OWNER’S POLICY OF TITLE INSURANCE

ISSUED BY

First American Title Insurance Company

Any notice of claim and any other notice or statement in writing required to be given to the Company under this policy must be given to the Company at the address shown in Section 18 of the Conditions.

COVERED RISKS

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B AND THE CONDITIONS, FIRST AMERICAN TITLE INSURANCE COMPANY, a Nebraska corporation (the “Company”) insures, as of Date of Policy and, to the extent stated in Covered Risks 9 and 10, after Date of Policy, against loss or damage, not exceeding the Amount of Insurance, sustained or incurred by the Insured by reason of:

1. Title being vested other than as stated in Schedule A.
2. Any defect in or lien or encumbrance on the Title. This Covered Risk includes but is not limited to insurance against loss from:
   (a) A defect in the Title caused by
      (i) forgery, fraud, undue influence, duress, incompetency, incapacity, or impersonation;
      (ii) failure of any person or Entity to have authorized a transfer or conveyance;
      (iii) a document affecting Title not properly created, executed, witnessed, sealed, acknowledged, notarized, or delivered;
      (iv) failure to perform those acts necessary to create a document by electronic means authorized by law;
      (v) a document executed under a falsified, expired, or otherwise invalid power of attorney;
      (vi) a document not properly filed, recorded, or indexed in the Public Records including failure to perform those acts by electronic means authorized by law;
      (vii) a defective judicial or administrative proceeding.
   (b) The lien of real estate taxes or assessments imposed on the Title by a governmental authority due or payable, but unpaid.
   (c) Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land. The term “encroachment” includes encroachments of existing improvements located on the Land onto adjoining land, and encroachments onto the Land of existing improvements located on adjoining land.

3. Unmarketable Title.
4. No right of access to and from the Land.
5. The violation or enforcement of any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
   (a) the occupancy, use, or enjoyment of the Land;
   (b) the character, dimensions, or location of any improvement erected on the Land;
   (c) the subdivision of land; or
   (d) environmental protection.
   If a notice, describing any part of the Land, is recorded in the Public Records setting forth the violation or intention to enforce, but only to the extent of the violation or enforcement referred to in that notice.

6. An enforcement action based on the exercise of a governmental power not covered by Covered Risk 5 if a notice of the enforcement action, describing any part of the Land, is recorded in the Public Records, but only to the extent of the enforcement referred to in that notice.
7. The exercise of the rights of eminent domain if a notice of the exercise, describing any part of the Land, is recorded in the Public Records.
8. Any taking by a governmental body that has occurred and is binding on the rights of a purchaser for value without knowledge.
9. Title being vested other than as stated in Schedule A or being defective
   (a) as a result of the avoidance in whole or in part, or from a court order providing an alternative remedy, of a transfer of all or any part of the Title to or any interest in the Land occurring prior to the transaction vesting Title as shown in Schedule A because that prior transfer constituted a fraudulent or preferential transfer under federal bankruptcy, state insolvency, or similar creditors’ rights laws; or
   (b) because the instrument of transfer vesting Title as shown in Schedule A constitutes a preferential transfer under federal bankruptcy, state insolvency, or similar creditors’ rights laws by reason of the failure of its recording in the Public Records
      (i) to be timely, or
      (ii) to impart notice of its existence to a purchaser for value or to a judgment or lien creditor.
10. Any defect in or lien or encumbrance on the Title or other matter included in Covered Risks 1 through 9 that has been created or attached or has been filed or recorded in the Public Records subsequent to Date of Policy and prior to the recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The Company will also pay the costs, attorneys’ fees, and expenses incurred in defense of any matter insured against by this policy, but only to the extent provided in the Conditions.

First American Title Insurance Company

Dennis J. Galmore
President

Jeffrey S. Robinson
Secretary
EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys’ fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
   (i) the occupancy, use, or enjoyment of the Land;
   (ii) the character, dimensions, or location of any improvement erected on the Land;
   (iii) the subdivision of land; or
   (iv) environmental protection;
   or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
   (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.

2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.

3. Defects, liens, encumbrances, adverse claims, or other matters
   (a) created, surfacing, assumed, or agreed to by the Insured Claimant;
   (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
   (c) resulting in no loss or damage to the Insured Claimant;
   (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risks 9 and 10); or
   (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had not been injured or damaged from such defect, lien, encumbrance, adverse claim, or other matter.

4. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors’ rights laws, that the transaction vesting the Title as shown in Schedule A, is
   (a) a fraudulent conveyance or fraudulent transfer; or
   (b) a preferential transfer for any reason not stated in Covered Risk 9 of this policy.

5. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

CONDITIONS

1. DEFINITION OF TERMS

The following terms when used in this policy mean:

(a) "Amount insured": The amount stated in Schedule A, as may be increased or decreased by endorsement to this policy, increased by Section 8(b), or decreased by Sections 10 and 11 of these Conditions.
(b) "Date of Policy": The date designated as "Date of Policy" in Schedule A.
(c) "Entity": A corporation, partnership, trust, limited liability company, or other similar legal entity.
(d) "Insured": The Insured named in Schedule A.
   (i) The term "Insured" also includes
   (A) successors to the Title of the Insured by operation of law as distinguishing from purchase, including heirs, devisees, survivors, personal representatives, or next of kin;
   (B) successors to an Insured by dissolution, merger, consolidation, distribution, or reorganization;
   (C) successors to an Insured by its conversion to another kind of Entity;
   (D) a grantee of an Insured under a deed delivered without payment of actual valuable consideration conveying the Title
   (1) if the stock, shares, memberships, or other equity interests of the grantee are wholly-owned by the named Insured,
   (2) if the grantee wholly owns the named Insured,
   (3) if the grantee is wholly-owned by an affiliated Entity of the named Insured, provided the affiliated Entity and the named Insured are both wholly-owned by the same person or Entity, or
   (4) if the grantee is a trustee or beneficiary of a trust created by a written instrument established by the Insured named in Schedule A for estate planning purposes.
(ii) with regard to (A), (B), (C), and (D) reserve, however, all rights and defenses as to any successor that the Company would have had against any predecessor Insured.
(c) "Insured Claimant": An Insured claiming loss or damage.
(f) "Knowledge" or "Known": Actual knowledge, not constructive knowledge or notice that may be imputed to an Insured by reason of the Public Records or any other records that impart constructive notice of matters affecting the Title.
(g) "Land": The land described in Schedule A, and affixed improvements that by law constitute real property. The term "Land" does not include any property beyond the lines of the area described in Schedule A, nor any right, title, interest, estate, or easement in abutting streets, roads, avenues, alleys, lanes, ways, or waterways, but this does not modify or limit the extent that a right of access to and from the Land is insured by this policy.
(h) "Mortgage": Mortgage, deed of trust, trust deed, or other security instrument, including one evidenced by electronic means authorized by law.
   (i) "Public Records": Records established under state statutes at Date of Policy for the purpose of insuring constructive notice of matters relating to real property to purchasers for value and without Knowledge. With respect to Covered Risk 5(d), "Public Records" shall also include environmental protection items filed in the records of the clerk of the United States District Court for the district where the Land is located.
(j) "Title": The estate or interest described in Schedule A.
(k) "Unmarketable Title": Title affected by an alleged or apparent matter that would permit a prospective purchaser or lessee of the Title or lender on the Title to be released from the obligation to purchase, lease, or lend if there is a contractual condition requiring the delivery of marketable title.

2. CONTINUATION OF INSURANCE

The coverage of this policy shall continue in force as of Date of Policy in favor of an Insured, but only so long as the Insured retains an estate or interest in the Land, or holds an obligation secured by a purchase money Mortgage given by a person who is Insured, or is in the business of insuring liabilities by reason of warranties in any transfer or conveyance of the Title. This policy shall not continue in force in favor of any purchaser from the Insured of either (i) an estate or interest in the Land, or (ii) an obligation secured by a purchase money Mortgage given to the Insured.

3. NOTICE OF CLAIM TO BE GIVEN BY INSURED CLAIMANT

The Insured shall notify the Company promptly in writing (i) in case of any litigation as set forth in Section 5(a) of these Conditions, (ii) in case Knowledge shall come to an Insured hereunder of any act or thing other than adverse to the Title, as insured, and that might cause loss or damage for which the Company may be liable by virtue of this policy, or (iii) if the Title, as insured, is rejected as Unmarketable Title. If the Company is prejudiced by the failure of the Insured Claimant to provide prompt notice, the Company’s liability to the Insured Claimant under the policy shall be reduced to the extent of the prejudice.

4. PROOF OF LOSS

In the event the Company is unable to determine the amount of loss or damage, the Company may, at its option, require, as a condition of payment that the Insured Claimant furnish a signed proof of loss. The proof of loss must describe the defect, lien, encumbrance, or other matter insured against by this policy that constitutes the basis of loss or damage and shall state, to the extent possible, the basis of calculating the amount of the loss or damage.

5. DEFENSE AND PROSECUTION OF ACTIONS

(a) Upon written request by the Insured, and subject to the options contained in Section 7 of these Conditions, the Company, at its own cost and without unreasonable delay, shall provide for the defense of an Insured in litigation in which any third party asserts a claim covered by this policy adverse to the Insured. This obligation is limited to only those stated causes of action that are covered under the Policy. The Company shall have the right to select counsel of its choice (subject to the right of the Insured to object for reasonable cause) to represent the Insured as to those stated causes of action. It shall not be liable for and will not pay any fees, costs, or expenses incurred by the Insured in the defense of those causes of action that are covered under the Policy.
(b) The Company shall have the right, in addition to the options contained in

First American Title Insurance Company
Section 7 of these Conditions, at its own cost, to institute and prosecute any action or proceeding to do any other act that in its opinion may be necessary or desirable to establish the Title, as insured, or to prevent or reduce loss or damage to the Insured. The Company may take any appropriate action under the terms of this policy, whether or not it shall be liable to the Insured under this policy. If the Company exercises its rights under this subsection, it must do so diligently.

(c) Whenever the Company brings an action or asserts a defense as required or permitted by this policy, the Company may pursue the litigation to a final determination by a court of competent jurisdiction, and it expressly reserves the right, in its sole discretion, to appeal any adverse judgment or order.

6. DUTY OF INSURED CLAIMANT TO COOPERATE

(a) In all cases where this policy permits or requires the Company to prosecute or provide for the defense of any action or proceeding and any appeals, the Insured shall secure to the Company the right to so prosecute, or provide for the defense of such action or proceeding, including the right to use, at its option, the name of the Insured for this purpose. Whenever requested by the Company, the Insured, at the Company's expense, shall give the Company all reasonable aid (i) in securing evidence, obtaining witnesses, prosecuting or defending the action or proceeding, or effecting settlement, and (ii) in any other lawful action or proceeding that may further the opinion of the Company may be necessary or desirable to establish the Title or any other matter as insured. If the Company is prejudiced by the failure of the Insured to furnish the required cooperation, the Company's obligations to the Insured under this policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such cooperation.

(b) The Company may reasonably require the Insured Claimant to submit to examination under oath by any authorized representative of the Company and to produce for examination, inspection, and copying, at such reasonable times and places as may be designated by the authorized representative of the Company, all records, in whatever medium maintained, including books, ledgers, checks, memoranda, correspondence, reports, e-mails, disks, tapes, and videos whether bearing a date before or after Date of Policy, that reasonably pertain to the loss or damage. Further, if requested by any authorized representative of the Company, the Insured Claimant shall grant its permission, in writing, for any authorized representative of the Company to examine, inspect, and copy all of those records in the custody or control of a third party that reasonably pertain to the loss or damage. All information designated as confidential by the Insured Claimant provided to the Company pursuant to this Section shall not be disclosed to others unless, in the reasonable judgment of the Company, it is necessary in the administration of the claim. Failure of the Insured Claimant to submit to examination under oath, produce any reasonably requested information, or grant permission to secure reasonably necessary information from third parties as required in this subsection, unless prohibited by law or governmental regulation, shall terminate any liability of the Company under this policy as to that claim.

7. OPTIONS TO PAY OR OTHERWISE SETTLE CLAIMS; TERMINATION OF LIABILITY

In case of a claim under this policy, the Company shall have the following additional options:

(a) To Pay or Tender Payment of the Amount of Insurance.

To pay or tender payment of the Amount of Insurance under this policy together with any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment or tender of payment and that the Company is obligated to pay.

(b) To Pay or Otherwise Settle With Parties Other Than the Insured or With the Insured Claimant.

(i) To pay or otherwise settle with other parties for or in the name of an Insured Claimant any claim insured against under this policy. In addition, the Company will pay any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment and that the Company is obligated to pay, or

(ii) To pay or otherwise settle with the Insured Claimant the loss or damage provided for under this policy, together with any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment and that the Company is obligated to pay.

Upon the exercise by the Company of either of the options provided for in subsections (b)(i) or (ii), the Company's obligations to the Insured under this policy for the incurred loss or damage, other than the payments required to be made, shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation.

8. DETERMINATION AND EXTENT OF LIABILITY

This policy is a contract of indemnity against actual monetary loss or damage sustained or incurred by the Insured Claimant who has suffered loss or damage by reason of matters insured against by this policy.

(a) The extent of liability of the Company for loss or damage under this policy shall not exceed the lesser of

(i) the Amount of Insurance, or

(ii) the difference between the value of the Title as insured and the value of the Title subject to the risk insured against by this policy.

(b) If the Company pursues its rights under Section 5 of these Conditions and is unsuccessful in establishing the Title, as insured, the Amount of Insurance shall be increased by 10%, and the Insured Claimant shall have the right to have the loss or damage determined either as of the date the claim was made by the Insured Claimant or as of the date it is settled and paid.

(c) In addition to the extent of liability under (a) and (b), the Company will also pay those costs, attorneys' fees, and expenses incurred in accordance with Sections 5 and 7 of these Conditions.

9. LIMITATION OF LIABILITY

(a) If the Company establishes the Title, or removes the alleged defect, lien, or encumbrance, or cures the lack of a right of access to or from the Land, or cures the claim of Unmarketable Title, all as insured, in a reasonably diligent manner by any method, including litigation and the completion of all appeals, it shall have fully performed its obligations with respect to that matter and shall not be liable for any loss or damage caused to the Insured.

(b) In the event of any litigation, including litigation by the Company or with the Company's consent, the Company shall have no liability for loss or damage until there has been a final determination by a court of competent jurisdiction, and disposition of all appeals, adverse to the Title, as insured.

(c) The Company shall not be liable for loss or damage to the Insured for liability voluntarily assumed by the Insured in settling any claim or suit without the prior written consent of the Company.

10. REDUCTION OF INSURANCE; REDUCTION OR TERMINATION OF LIABILITY

All payments under this policy, except payments made for costs, attorneys' fees, and expenses, shall reduce the Amount of Insurance by the amount of the payment.

11. LIABILITY NONCUMULATIVE

The Amount of Insurance shall be reduced by any amount the Company pays under any policy insuring a Mortgage to which exception is taken in Schedule B or to which the Insured has agreed, assumed, or taken subject, or which is executed by an Insured after Date of Policy and which is a charge or lien on the Title, and the amount so paid shall be deemed a payment to the Insured under this policy.

12. PAYMENT OF LOSS

When liability and the extent of loss or damage have been definitely fixed in accordance with these Conditions, the payment shall be made within 30 days.

13. RIGHTS OF RECOVERY UPON PAYMENT OR SETTLEMENT

(a) Whenever the Company shall have settled and paid a claim under this policy, it shall be subrogated and entitled to the rights of the Insured Claimant in the Title and all other rights and remedies in respect to the claim that the Insured Claimant has against any person or property, to the extent of the amount of any loss, costs, attorneys' fees, and expenses paid by the Company. If requested by the Company, the Insured Claimant shall execute documents to evidence the transfer to the Company of these rights and remedies. The Insured Claimant shall permit the Company to sue, compromise, or settle in the name of the Insured Claimant and to use any name of the Insured Claimant in any transaction or litigation involving these rights and remedies.

If a payment on account of a claim does not fully cover the loss of the Insured Claimant, the Company shall defer the exercise of its right to recover until after the Insured Claimant shall have recovered its loss.
(b) The Company's right of subrogation includes the rights of the Insured to indemnities, guaranties, other policies of insurance, or bonds, notwithstanding any terms or conditions contained in those instruments that address subrogation rights.

14. ARBITRATION

Either the Company or the Insured may demand that the claim or controversy shall be submitted to arbitration pursuant to the Title Insurance Arbitration Rules of the American Land Title Association ("Rules"). Except as provided in the Rules, there shall be no joinder or consolidation with claims or controversies of other persons. Arbitrable matters may include, but are not limited to, any controversy or claim between the Company and the Insured arising out of or relating to this policy, any service in connection with its issuance or the breach of a policy provision, or to any other controversy or claim arising out of the transaction giving rise to this policy. All arbitrable matters when the Amount of Insurance is $2,000,000 or less shall be arbitrated at the option of either the Company or the Insured. All arbitrable matters when the Amount of Insurance is in excess of $2,000,000 shall be arbitrated only when agreed to by both the Company and the Insured. Arbitration pursuant to this policy and under the Rules shall be binding upon the parties. Judgment upon the award rendered by the Arbitrator(s) may be entered in any court of competent jurisdiction.

15. LIABILITY LIMITED TO THIS POLICY; POLICY ENTIRE CONTRACT

(a) This policy together with all endorsements, if any, attached to it by the Company is the entire policy and contract between the Insured and the Company. In interpreting any provision of this policy, this policy shall be construed as a whole.

(b) Any claim of loss or damage that arises out of the status of the Title or by action asserting such claim shall be restricted to this policy.

(c) Any amendment or endorsement to this policy must be in writing and authenticated by an authorized person, or expressly incorporated by Schedule A of this policy.

(d) Each endorsement to this policy issued at any time is made a part of this policy and is subject to all of its terms and provisions. Except as the endorsement expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsement, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance.

16. SEVERABILITY

In the event any provision of this policy, in whole or in part, is held invalid or unenforceable under applicable law, the policy shall be deemed not to include that provision or such part held to be invalid, but all other provisions shall remain in full force and effect.

17. CHOICE OF LAW; FORUM

(a) Choice of Law: The Insured acknowledges the Company has underwritten the risks covered by this policy and determined the premium charged therefore in reliance upon the law affecting interests in real property and applicable to the interpretation, rights, remedies, or enforcement of policies of title insurance of the jurisdiction where the Land is located. Therefore, the court or an arbitrator shall apply the law of the jurisdiction where the Land is located to determine the validity of claims against the Title that are adverse to the Insured and to interpret and enforce the terms of this policy. In neither case shall the court or arbitrator apply its conflicts of law principles to determine the applicable law.

(b) Choice of Forum: Any litigation or other proceeding brought by the Insured against the Company must be filed only in a state or federal court within the United States of America or its territories having appropriate jurisdiction.

18. NOTICES, WHERE SENT

Any notice of claim and any other notice or statement in writing required to be given to the Company under this policy must be given to the Company at 1 First American Way, Santa Ana, CA 92707, Attn: Claims Department.
SCHEDULE A

First American Title Insurance Company

Name and Address of the issuing Title Insurance Company:
First American Title Insurance Company
1610 Arden Way, Suite 101
Sacramento, CA 95815

File No.: NCS-716663-SAC4 Policy No.: NCS-716663
Address Reference: 1111, 1165, 1185, 1223, 1232 Olive; 113, 115, 118 & 2 Lots Hickory Lane, Davis, CA 95616
Amount of Insurance: $3,285,000.00 Premium: $3,285.00
Date of Policy: February 2, 2016 at 3:26 p.m.

1. Name of Insured:
   Olive Drive East LLC, a California limited liability company

2. The estate or interest in the Land that is insured by this policy is:
   A Fee.

3. Title is vested in:
   Olive Drive East LLC, a California limited liability company

4. The Land referred to in this policy is described as follows:
   Real property in the City of Davis, County of Yolo, State of California, described as follows:

PARCEL ONE:

BEGINNING AT A POINT IN THE WESTERLY LINE OF "I" STREET IN THE CITY OF DAVIS, CALIFORNIA THAT IS SITUATE NORTH 13º 15' WEST 92.03 FEET FROM A ¾ INCH IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH THE NORTHERLY LINE OF THE OLD CALIFORNIA STATE HIGHWAY, PRESENTLY KNOWN AS OLIVE DRIVE, AS SAME APPEARS OF RECORD ON THAT RECORD OF SURVEY MAP FOR JOE CALLORI WHICH IS FILED IN THE OFFICE OF THE COUNTY RECORDER OF YOLO COUNTY IN MAPS AND SURVEYS BOOK 6 AT PAGE 36, AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG SAID WESTERLY LINE OF "I" STREET NORTH 13º 15' WEST 45.00 FEET; THENCE AT RIGHT ANGLES TO "I" STREET SOUTH 76º 45' WEST 116.59 FEET; THENCE ALONG A LINE PARALLEL WITH THE LINE COMMON TO JOE CALLORI AND JOSEPH H. SLATTER SOUTH 0º 04’ EAST 46.22 FEET; THENCE NORTH 76º 45’ EAST 127.14 FEET TO THE POINT OF BEGINNING.

PARCEL TWO:

BEGINNING AT A POINT ON THE OCCUPIED PROPERTY LINE COMMON TO JOSEPH H. SLATTER AND JOE CALLORI, THAT IS SITUATE NORTH 0º 04’ WEST, ALONG SAID PROPERTY LINE, 76.76 FEET FROM THE NORTHERLY LINE OF FIRST STREET AS SAID PROPERTY LINE AND STREET APPEAR OF RECORD ON THE MAP OF FIRST STREET-SLATTER AVE.-I STREET AND 1 STREET EXTENSION IN THE CITY OF DAVIS, CALIFORNIA, AND FILED IN BOOK 5 OF MAPS AND SURVEYS, AT PAGE 74, OF YOLO COUNTY RECORDS, AND EXTENDING THENCE FROM SAID POINT OF BEGINNING NORTH 0º 04’ WEST, ALONG THE FORESAID OCCUPIED PROPERTY LINE, 203.82 FEET TO THE POINT OF INTERSECTION WITH THE SOUTHERLY RIGHT OF WAY.
LINE OF THE SOUTHERN PACIFIC RAILROAD CO., THENCE NORTH 57° 23' EAST; ALONG SAID SOUTHERLY RIGHT OF WAY LINE, 31.01 FEET; THENCE SOUTH 11° 37' EAST 208.83 FEET; THENCE SOUTH 76° 45' WEST, 69.78 FEET TO THE POINT OF BEGINNING.

PARCEL THREE:

BEGINNING AT A POINT ON THE WESTERLY LINE OF "I" STREET IN THE CITY OF DAVIS, CALIFORNIA, THAT IS SITUATED NORTH 13° 15' WEST 72.03 FEET FROM A 3/4 INCH IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH THE NORTHERLY LINE OF THE OLD CALIFORNIA STATE HIGHWAY, PRESENTLY KNOWN AS OLIVE DRIVE, AS SAME APPEARS OF RECORD ON THE RECORD OF SURVEY MAP FOR JOE CALLORI WHICH IS ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF YOLO COUNTY IN MAPS AND SURVEYS BOOK 6 AT PAGE 36, AND EXTENDING THENCE FROM SAID POINT OF BEGINNING AT RIGHT ANGLES TO SAID "I" STREET SOUTH 76° 45' WEST 152.37 FEET TO THE PROPERTY LINE COMMON TO JOE CALLORI AND JOSEPH H. SLATTER; THENCE ALONG SAID PROPERTY LINE NORTH 0° 04' WEST 107.57 FEET TO A 3/4 INCH IRON PIPE MARKING THE SOUTHWEST CORNER OF THE EARL JORDAN PROPERTY; THENCE NORTH 76° 45' EAST, ALONG THE SOUTH LINE OF SAID JORDAN PROPERTY, 20.54 FEET; THENCE ALONG A LINE PARALLEL WITH THE PROPERTY LINE COMMON TO JOE CALLORI AND JOSEPH H. SLATTER, SOUTH 0° 04' EAST 87.03 FEET; THENCE NORTH 76° 45' EAST, ALONG A LINE PARALLEL WITH THE FIRST COURSE OF THIS DESCRIPTION AND 20.00 FEET DISTANT THEREFROM MEASURED AT RIGHT ANGLES THERETO, A DISTANCE OF 127.14 FEET TO THE WESTERLY LINE OF "I" STREET; THENCE ALONG SAID WESTERLY LINE OF "I" STREET, SOUTH 13° 15' EAST, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING.

PARCEL FOUR:

BEGINNING AT A POINT IN THE WESTERLY LINE OF "I" STREET IN THE CITY OF DAVIS, CALIFORNIA, THAT IS SITUATE NORTH 13° 15' WEST 137.03 FEET FROM 3/4 INCH IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH THE NORTHERLY LINE OF THE OLD CALIFORNIA STATE HIGHWAY, PRESENTLY KNOWN AS OLIVE DRIVE, AS SAME APPEARS OF RECORD ON THE RECORD OF SURVEYS MAP FOR JOE CALLORI WHICH IS FILED IN THE OFFICE OF THE COUNTY RECORDER OF YOLO COUNTY, IN MAPS AND SURVEYS BOOK 6, PAGE 36, AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG SAID WESTERLY LINE OF "I" STREET, NORTH 13° 15' WEST, 45.00 FEET; THENCE RIGHT AT ANGLES TO "I" STREET, SOUTH 76° 45' WEST, 57.88; THENCE SOUTH 11° 37' EAST 5.26 FEET; THENCE SOUTH 76° 45' WEST 49.24 FEET; THENCE ALONG A LINE PARALLEL WITH THE LINE COMMON TO JOE CALLORI AND JOSEPH H. SLATTER, SOUTH 0° 04' EAST, 40.81 FEET; THENCE NORTH 76° 45' EAST 116.59 FEET TO THE POINT OF BEGINNING.

PARCEL FIVE:

BEGINNING AT A POINT IN THE WESTERLY LINE OF "I" STREET IN THE CITY OF DAVIS, CALIFORNIA, THAT IS SITUATE NORTH 13° 15' WEST, 182.03 FEET FROM A 3/4' IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH THE NORTHERLY LINE OF THE OLD CALIFORNIA STATE HIGHWAY, PRESENTLY KNOWN AS OLIVE DRIVE, AS SAME APPEARS OF RECORD ON THAT RECORD OF SURVEY MAP OF JOE CALLORI WHICH IS FILED IN THE OFFICE OF THE COUNTY RECORDER OF YOLO COUNTY, IN BOOK 6 OF MAPS AND SURVEYS, AT PAGE 36; AND EXTENDING THENCE FROM SAID POINT OF BEGINNING SOUTH 76° 45' WEST, 57.88 FEET; THENCE NORTH 11° 37' WEST 203.57 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF THE SOUTHERN PACIFIC RAILROAD; THENCE NORTH 57° 23' EAST ALONG THE SOUTHERLY LINE OF SAID RAILROAD RIGHT OF WAY, 55.22 FEET TO THE WESTERLY LINE OF "I" STREET; THENCE SOUTH 13° 15' EAST, ALONG THE WESTERLY LINE OF "I" STREET, 222.06 FEET TO THE POINT OF BEGINNING.

PARCEL SIX:

A PORTION OF THAT CERTAIN PARCEL OF LAND LOCATED IN THE CITY OF DAVIS, YOLO COUNTY, LYING BETWEEN THE OLD STATE HIGHWAY, ROUTE 6, SECTION A, AND THE
SOUTHERN PACIFIC RAILROAD RIGHT OF WAY, EAST OF "I" STREET, AS SAID PARCEL IS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF YOLO COUNTY IN MAPS & SURVEYS BOOK 7 AT PAGE 6, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH BEARS NORTH 48º 09' EAST 45.56 FEET AND NORTH 13º 15' WEST 127.38 FEET FROM A 3/4" IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH NORTHERLY LINE OF OLIVE DRIVE, FORMERLY THE OLD CALIFORNIA STATE HIGHWAY, ROUTE 6 SECTION "A" AS SHOWN ON SAID RECORD OF SURVEY. SAID POINT OF BEGINNING BEING SITUATE ON THE EASTERLY LINE OF SAID "I" STREET AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG THE EASTERLY LINE OF SAID "I" STREET NORTH 13º 15' WEST 63.74 FEET TO THE SOUTHWEST CORNER OF THE MARIA CALLORI PROPERTY, THENCE ALONG THE SOUTH LINE OF SAID MARIA CALLORI PROPERTY NORTH 76º 45' EAST 89.65 FEET, THENCE ALONG A LINE PARALLEL WITH THE EASTERLY LINE OF SAID "I" STREET SOUTH 13º 15' EAST 63.74 FEET THENCE SOUTH 76º 45' WEST 89.65 FEET TO THE POINT OF BEGINNING.

PARCEL SEVEN:

BEGINNING AT THE POINT OF INTERSECTION OF THE PROPERTY LINE COMMON TO JOE CALLORI AND JOSEPH H. SLATER WITH THE NORTHERLY LINE OF THE OLD CALIFORNIA STATE HIGHWAY, PRESENTLY KNOWN AS OLIVE DRIVE, AS SAME APPEARS ON RECORD ON THAT RECORD OF SURVEY MAP FOR JOE CALLORI WHICH IS FILED IN THE OFFICE OF THE COUNTY RECORDER OF YOLO COUNTY IN MAPS AND SURVEYS BOOK 6 AT PAGE 36 AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG THE NORTHERLY LINE OF SAID OLIVE DRIVE NORTH 48º 09' EAST 73.76 FEET THENCE ALONG A LINE PARALLEL WITH SAID COMMON LINE TO JOE CALLORI AND JOSEPH H. SLATER AND 55.00 FEET EASTERLY THEREFROM MEASURED AT RIGHT ANGLES THERETO, NORTH 0º 04' WEST A DISTANCE OF 146.38 FEET; THENCE ALONG A LINE PARALLEL WITH THE SOUTHERLY LINE OF FIRST STREET AND 10.00 FEET NORTHERLY THEREFROM, MEASURED AT RIGHT ANGLES THERETO, SOUTH 76º 45' WEST 56.49 FEET TO SAID COMMON LINE TO JOE CALLORI AND JOSEPH H. SLATER; THENCE ALONG SAID COMMON PROPERTY LINE, SOUTH 0º 04' EAST 182.65 FEET TO THE POINT OF BEGINNING.

PARCEL EIGHT:

A PORTION OF THAT CERTAIN PARCEL OF LAND LOCATED IN THE CITY OF DAVIS, YOLO COUNTY, AND THE SOUTHERN PACIFIC RIGHT OF WAY, EAST OF "I" STREET, AS SAID PARCEL IS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF YOLO COUNTY IN MAPS & SURVEYS BOOK 7 AT PAGE 6, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID "I" STREET THAT IS DISTANT NORTH 13º 15' WEST 212.93 FEET AND NORTH 76º 45' EAST 40.00 FEET FROM AN IRON PIPE WHICH MARKS THE INTERSECTION OF SAID OLD STATE HIGHWAY WITH THE WESTERLY LINE OF "I" STREET; THENCE NORTH 76º 45' EAST 104.00 FEET; THENCE NORTH 13º 15' WEST PARALLEL WITH SAID WESTERLY LINE OF "I" STREET 60.00 FEET; THENCE SOUTH 76º 45' WEST 104.00 FEET TO SAID EASTERLY LINE OF "I" STREET 60.00 FEET TO THE POINT OF BEGINNING.

PARCEL NINE:

COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF THE SOUTHERN PACIFIC RAILROAD RIGHT-OF-WAY WITH THE EASTERLY LINE OF "I" STREET IN SAID CITY OF DAVIS, AS THE SAME IS SHOWN BY RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF YOLO, STATE OF CALIFORNIA, IN BOOK 7 OF MAPS AND SURVEYS, AT PAGE 6, AND EXTENDING THENCE EASTERLY ALONG THE SAID SOUTHERLY LINE OF THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY, A DISTANCE OF 1080 FEET, MORE OR LESS, TO THE INTERSECTION OF SAID RAILROAD RIGHT OF WAY WITH THE NORTHERLY LINE OF OLIVE DRIVE, FORMERLY STATE HIGHWAY, ROUTE 6, SECTION A; THENCE SOUTHWESTERLY ALONG
THE NORTHERLY LINE OF SAID OLIVE DRIVE, A DISTANCE OF 1200 FEET, MORE OR LESS, TO THE INTERSECTION THEREOF WITH THE EASTERLY LINE OF SAID "I" STREET; THENCE NORTHERLY, ALONG SAID STREET LINE, A DISTANCE OF 400 FEET, TO THE POINT OF COMMENCEMENT.

EXCEPTING THEREFROM THOSE PORTIONS DESCRIBED IN THE FOLLOWING DEEDS:

A. DEED TO H.D. MARTINO AND WIFE, RECORDED JULY 29, 1955, VOLUME 461, PAGE 238, YOLO COUNTY RECORDS.

B. DEED TO FRED CALLORI AND WIFE, RECORDED JUNE 7, 1956, VOLUME 487, PAGE 149, YOLO COUNTY OFFICIAL RECORDS.

C. DEED TO FRED CALLORI AND WIFE, RECORDED DECEMBER 4, 1961, VOLUME 657, PAGE 538, YOLO COUNTY OFFICIAL RECORDS.

D. DEED TO JOE PETER MAGGIOLI AND WIFE, RECORDED SEPTEMBER 4, 1962, VOLUME 687, PAGE 95, YOLO COUNTY OFFICIAL RECORDS,

AND THE FOLLOWING DESCRIBED PROPERTY:

E. THAT CERTAIN REAL PROPERTY SITUATED IN THE CITY OF DAVIS, COUNTY OF YOLO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS, TO WIT:

A PORTION OF THAT CERTAIN PARCEL OF LAND LOCATED IN THE CITY OF DAVIS, YOLO COUNTY LYING BETWEEN THE OLD STATE HIGHWAY ROUTE 6, SECTION A AND THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY, EAST OF "I" STREET, AS SAID PARCEL IS SHOWN NOW ON THAT CERTAIN RECORD OF SURVEY IS SHOWN NOW ON THAT CERTAIN RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF YOLO COUNTY IN MAPS AND SURVEYS BOOK 7 AT PAGE 6, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH BEARS NORTH 48° 09' 00" EAST 45.56 FEET FROM A 3/4" IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF "I" STREET WITH NORTHERLY LINE OF OLIVE DRIVE, FORMERLY THE OLD CALIFORNIA STATE HIGHWAY, ROUTE 6 SECTION "A" AS SHOWN ON SAID RECORD OF SURVEY. SAID POINT OF BEGINNING BEING SITUATE ON THE EASTERLY LINE OF SAID "I" STREET AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG THE EASTERLY LINE OF SAID "I" STREET NORTH 13° 15' 00" WEST 127.38 FEET TO THE SOUTHWEST CORNER OF THE MARIA CALLORI PROPERTY, THENCE ALONG THE SOUTH LINE OF SAID MARIA CALLORI PROPERTY NORTH 76° 45' 00" EAST 89.65 FEET, THENCE ALONG A LINE PARALLEL WITH THE EASTERLY LINE OF SAID "I" STREET SOUTH 13° 15' 00" EAST 63.74 FEET THENCE SOUTH 76° 45' 00" WEST 89.65 FEET TO THE POINT OF BEGINNING.

F. A PORTION OF THAT CERTAIN PARCEL OF LAND LOCATED IN THE CITY OF DAVIS, YOLO COUNTY, LYING BETWEEN THE OLD STATE HIGHWAY ROUTE 6, SECTION A, AND THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY, EAST OF I STREET, AS SAID PARCEL IS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF YOLO COUNTY IN MAPS AND SURVEYS BOOK 7 AT PAGE 6, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH BEARS NORTH 48° 09' 00" EAST 45.56 FEET FROM A 3/4" IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF I STREET WITH THE NORTHERLY LINE OF OLIVE DRIVE, FORMERLY THE OLD CALIFORNIA STATE HIGHWAY, ROUTE 6 SECTION "A", AS SHOWN ON SAID RECORD OF SURVEY, SAID POINT OF BEGINNING BEING SITUATE ON THE NORTHERLY LINE OF SAID OLIVE DRIVE AND THE EASTERLY LINE OF SAID I STREET; THENCE FROM SAID POINT OF BEGINNING ALONG THE EASTERLY LINE OF SAID I STREET NORTH 13° 15' 00" WEST 127.38 FEET; THENCE NORTH 76° 45' 00" EAST 73.22 FEET; THENCE ALONG A LINE PARALLEL TO THE EASTERLY LINE OF SAID I STREET SOUTH 13° 15' 00" EAST 87.47 FEET TO THE NORTHERLY LINE OF SAID OLIVE DRIVE; THENCE ALONG SAID
NORTHERLY LINE OF OLIVE DRIVE SOUTH 48° 09' 00" WEST 83.39 FEET TO THE POINT OF BEGINNING.

PARCEL TEN:

BEGINNING AT A POINT WHICH BEARS NORTH 48° 09' EAST, 208.11 FEET FROM A 3/4 INCH IRON PIPE MARKING THE POINT OF INTERSECTION OF THE WESTERLY LINE OF I STREET WITH THE NORTHERLY LINE OF OLIVE DRIVE, FORMERLY THE OLD CALIFORNIA STATE HIGHWAY, ROUTE 6, SECTION C, AS SHOWN ON THAT RECORD OF SURVEY MAP FOR JOE CALLORI FILED IN MAPS AND SURVEYS BOOK 7, AT PAGE 6 OF YOLO COUNTY RECORDS, SAID POINT OF BEGINNING BEING SITUATE ON THE NORTHERLY LINE OF SAID OLIVE DRIVE AND EXTENDING THENCE FROM SAID POINT OF BEGINNING ALONG A LINE PARALLEL WITH THE WESTERLY LINE OF I STREET, NORTH 13° 15' WEST, 135.44 FEET; THENCE NORTH 76° 45' EAST, 65.00 FEET; THENCE ALONG A LINE PARALLEL WITH SAID WESTERLY LINE OF I STREET, SOUTH 13° 15' EAST, 100.00 FEET TO THE NORTHERLY LINE OF SAID OLIVE DRIVE; THENCE ALONG SAID NORTHERLY LINE OF OLIVE DRIVE, SOUTH 48° 09' WEST, 74.03 FEET TO THE POINT OF BEGINNING.

PARCEL ELEVEN:

A PORTION OF THAT CERTAIN PARCEL OF LAND LOCATED IN THE CITY OF DAVIS, YOLO COUNTY, LYING BETWEEN THE OLD STATE HIGHWAY, ROUTE 6, SECTION A, AND THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY, EAST OF "I" STREET, AS SAID PARCEL IS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN THE OFFICE OF THE RECORDER OF YOLO COUNTY IN MAPS & SURVEYS BOOK 7 AT PAGE 6, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF SAID HIGHWAY (NOW KNOWN AS EAST OLIVE DRIVE) THAT IS DISTANT NORTH 48° 09' EAST 623.83 FEET FROM ITS INTERSECTION WITH THE WESTERLY LINE OF "I" STREET AS SHOWN ON SAID RECORD OF SURVEY; THENCE NORTH 13° 15' WEST ALONG A LINE PARALLEL WITH SAID WESTERLY LINE OF "I" STREET 182.61 FEET TO A POINT THAT IS DISTANT 25.00 FEET FROM THE SOUTH RIGHT OF WAY LINE OF THE SOUTHERN PACIFIC RAILROAD; THENCE SOUTH 71° 48' WEST PARALLEL WITH SAID RAILROAD RIGHT OF WAY 50.19 FEET; THENCE SOUTH 13° 15' EAST 205.56 FEET TO SAID NORTHWESTERLY LINE OF SAID HIGHWAY THENCE NORTH 48° 09' EAST ALONG SAID NORTHWESTERLY LINE OF SAID HIGHWAY 56.95 FEET TO THE POINT OF BEGINNING.

APN: 070-280-010-000, 070-280-012-000, 070-280-013-000, 070-280-014-000, 070-280-015-000, 070-280-016-000, 070-280-017-000, 070-290-001-000, 070-290-002-000 and 070-290-004-000
SCHEDULE B

File No.: NCS-716663-SAC4

Policy No.: NCS-716663

EXCEPTIONS FROM COVERAGE

This Policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees, or expenses that arise by reason of:

1. General and special taxes and assessments for the fiscal year 2016-2017, a lien not yet due or payable, with amounts shown below.

1. a General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $598.91, Paid
   Penalty: $0.00
   Second Installment: $598.91, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-010-000

1. b General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $140.36, Paid
   Penalty: $0.00
   Second Installment: $140.36, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-012-000

1. c General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $839.14, Paid
   Penalty: $0.00
   Second Installment: $839.14, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-013-000

1. d General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $544.62, Paid
   Penalty: $0.00
   Second Installment: $544.62, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-014-000
1. e General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $655.52, Paid
   Penalty: $0.00
   Second Installment: $655.52, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-015-000

1. f General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $140.36, Paid
   Penalty: $0.00
   Second Installment: $140.36, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-016-000

1. g General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $565.31, Paid
   Penalty: $0.00
   Second Installment: $565.31, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-280-017-000

1. h General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $1,969.78, Paid
   Penalty: $0.00
   Second Installment: $1,969.878, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-290-001-000

1. i General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $941.82, Paid
   Penalty: $0.00
   Second Installment: $914.82, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-290-002-000

1. j General and special taxes and assessments for the fiscal year 2015-2016.
   First Installment: $534.97, Paid
   Penalty: $0.00
   Second Installment: $534.97, Not due but payable
   Penalty: $0.00
   Tax Rate Area: 1023
   A. P. No.: 070-290-004-000

2. Intentionally deleted.

3. Intentionally deleted.
4. Intentionally deleted.

5. Intentionally deleted.

6. Intentionally deleted

7. Intentionally deleted

8. The lien of special tax assessed pursuant to Chapter 2.5 commencing with Section 53311 of the California Government Code for Community Facilities District No. 1, as disclosed by Notice of Special Tax Lien recorded December 27, 1989 as Instrument No. 89-28938 of Official Records. Paid Current.


10. The lien of supplemental taxes, if any, assessed pursuant to Chapter 3.5 commencing with Section 75 of the California Revenue and Taxation Code, imposed with the connection of the sale of the property to the insured or the improvement of the property after the date hereof. Paid current.

11. Intentionally deleted.

**The Following Matters Affect Parcels One, Two, Three and Four:**

12. Intentionally deleted.

   In Favor of: Pacific Gas and Electric Company
   Affects: Westerly portion of Parcels Three and Seven, as described therein

   In Favor of: The City of Davis, a municipal corporation
   Affects: as described therein

   The location of the easement cannot be determined from record information.

   In Favor of: City of Davis
   Affects: as described therein

   (Affects Parcels One and Three)

**The Following Matters Affect Parcel Five:**

16. Intentionally deleted
17. Intentionally deleted

The Following Matters Affect Parcel Nine:

18. An easement for public utilities and incidental purposes, recorded September 10, 1907 in Book 70 of Deeds, Page 324.
   In Favor of: Bay Counties Power Co.
   Affects: as described therein
   (Affects Parcels Nine and Eleven)

   In Favor of: Pacific Gas and Electric Company
   Affects: as described therein
   The location of the easement cannot be determined from record information.

20. Intentionally deleted

21. An unrecorded easement for two power lines, in favor of Pacific Gas and Electric Company as disclosed by that certain diagram attached as Exhibit "a" to that certain Grant of Right of Way recorded January 19, 1923 in Book 105 of Deeds, Page 39, Yolo County Records.
   The location of the easement cannot be determined from record information.

   In Favor of: Pacific Gas and Electric Company
   Affects: as described therein
   The location of the easement cannot be determined from record information.

   In Favor of: Pacific Telephone and Telegraph Company
   Affects: as described therein
   (Affects Easterly portion of Parcel Nine)

   In Favor of: City of Davis
   Affects: as described therein

25. Intentionally deleted

26. Intentionally deleted
   In Favor of: Pacific Gas and Electric Company, a California corporation
   Affects: as described therein

   In Favor of: Pacific Gas and Electric Company, a California corporation
   Affects: as described therein

29. Intentionally deleted

30. Intentionally deleted

31. Rights of the public in and to that portion of the land lying within any public road or highway.

   **The Following Matters Affect All Parcels:**

32. The effect of a map purporting to show the land and other property, filed Book 2011, Page 38 of Record of Surveys.

33. Water rights, claims or title to water, whether or not shown by the public records.
   (Affects Parcels One, Eight and Eleven)

34. Rights of Tenants in possession, as Tenants only, without the option to purchase.
   (Affects Parcels One, Two, Three, Four, Eight, Eleven and a portion of Nine)

  2. Intentionally deleted

  3. Intentionally deleted
37. Any facts, rights, interests or claims that may exist or arise by reason of the following matters disclosed by an ALTA/ACSM survey made by Morrow Surveying on Paul Wecker, designated Job Number 2891-001:

See below:

1. Utility Poles
2. Overhead Utilities
3. Water Box or Meter
4. Sewer Clean out and Sewer Manholes
5. Water Manholes
6. 2 inch Standpipe
7. Underground Optic Cable, MCI Cable and Gas Line Markers
8. Faucet on Parcel Six
9. Proposed Gas Pipeline Easement
10. Fences on and off Property Lines

4. A Deed of Trust to secure an original indebtedness of $1,609,000.00 recorded February 2, 2016 as Doc 2016-0002771-00 of Official Records.

Dated: January 25, 2016
Trustor: Olive Drive East LLC, a California limited liability company
Trustee: First American Title Company
Beneficiary: First Community Bank
COMMERCIAL ENVIRONMENTAL PROTECTION LIEN ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of an environmental protection lien that, at Date of Policy, is recorded in the Public Records or filed in the records of the Clerk of the United States District Court for the district in which the Land is located, unless the environmental protection lien is set forth as an exception in Schedule B.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

Dennis J. Gamore
President

Jeffrey S. Robinson
Secretary
First American

COVENANTS, CONDITIONS AND RESTRICTIONS - IMPROVED LAND - OWNER'S POLICY ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

1. The insurance provided by this endorsement is subject to the exclusions in Section 4 of this endorsement; and the Exclusions from Coverage, the Exceptions from Coverage contained in Schedule B, and the Conditions in the policy.

2. For the purposes of this endorsement only,
   a. "Covenant" means a covenant, condition, limitation or restriction in a document or instrument in effect at Date of Policy.
   b. "Improvement" means a building, structure located on the surface of the Land, road, walkway, driveway, or curb, affixed to the Land at Date of Policy and that by law constitutes real property, but excluding any crops, landscaping, lawn, shrubbery, or trees.

3. The Company insures against loss or damage sustained by the Insured by reason of:
   a. A violation on the Land at Date of Policy of an enforceable Covenant, unless an exception in Schedule B of the policy identifies the violation;
   b. Enforced removal of an Improvement as a result of a violation, at Date of Policy, of a building setback line shown on a plat of subdivision recorded or filed in the Public Records, unless an exception in Schedule B of the policy identifies the violation; or
   c. A notice of a violation, recorded in the Public Records at Date of Policy, of an enforceable Covenant relating to environmental protection describing any part of the Land and referring to that Covenant, but only to the extent of the violation of the Covenant referred to in that notice, unless an exception in Schedule B of the policy identifies the notice of the violation.

4. This endorsement does not insure against loss or damage (and the Company will not pay costs, attorneys' fees, or expenses) resulting from:
   a. any Covenant contained in an instrument creating a lease;
   b. any Covenant relating to obligations of any type to perform maintenance, repair, or remediation on the Land; or
   c. except as provided in Section 3.c, any Covenant relating to environmental protection of any kind or nature, including hazardous or toxic matters, conditions, or substances.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous
endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

Dennis J. Gilmore
President

Jeffrey J. Robinson
Secretary

ALTA 9.2-06 Covenants, Conditions and Restrictions Improved Land - Owner's Policy (Rev. 4-2-12)
First American

MULTIPLE TAX PARCEL ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of:

1. those portions of the Land identified below not being assessed for real estate taxes under the listed tax identification numbers or those tax identification numbers including any additional land:
   Parcel: Tax Identification Numbers: 070-280-012-000 (Parcel One)
   070-280-013-000 (Parcels Two, Three and Four) 070-280-014-000 (Parcel Five) 070-280-017-000
   (Parcel Six) 070-280-010-000 (Parcel Seven) 070-280-016-000 (Parcel Eight) 070-280-015-000
   (Portion of Parcel Nine) 070-290-001-000 (Portion of Parcel Nine) 070-290-002-000 (Parcel Ten)
   070-290-004-000 (Parcel Eleven)

2. the easements, if any, described in Schedule A being cut off or disturbed by the nonpayment of
   real estate taxes, assessments of other charges imposed on the servient estate by a
   governmental authority.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any
of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of
Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous
endorsement is inconsistent with an express provision of this endorsement, this endorsement controls.
Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior
endorsements.

Date: 02/02/2016

First American Title Insurance Company

[Signatures]

First American Title Insurance Company
First American

LOCATION ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of the failure of a

(A) 113 Hickory Lane, Davis; (B) 115 and 118 Hickory Lane, Davis and 1111, 1165 and 1185 Olive Drive, Davis; (C) 1223 Olive Drive, Davis

known as (A) Commercial Structure; (B) Single Family Residences; (C) MultiFamily Residence,

to be located on the Land at Date of Policy.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

[Signature]

Dennis J. Glime
President

Jeffrey J. Robinson
Secretary
First American

ACCESS AND ENTRY ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured if, at Date of Policy (i) the Land does not abut and have both actual vehicular and pedestrian access to and from Hickory Lane and Olive Drive (the "Street"), (ii) the Street is not physically open and publicly maintained, or (iii) the Insured has no right to use existing curb cuts or entries along that portion of the Street abutting the Land.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

Dennis J. Cimino
President

Jeffrey S. Robinson
Secretary
First American

SAME AS SURVEY ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of the failure of the Land as described in Schedule A to be the same as that identified on the survey made by Morrow Surveying dated August 2015 and Revised_______, and designated Job No. 2891-001.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

[Signature]

Dennis J. Gilmore
President

Jeffrey S. Robinson
Secretary

First American Title Insurance Company
First American

EASEMENT - DAMAGE OR ENFORCED REMOVAL ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured if the exercise of the granted or reserved rights to use or maintain the easement(s) referred to in the Exception(s) 13, 14, 15, 18, 19, 21, 22, 23, 24, 27 and 28 of Schedule B results in:

1. damage to an existing building located on the Land, or

2. enforced removal or alteration of an existing building located on the Land.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

Dennis J. Canore
President

Jeffrey S. Robinson
Secretary

Form 50-10588 (7-1-14)
ENDORSEMENT

Attached to Policy No. NCS-716663

Issued by

First American Title Insurance Company

The policy is amended by deleting paragraph 14 of Conditions.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

CLTA Form 110.1-06 (03-09-07)
ALTA - Owner or Lender
POLICY AUTHENTICATION ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

When the policy is issued by the Company with a policy number and Date of Policy, the Company will not deny liability under the policy or any endorsements issued with the policy solely on the grounds that the policy or endorsements were issued electronically or lack signatures in accordance with the Conditions.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

IN WITNESS WHEREOF, the Company has caused this endorsement to be issued and become valid when signed by an authorized officer or licensed agent of the Company.

Date:

First American Title Insurance Company

[Signature]

Dennis J. Gironne
President

Jeffrey S. Robinson
Secretary
SUBDIVISION ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of the failure of the Land to constitute a lawfully created parcel according to the subdivision statutes and local subdivision ordinances applicable to the Land.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date:

First American Title Insurance Company

Dennis J. Gilmore
President

Jeffrey S. Robinson
Secretary
CONTIGUITY - MULTIPLE PARCELS ENDORSEMENT

Issued by

First American Title Insurance Company

Attached to Policy No.: NCS-716663

File No.: NCS-716663-SAC4

The Company insures against loss or damage sustained by the Insured by reason of:

1. the failure of the Land to be contiguous to

   Parcels Seven, One, Two, Three, Four and Five to be contiguous to their common boundaries and Parcels Six, Seven, Nine, Ten and Eleven to be contiguous to their common boundaries; or

2. the presence of any gaps, strips, or gores separating any of the contiguous boundary lines described above.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

Date: 02/02/2016

First American Title Insurance Company

[Signatures of Dennis J. Gilmore, President, and Jeffrey S. Robinson, Secretary]
ENDORSEMENT

Attached to Policy No. NCS-716663

Issued By

First American Title Insurance Company

The Company insures against loss or damage sustained by the Insured by reason of damage to existing improvements, including lawns, shrubbery or trees, resulting from the exercise of any right to use the surface of the Land for the extraction or development of water excepted from the description of the Land or shown as a reservation in Schedule B.

This endorsement is issued as part of the policy. Except as it expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsements, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance. To the extent a provision of the policy or a previous endorsement is inconsistent with an express provision of this endorsement, this endorsement controls. Otherwise, this endorsement is subject to all of the terms and provisions of the policy and of any prior endorsements.

CLTA Form 103.5-06 (03-09-07)
ALTA - Owner or Lender
Privacy Information

We Are Committed to Safeguarding Customer Information

In order to better serve your needs now and in the future, we may ask you to provide us with certain information. We understand that you may be concerned about what we will do with such information - particularly any personal or financial information. We agree that you have a right to know how we will utilize the personal information you provide to us. Therefore, together with our subsidiaries we have adopted this Privacy Policy to govern the use and handling of your personal information.

Applicability

This Privacy Policy governs our use of the information that you provide to us. It does not govern the manner in which we may use information we have obtained from any other source, such as information obtained from a public record or from another person or entity. First American has also adopted broader guidelines that govern our use of personal information regardless of its source. First American calls these guidelines its Fair Information Values.

Types of Information

Depending upon which of our services you are utilizing, the types of nonpublic personal information that we may collect include:

- Information from you on applications, forms, and other communications to us, whether in writing, in person, by telephone or any other means;
- Information about your transactions with us, our affiliated companies, or others; and
- Information we receive from a consumer reporting agency.

Use of Information

We request information from you for our own legitimate business purposes and not for the benefit of any nonaffiliated party. Therefore, we will not release your information to nonaffiliated parties except: (1) as necessary for us to provide the product or service you have requested of us; or (2) as permitted by law. We may, however, store such information indefinitely, including the period after which any customer relationship has ceased. Such information may be used for any internal purpose, such as quality control efforts or customer analysis. We may also provide all of the types of nonpublic personal information listed above to one or more of our affiliated companies. Such affiliated companies include financial service providers, such as title insurers, property and casualty insurers, and trust and investment advisory companies, or companies involved in real estate services, such as appraisal companies, home warranty companies and escrow companies. Furthermore, we may also provide all the information we collect, as described above, to companies that perform marketing services on our behalf, on behalf of our affiliated companies or to other financial institutions with whom we or our affiliated companies have joint marketing agreements.

Former Customers

Even if you are no longer our customer, our Privacy Policy will continue to apply to you.

Confidentiality and Security

We will use our best efforts to ensure that no unauthorized parties have access to any of your information. We restrict access to nonpublic personal information about you to those individuals and entities who need to know that information to provide products or services to you. We will use our best efforts to train and oversee our employees and agents to ensure that your information will be handled responsibly and in accordance with this Privacy Policy and First American’s Fair Information Values. We currently maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.

Information Obtained Through Our Web Site

First American Financial Corporation is sensitive to privacy issues on the Internet. We believe it is important you know how we treat the information about you we receive on the Internet.

In general, you can visit First American or its affiliates’ Web sites on the World Wide Web without telling us who you are or revealing any information about yourself. Our Web servers collect the domain names, not the e-mail addresses, of visitors. This information is aggregated to measure the number of visits, average time spent on the site, pages viewed and similar information. First American uses this information to measure the use of our site and to develop ideas to improve the content of our site.

There are times, however, when we may need information from you, such as your name and email address. When information is needed, we will use our best efforts to let you know at the time of collection how we will use the personal information. Usually, the personal information we collect is used only by us to respond to your inquiry, process an order or allow you to access specific account/profile information. If you choose to share any personal information with us, we will only use it in accordance with the policies outlined above.

Business Relationships

First American Financial Corporation’s site and its affiliates’ sites may contain links to other Web sites. While we try to link only to sites that share our high standards and respect for privacy, we are not responsible for the content or the privacy practices employed by other sites.

Cookies

Some of First American’s Web sites may make use of “cookie” technology to measure site activity and to customize information to your personal tastes. A cookie is an element of data that a Web site can send to your browser, which may then store the cookie on your hard drive. FirstAm.com uses stored cookies. The goal of this technology is to better serve you when visiting our site, save you time when you are here and to provide you with a more meaningful and productive Web site experience.

Fair Information Values

Fairness We consider consumer expectations about their privacy in all our businesses. We only offer products and services that assure a favorable balance between consumer benefits and consumer privacy.

Public Record We believe that an open public record creates significant value for society, enhances consumer choice and creates consumer opportunity. We actively support an open public record and emphasize its importance and contribution to the economy.

Use We believe we should behave responsibly when we use information about a consumer in our business. We will obey the laws governing the collection, use and dissemination of data.

Accuracy We will take reasonable steps to help assure the accuracy of the data we collect, use and disseminate. Where possible, we will take reasonable steps to correct inaccurate information.

When, as with the public record, we cannot correct inaccurate information, we will take all reasonable steps to assist consumers in identifying the source of the erroneous data so that the consumer can secure the required corrections.

Education We endeavor to educate the users of our products and services, our employees and others in our industry about the importance of consumer privacy. We will instruct our employees on our fair information values and on the responsible collection and use of data. We will encourage others in our industry to collect and use information in a responsible manner.

Security We will maintain appropriate facilities and systems to protect against unauthorized access to and corruption of the data we maintain.

Form 50-PRIVACY (9/11/10) Privacy Information 2001-2010 First American Financial Corporation)