

Primary Owner:
Secondary Owner:
Mail Address:
 ALAMEDA CA 94501
Site Address: 3737 MACARTHUR BLVD
 OAKLAND CA 94619
Assessor Parcel Number: 030 -1980-137
Phone: - -
Census Tract: 4070.00
Housing Tract Number:
Lot Number:
Page Grid: 650 -F6
Legal Description:

Property Characteristics



Bedrooms -	Year Built -	Square Feet -
Bathrooms -	Garage - /	Lot Size - 3,750 SF / 0.086 AC
Total Rooms -	Fireplace -	Number of Units - 0
Zoning -	Pool -	Use Code - Store/Office (mixed use)
No of Stories -	Latitude - 37.79165	Longitude - -122.1993
Building Style -		



Transfer Date - 11/27/2001	Seller - LIM, TREVINA N; HOWARD G & TREVINA N LIM REVOCABLE TRUST,	Document # - 2001456983BK-PG: -
Transfer Value - \$448,000		Cost Per Square Feet - N/A
First Loan Amount - \$300,000	Lender - SINCERE FSB MTG	

Assessment & Tax Information



Assessed Value - \$484,292	Percent Improvement - 89.96%	Homeowner Exemption -
Land Value - \$48,645	Tax Amount - \$8,574.86	Tax Rate Area - 17-001
Improvement Value - \$435,647	Tax Account ID -	Tax Status - Current
Market Improvement Value -	Market Land Value -	Market Value-
TaxYear : 2006		

Prior Transfer

Recording Date	11/27/2001	Document #	2001456983
Price	\$448,000	Document Type	Grant Deed
First TD	\$300,000	Type of Sale	Full-Computed from Transfer Tax

Mortgage Doc # 2001456984
Lender Name SINCERE FSB
Buyer Name YU, EDDY GAO ZHI; CHANG, FREDA YU
Buyer Vesting Joint Tenancy
Seller Name LIM, TREVINA N; HOWARD G & TREVINA N LIM REVOCABLE TRUST,

Legal Description

Block: 15 Subdivision: MAP OF KEY ROUTE HEIGHTS OAKLAND Map Ref: MB25 PG17
Abbreviated Description: PORTION BLK15
City/Muni/Twp: OAKLAND

YU EDDY G & CHANG FRED A Y
3737 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 3,750 SF
 Year Built: Garage:

CHEN WEN YI & VAN CHAU L
3731 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 3500 SF Lot Size: 3,500 SF
 Year Built: Garage:

**CORNERSTONE MISSIONARY BAPTIST
 CHURCH OF OAKLAND**
3725 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 2800 SF Lot Size: 4,000 SF
 Year Built: Garage:

GRIGSBY DANIEL W & SARATH S
3711 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 9,000 SF
 Year Built: 1940 Garage:

WEINSTEIN RICHARD L & LINDA M TRS
3711 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 4000 SF Lot Size: 8,713 SF
 Year Built: Garage:

**NICOLA NICK S JR & R S & RISHWAIN
 GEORGIANNA S**
3730 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 3,941 SF
 Year Built: Garage:

**NICOLA NICK S JR & R S & RISHWAIN
 GEORGIANNA S**
3734 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 1288 SF Lot Size: 3,363 SF
 Year Built: Garage:

CHENG BETTY & WONG WANDA
3724 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 3,941 SF
 Year Built: Garage:

PAULISICH DOUGLAS J
3720 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 4,203 SF
 Year Built: Garage:

OKAMOTO DOROTHY
3714 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 2765 SF Lot Size: 3,675 SF
 Year Built: Garage:

BOMBERGER ROBERT B & SOPHIA W
3700 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: 13 Bathrooms: 12.0
 Square Feet: 6688 SF Lot Size: 6,000 SF
 Year Built: Garage:

WOO WAYNE & JEANNETTE L TRS
3807 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: 3232 SF Lot Size: 3,750 SF
 Year Built: Garage:

YU DIANA
3619 BROWN AVE
OAKLAND CA 94619 Tel: - -
 Bedrooms: 7 Bathrooms: 4.5
 Square Feet: 2878 SF Lot Size: 4,500 SF
 Year Built: 1912 Garage:

LEE PAUL K & CYNTHIA H
3815 MACARTHUR BLVD
OAKLAND CA 94619 Tel: - -
 Bedrooms: Bathrooms:
 Square Feet: Lot Size: 4,000 SF
 Year Built: Garage:

Data Deemed Reliable, But Not Guaranteed.

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**3737 MACARTHUR BLVD, OAKLAND CA 94619-1329
ALAMEDA COUNTY**

Population	ZIP 94619	National
2000	26,142	281,421,906
2004	26,497	303,582,361
2009	26,802	323,785,827
Growth Rate	0.2%	1.2%
Growth Percentile	14.0%	

Households	ZIP 94619	National
2000	9,511	105,480,101
2004	9,466	114,049,635
2009	9,493	121,863,482
Household Growth Rate	-0.1%	1.3%
Average Household Size	2.7	2.6

Families	ZIP 94619	National
2000	6,228	71,787,347
2004	6,201	76,583,133
Family Growth Rate	-0.1%	1.0%

Age Distribution	ZIP 94619	National
0-4	6.0%	6.9%
5-9	6.2%	6.5%
10-14	7.4%	7.0%
15-19	7.3%	7.1%
20-24	6.8%	7.1%
25-44	27.8%	27.9%
45-64	27.9%	25.0%
65-84	8.9%	10.7%
85+	1.8%	1.8%

Median Age	ZIP 94619	National
2004	37.5	36.5
Male/Female Ratio	46.5% / 53.5%	49.2% / 50.8%

Household Income	ZIP 94619	National
% <\$25K	15.6%	22.7%
% \$25K-50K	20.5%	25.8%
% \$50K-100K	32.4%	31.8%
% \$100K-150K	17.3%	12.1%
% >\$150K	14.2%	7.7%

Median Household Income	ZIP 94619	National
2004	\$68,048.00	\$51,546.00
2009	\$80,738.00	\$60,704.00

Per Capita Income

\$32,928.00

\$27,084.00

Household Income Percentile

ZIP 94619

National

National

88.0%

State

72.0%

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Laurel Elementary **.10Mi. from subject property**

3750 Brown Ave.
Oakland, CA 94619-4619
510-879-1310

- Kindergarten - Grade 5
- Student Teacher Ratio: 1:19.4
- Full Time Equivalent Administrators: 28

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	Total
78	80	81	70	72	83	464



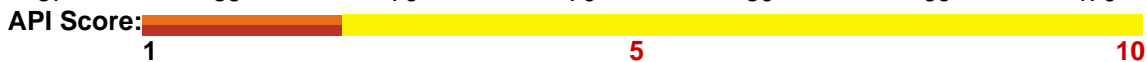
Allendale Elementary **.19Mi. from subject property**

3670 Penniman Ave.
Oakland, CA 94619-4619
510-879-1010

- Kindergarten - Grade 5
- Student Teacher Ratio: 1:19.8
- Full Time Equivalent Administrators: 31

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	Total
87	85	79	70	80	69	470



Harte (Bret) Middle **.77Mi. from subject property**

3700 Coolidge Ave.
Oakland, CA 94602-4602
510-879-2060

- Grade 6 - Grade 8
- Student Teacher Ratio: 1:18.3
- Full Time Equivalent Administrators: 61

Grade Membership

GR - 6	GR - 7	GR - 8	Total
354	308	303	965



Fremont Senior High

1.99Mi. from subject property

4610 Foothill Blvd.
Oakland, CA 94601-4601
510-879-3020

- Grade 9 - Grade 12
- Student Teacher Ratio: 1:21.8
- Full Time Equivalent Administrators: 93

Grade Membership

GR - 9	GR - 11	GR - 12	Total
3	194	104	301



OAKLAND UNIFIED

1025 Second Ave.
Oakland , CA 94606-2212
TEL: 510-879-8100

- Grade Span KG-12
- Pupil Teacher Ratio: 18.7:1
- Total Enrollment: 52,501
- Number of High School Graduates: 1,617
- Number of High Teachers: 660
- Number of Teacher Aids: 307
- Number of Guidance Counselors: 59
- Number of School Administrators: 159
- Number of Schools : 100

About School Report

The Public School report lists schools within the district boundary of the subject property. For confirmation on schools within this district, please contact Student Services office of your assigned district.

API Index

The Academic Performance Index (API) measures academic performance and growth of schools, which includes results of the Stanford 9. The API reports a numeric scale that ranges from 200 to 1000. A school's score or position on the API indicates the level of a school's performance.

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ST LAWRENCE O TOOLE SCHOOL .43Mi. from subject property

3695 HIGH STREET
OAKLAND, CA 94619-
510-530-0266
Gender: Coed

- Kindergaten - Grade 8
- Roman Catholic
- Student Teacher Ratio: 1:21.73
- Full Time Equivalent Administrators : 12.8

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	Total
29	32	32	30	29	31	34	33	277

FRED FINCH YOUTH CENTER .72Mi. from subject property

3800 COOLIDGE
OAKLAND, CA 94602-
415-482-2244
Gender: Coed

- Grade 7 - Grade 12
- Nonsectarian
- Student Teacher Ratio: 1:8.6
- Full Time Equivalent Administrators : 5

Grade Membership

GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
4	9	9	10	12	7	43

MILLS COLLEGE CHILDREN'S SCHOOL .78Mi. from subject property

5000 MACARTHUR BLVD
OAKLAND, CA 94613-
510-430-3253
Gender: Coed

- Prekindergarten - Grade 3
- Nonsectarian
- Student Teacher Ratio: 1:12.67
- Full Time Equivalent Administrators : 3

Grade Membership

PK	KDGN	GR - 1	GR - 2	GR - 3	Total
47	11	7	10	10	85

GOLDEN GATE ACADEMY .93Mi. from subject property

3800 MOUNTAIN BOULEVARD
OAKLAND, CA 94619-
510-531-0110
Gender: Coed

- Grade 1 - Grade 12
- Seventh-Day Adventist
- Student Teacher Ratio: 1:17.73
- Full Time Equivalent Administrators : 11

Grade Membership

GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
16	19	12	18	14	14	11	18	18	24	21	17	195

ELHURST CHRISTIAN PRESCHOOL .93Mi. from subject property

3780 MOUNTAIN BLVD
OAKLAND, CA 94619-
510-530-1571
Gender: Coed

- Prekindergarten - Kindergarten
- Christian (no specific denomination)
- Student Teacher Ratio: 1:6
- Full Time Equivalent Administrators : 1

Grade Membership

PK	KDGN	Total
13	6	19

FIRST COVENANT TREEHOUSE PRSCH .93Mi. from subject property

4000 REDWOOD RD
OAKLAND, CA 94619-
510-531-0320
Gender: Coed

- Prekindergarten - Kindergarten
- Other
- Student Teacher Ratio: 1:18
- Full Time Equivalent Administrators : 1

Grade Membership

PK	KDGN	Total
80	18	98

RASKOB DAY SCHOOL .94Mi. from subject property

3520 MOUNTAIN BOULEVARD
OAKLAND, CA 94619-
510-436-1275

- Grade 3 - Grade 8
- Nonsectarian
- Student Teacher Ratio: 1:8.4

Gender: Coed • Full Time Equivalent Administrators : 5

Grade Membership

GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	Total
2	3	7	9	10	42

ST JARLATH ELEMENTARY SCHOOL 1.03Mi. from subject property

2634 PLEASANT STREET • Kindergaten - Grade 8
 OAKLAND, CA 94602- • Roman Catholic
 510-532-4387 • Student Teacher Ratio: 1:27.16
 Gender: Coed • Full Time Equivalent Administrators : 9.5

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	Total
27	31	29	34	22	24	31	36	258

PATTEN ACADEMY OF CHRISTIAN EDUCATION 1.13Mi. from subject property

2433 COOLIDGE AVENUE • Kindergaten - Grade 12
 OAKLAND, CA 94601- • Christian (no specific denomination)
 510-533-3121 • Student Teacher Ratio: 1:10.35
 Gender: Coed • Full Time Equivalent Administrators : 19.1

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
14	17	15	13	5	10	12	13	22	22	25	13	15	198

LINCOLN CHILD CENTER MIDDLE SCHOOL 1.14Mi. from subject property

4368 LINCOLN AVE • Grade 1 - Grade 10
 OAKLAND, CA 94602- • Nonsectarian
 510-531-3111 • Student Teacher Ratio: 1:8.22
 Gender: Coed • Full Time Equivalent Administrators : 9

Grade Membership

GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	Total
3	4	4	9	13	16	15	3	3	1	74

OAKLAND MONTESSORI SCHOOL 1.15Mi. from subject property

3625 FRUITVALE AVENUE • Prekindergarten - Grade Un
 OAKLAND, CA 94602- • Nonsectarian
 510-482-3111 • Student Teacher Ratio: 1:5.58
 Gender: Coed • Full Time Equivalent Administrators : 4.1

Grade Membership

PK	Total
20	43

HEAD ROYCE SCHOOL 1.15Mi. from subject property

4315 LINCOLN AVENUE • Kindergaten - Grade 12
 OAKLAND, CA 94602- • Nonsectarian
 510-531-1300 • Student Teacher Ratio: 1:8.94
 Gender: Coed • Full Time Equivalent Administrators : 82.1

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
35	34	38	36	34	36	56	81	82	82	72	79	74	734

A CHILD'S WORLD MONTESSORI SCHOOL**1.21Mi. from subject property**

3668 DIMOND AVENUE
 OAKLAND, CA 94602-
 510-531-8566
 Gender: Coed

- Prekindergarten - Grade 2
- Nonsectarian
- Student Teacher Ratio: 1:4.18
- Full Time Equivalent Administrators : 5.5

Grade Membership

PK	KDGN	GR - 1	GR - 2	Total
33	7	11	5	56

REDWOOD DAYCARE**1.26Mi. from subject property**

3245 SHEFFIELD AVE.
 OAKLAND, CA 94602-
 510-534-0200
 Gender: Coed

- Prekindergarten - Grade 8
- Nonsectarian
- Student Teacher Ratio: 1:12.36
- Full Time Equivalent Administrators : 19.5

Grade Membership

PK	KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	Total
16	21	22	22	18	22	22	44	32	257

ST CYRIL SCHOOL**1.54Mi. from subject property**

3200 62ND
 OAKLAND, CA 94605-
 510-638-9445
 Gender: Coed

- Kindergaten - Grade 8
- Roman Catholic
- Student Teacher Ratio: 1:22.3
- Full Time Equivalent Administrators : 7.6

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	Total
22	25	19	21	16	21	13	16	170

About School Report**PrivateSchools**

As private schools are not subject to district boundaries, we list up to 15 of the schools closest to the subject property within a five mile radius of the subject property.

IMPORTANT INFORMATION - PLEASE READ CAREFULLY

The Natural Hazard Brief is offered without liability by DisclosureSource, who suggests you thoroughly investigate any natural hazard disclosure company offering their services in conjunction with the sale or purchase of real property.

The Natural Hazard Brief is intended to increase public knowledge of hazardous conditions that may affect real property. The information listed below is not guaranteed. DisclosureSource assumes no liability (express or implied) for any error in the listed information or any misinterpretation or misuse of the information.

The Natural Hazard Brief may not be used as a substitute disclosure under California Civil Code § 1103.2. Information on our complete line of disclosure products and service is available by contacting DisclosureSource Customer Support (800) 880-9123 or visiting our website at www.disclosuresource.com

Property Address: 3737 MACARTHUR BLVD, OAKLAND CA 94619			
Tax Assessor Identification #: 030 -1980-137		Tracking #: 06001_185276_64769_4	
INQUIRY RESULTS	Yes	No	*Not Determined
FLOOD HAZARDS: Is the property located within			
A Designated Special Flood Hazard Area?			✓
An Area Of Potential Flooding?			✓
FIRE HAZARDS: Is the property located within			
A Very High Fire Severity Zone?			✓
Wildland Area That May Contain Substantial Forest Fire Risks and Hazards?			✓
GEOLOGIC HAZARDS: Is the property located within			
An Alquist-Priolo Earthquake Fault Zone?			✓
A Seismic Hazard Zone?			✓
*A delineation in this field indicates additional research is necessary to accurately complete your inquiry			
ORDER FORM			
Escrow has opened for the above referenced property. Please provide the report(s) requested below and invoice the file.			
<input type="checkbox"/>	Expanded PLUS: Fulfills basic statutory requirements (6 Zones) NHDS, Toxic Mold, Mello Roos, Megan's Law, Military Ordinance, Airport Prox.; Local Disclosures and Reference Maps; PLUS Special Tax Assessment Report		\$79.95
<input type="checkbox"/>	The Premium report: A powerful disclosure tool for sellers and agents that is designed to meet a higher standard of care. Receive the benefits of the Expanded PLUS Report AND our Environmental Information Report		\$99.95
<input type="checkbox"/>	Commercial Report: Designed to meet the exacting standards required in commercial transactions. Includes standard disclosures, Natural Hazard information identified by local jurisdictions AND color reference maps, Tax Data.		\$99.95
DELIVERY OPTIONS			
<input type="checkbox"/>	Copies delivered to Escrow and Seller's Agent (default)	<input type="checkbox"/>	E-Mail to: 1) _____
<input type="checkbox"/>	All copies delivered to Escrow		2) _____
<input type="checkbox"/>	Fax To Escrow	<input type="checkbox"/>	Fax To Agent: 3) _____
ESCROW INFORMATION			
Company: _____	Escrow Officer: _____		
Address: _____	Escrow #: _____		
City/State: _____	Zip: _____		
Phone: _____	Fax: _____		

2950 Buskirk Avenue, Suite 310, Walnut Creek, CA 94596 Customer Service 800.880.9123 Facsimile 800.287.8673