

RECORDING REQUESTED BY
CITY OF POMONA

WHEN RECORDED, MAIL TO:

CITY OF POMONA-CITY CLERK
505 S. Garey Ave. P.O. Box 660
Pomona, CA 91769

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

TITLE

NOTICE OF LOT MERGER

- ☒ **Exempt from the fee per GC 27388.1 (a) (2)(D);** "Any real estate instrument, paper, or notice executed or recorded by the state or any county, municipality, or other political subdivision of the state."
- ☒ **Exempt from fees per GC 27383;** "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."

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NOTICE OF LOT MERGER

Subdivision Map Act

LM1-2020

The lot lines of the following described properties have been merged under the provision of Section 66499.20.3 of the Subdivision Map Act of the State of California and local ordinances enacted pursuant thereto by the City of Pomona. It has been determined that evidence submitted is reasonable in nature and sufficient to constitute a certificate of compliance in accordance with provisions of Section 66499.35 (a) of the Subdivision Map Act and local ordinances enacted pursuant thereto by the City of Pomona.

The City of Pomona has no objection to the property owned by **Realty Income Properties 23 LLC**, as shown in the Los Angeles County Assessors Map Book and listed as **8348-012-043**, per the attached **Exhibit "A"** and **Exhibit "B"**, and located at **790 W. Holt Avenue, Pomona, CA**, being sold or leased as a single parcel. Therefore, the City of Pomona does not consider this transaction to be in violation of the Subdivision Map Act of the State of California.

The City Council of the City of Pomona, California heard evidence on _____, and approved this Lot Merger.

Property Address: **790 W. Holt Avenue, Pomona, CA**

Realty Income Properties 23, LLC, a Delaware limited liability company

By: Realty Income Corporation, a Maryland corporation, its sole and managing member

Owners' Name(s): Realty Income Properties 23, LLC

Signature(s): 

Print Name(s): TJ Chun

Title(s): SVP, Investments & Head of Asset Management
Authorized Officer

THE CITY OF POMONA

BY: _____

Matt Pilarz, P.E.
Acting City Engineer

NOTARY ACKNOWLEDGMENT REQUIRED

See Attached Certificate

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
 County of San Diego
 On October 29, 2020 before me, Angela M. Cummings
 Date Here Insert Name and Title of the Officer
 personally appeared Mr. Taejeon Chun
 Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Place Notary Seal and/or Stamp Above

Signature [Signature]
 Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Notice of Lot Merger - City of Pomona, CA.

Document Date: _____ Number of Pages: 2

Signer(s) Other Than Named Above: _____ T.J. Chun

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: Investments & Head of Asset Management

☐ Corporate Officer – Title(s): _____ ☒ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General ☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact ☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator ☐ Trustee ☐ Guardian or Conservator

☐ Other: _____ ☐ Other: _____

Signer is Representing: _____ Signer is Representing: Realty Income Corporation