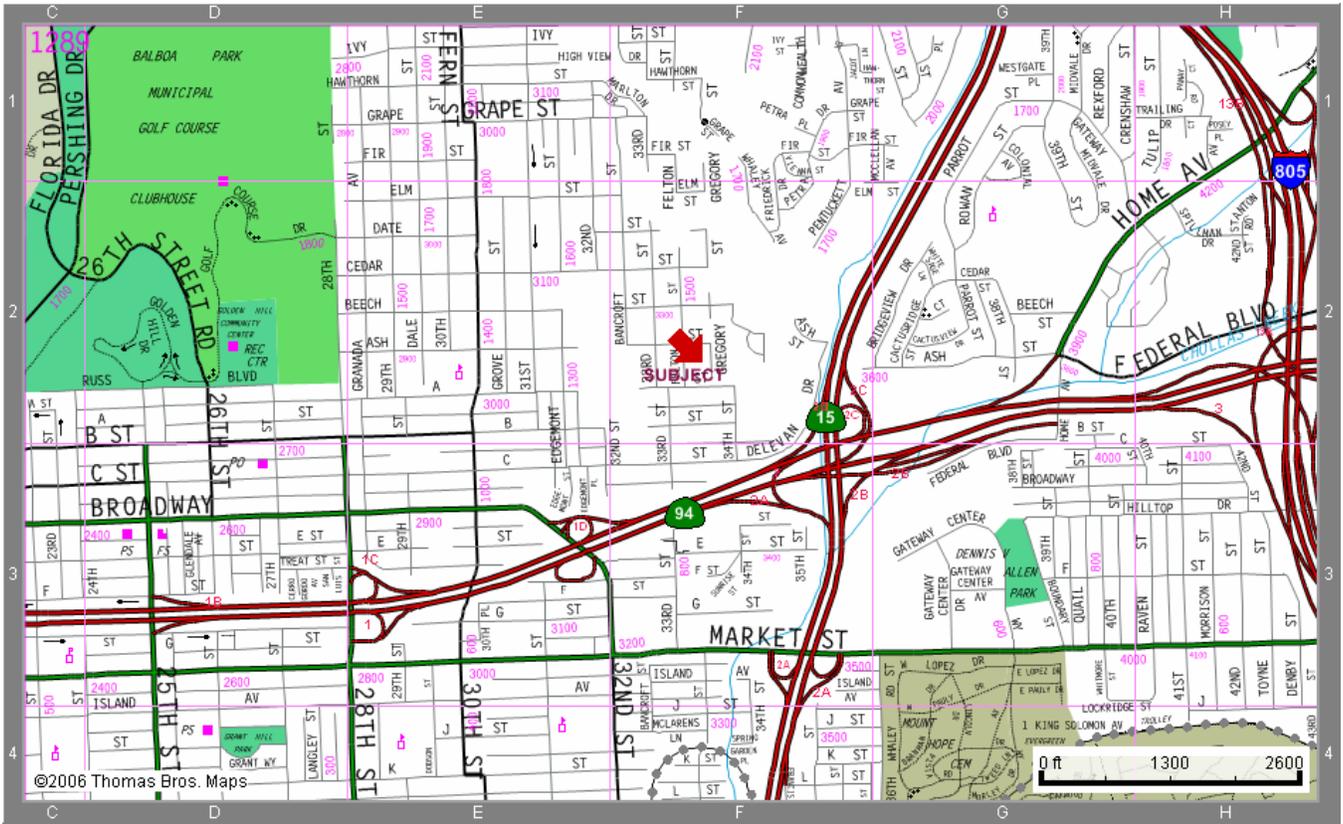
### **A Street @ Gregory Site 320**

- 1. Location of Property: "A" Street at Gregory in Golden Hill**
- 2. Legal Description: Choates Addition, Block 150, Fractional Lot 40**
- 3. Council District: 3**
- 4. Assessors Parcel Number: 540-590-07**
- 5. Thomas Bros Map: 1269-F2**
- 6. Size of Parcel: 0.36 acre, 1,571 sq ft (city records) / 0.04 ac, 1,573 sq ft (Assessor)**
- 7. Improvements: None**
- 8. Community Plan / Designation: Golden Hill / Low Density Residential (1-9 DU/AC)**
- 9. Zoning/Allowed uses: RS-1-7 / Single-Family Residential requiring minimum 5,000-square-foot lots.**
- 10. Date of acquisition: 7/12/1954; sold in 1980 and repossessed via a deed in lieu of foreclosure on 1/21/1986**
- 11. Acquisition Purpose: Public Purposes – County Tax Deed**
- 12. Price at acquisition: \$23.55 (original 1954 price)**
- 13. Origin of funds at acquisition: Capital Outlay Fund**
- 14. Appraised and Date of Value:**
- 15. Distribution of Proceeds: Capital Outlay Fund**
- 16. Reason for Sale: In excess of city needs.**
- 17. Comments: Site was designated for sale on 4/27/92. Lot was subdivided prior to existing zoning lot size restrictions, thus grandfathered in as a legal lot,**
- 18. Property file: R575-1**

#### **DUE DILIGENCE**

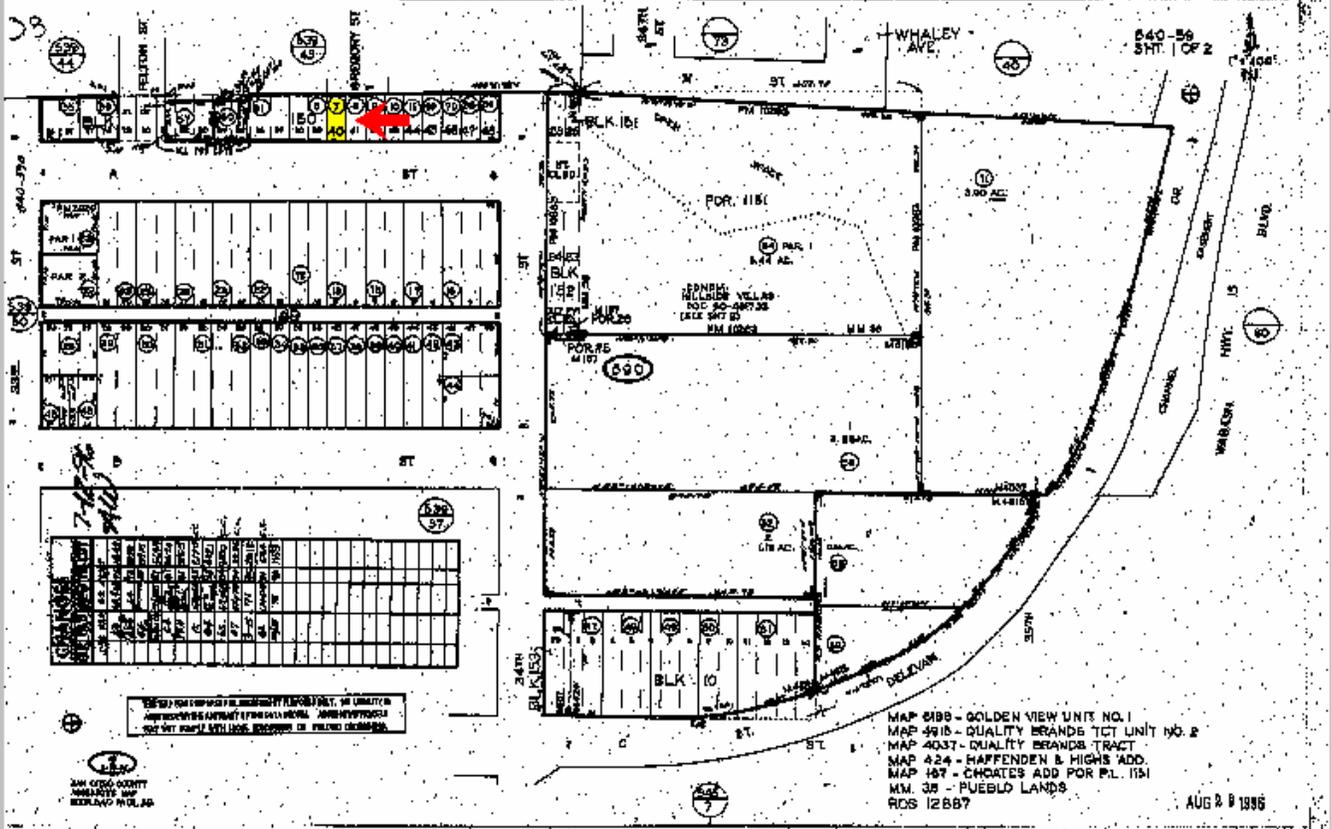
The property will be sold "as is" with no warranties, usage or conditions (physical or otherwise), written, implied or expressed by the City of San Diego and its agents or employees. You are basing your purchase on the offered property solely on your findings and research, and that you have satisfied yourself as to the zoning, usage, physical condition inside and out, size and other information that might affect your decision to purchase this property. The information contained in the marketing materials is believed to be correct, however, the City of San Diego assumes no responsibility or liability for its completeness or accuracy.

# LOCATION



Parcel: 540-590-07-00  
Site: A&34TH ST., SAN DIEGO, CA

SCALE IN FEET BY AIR PHOTO



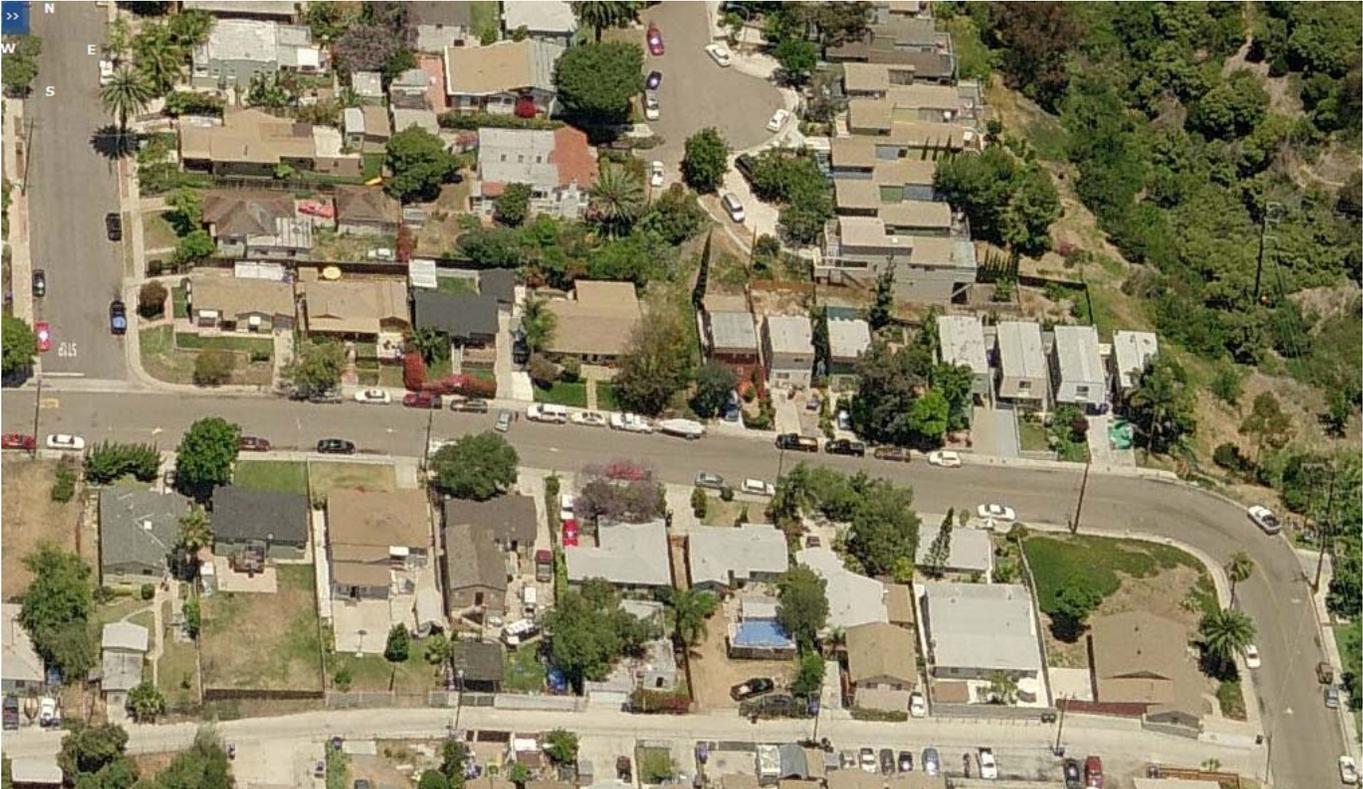
BEFORE THIS MAP IS RECORDED BY THE COUNTY CLERK, THE QUALITY OF THE INFORMATION CONTAINED HEREIN IS NOT GUARANTEED. THE COUNTY CLERK'S OFFICE DOES NOT WARRANT THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.

MAP 6199 - GOLDEN VIEW UNIT NO. 1  
MAP 4918 - QUALITY BRANDS TCT UNIT NO. 2  
MAP 4037 - QUALITY BRANDS TRACT  
MAP 424 - HAFFENDEN & HIGGS ADD.  
MAP 167 - CHOCATES ADD FOR PL. 1151  
M.M. 35 - PUEBLO LANDS  
RCS 12887

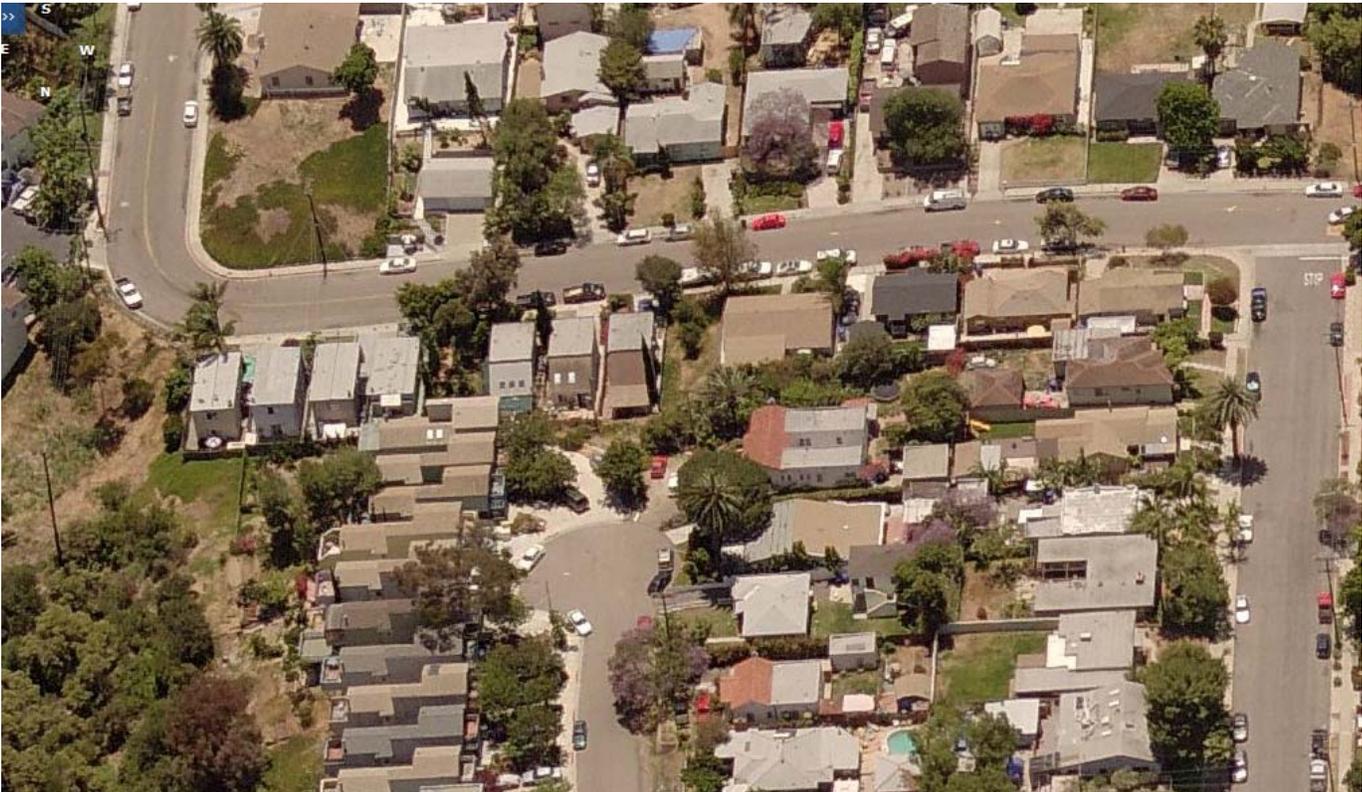
AUG 8 1986



**BIRD'S EYE VIEWS**



**Northerly View**



**Southerly View**