

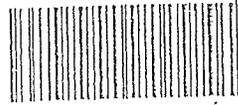
49/279



STATE OF HAWAII  
BUREAU OF CONVEYANCES  
RECORDED

August 21, 2017 8:01 AM

Doc No(s) A-64420258



1 1/1 CGG  
B-33037262

/s/ LESLIE T. KOBATA  
REGISTRAR

Return by Mail (..) Pickup ( ) To:

TAKUSHI Wong Lee & Yee  
Davis Pacific Center  
841 Bishop St STE 925  
HONOLULU, HI 96813  
Attn: DICKSON C.H. Lee

Land Court ( ) Regular (X) Double ( )

TGA-491425-9

Total Number of Pages 15

RG

TMK: (1) 5-9-023-001  
(1) 5-9-024-001  
(1) 6-1-002-022

AFFIDAVIT

STATE OF HAWAII )  
 )  
CITY AND COUNTY OF HONOLULU )

ss:

DICKSON C.H. LEE, Attorney for A Charitable Foundation Corporation, a Nevada nonprofit corporation duly registered as a foreign nonprofit corporation in the State of Hawaii, Affiant, being first duly sworn on oath deposes and says as follows:

That affiant is the attorney for A Charitable Foundation Corporation, a Nevada nonprofit corporation duly registered as a foreign nonprofit corporation in the State of Hawaii, and makes this affidavit on his knowledge and belief and that he is competent to testify to these facts in a law of court.

That on May 5, 2017, the Department of Planning & Permitting, City and County of Honolulu, File No. 2014/SUB-161 approved the consolidation and resubdivision of Lot 179 of File Plan 860, being portions of Grant 5159 to L.B. Nevin and Grant 5236 to Earl K. Ellsworth, and Lot 1-B-2 as shown on Map 8 of Land Court Application 561, into three lots: Lot A of 79.031 acres(for State Park Reserve), and Lots B of 9.237 acres and C of 5.691 acres (for

agricultural purposes); together with a 50-foot wide private right-of-way (Lot D) for Maulukua Road.

That attached hereto are metes and bounds descriptions, a certified plat map and a letter from Robert K.Y. Lee, Registered Surveyor, certifying that the metes and bounds descriptions conform to the accompanying plat map.

That affiant request that the original certified plat map which size is 44 x 32 inches submitted herewith, and does not comply to recording requirement, be returned and the reduced version of said map be substituted in lieu thereof.

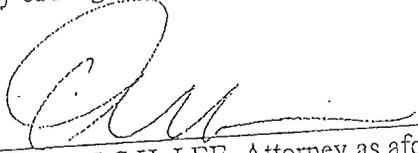
That the current owner of land hereinabove described is A Charitable Foundation Corporation, a Nevada nonprofit corporation duly registered as a foreign nonprofit corporation in the State of Hawaii, whose address is P.O. Box 909, Haleiwa, Hawaii 96712.

That I declare, under penalty and perjury, that all matters herein stated are true to my knowledge, information and belief.

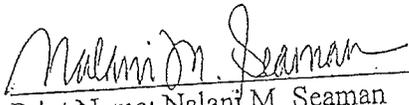
[SIGNATURE ON NEXT PAGE]

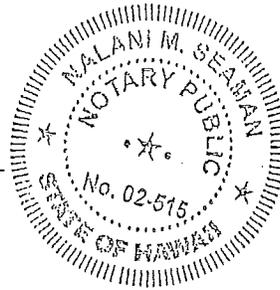
Further, affiant sayeth not.

DATED: Honolulu, Hawaii this 15th day of August, 2017.

  
DICKSON C.H. LEE, Attorney as aforesaid

This 15 -page Affidavit dated August 15, 2017  
was subscribed and sworn to before me on  
August 15, 2017 in the First Circuit,  
State of Hawai'i by Dickson C.H. Lee.

  
Print Name: Nalani M. Seaman  
Notary Public, State of Hawai'i  
My commission expires: October 20, 2018



Phone: (808) 538-3857  
Fax: (808) 537-9478  
E-mail: survey@towillshigoka.com

TOWILL, SHIGEOKA & ASSOCIATES, INC.  
LAND SURVEYORS  
2153 North King Street, Suite 308  
Honolulu, Hawaii 96819

July 21, 2017

I, Robert K.Y. Lee, am a Licensed Professional Land Surveyor, Certificate Number 5075, in the State of Hawaii.

Attached hereto, is a true and correct copy of the letter from the Planning Director, City and County of Honolulu, dated May 5, 2017, granting final approval for the Consolidation and Resubdivision of Lot 179 of File Plan 860, and Lot 1-B-2 as shown on Map 8 of Land Court Application 561, into three Lots: Lots A, B and C; together with a 50-foot wide private right-of-way (Lot D) for Maulukua Road turnaround. [FILE NO. 2014/SUB-161].

Attached hereto, also, is a true and correct reduced copy of the approved map depicting the Consolidation and Resubdivision and copies of the metes and bounds description for Lots A, B, C and D. Said metes and bounds descriptions conforms to the approved survey map and is accurate and correct to the best of my knowledge.



Sincerely yours,

TOWILL, SHIGEOKA & ASSOCIATES, INC.

A handwritten signature in cursive script that reads "Robert K.Y. Lee".

Robert K.Y. Lee  
Licensed Professional Land Surveyor  
Certificate Number 5075

DEPARTMENT OF PLANNING AND PERMITTING  
**CITY AND COUNTY OF HONOLULU**

650 SOUTH KING STREET \* HONOLULU, HAWAII 96813  
 Phone: (808) 768-8000 \* Fax: (808) 768-4950

KIRK CALDWELL  
 MAYOR



KATHY K. SOKUGAWA  
 ACTING DIRECTOR  
 TIMOTHY F. T. HIU  
 DEPUTY DIRECTOR

SUBDIVISION	
File Number	: 2014/SUB-161
Project	: SUB / Pupukea -- Maulukua Rd. (Pupukea Ridge Preservation Project) /
Location	:
Tax Map Key	: 5-9-023:001 (various)
Owner	: A Charitable Foundation Corporation
Surveyor	: Towill, Shigeoka & Associates, Inc.
Agent	: WILSON OKAMOTO & ASSOCIATES

**Description of the Proposal:** Consolidation and resubdivision of Lot 179 of File Plan 860, being portions of Grant 5159 to L.B. Nevin and Grant 5236 to Earl K. Ellsworth, and Lot 1-B-2 as shown on Map 8 of Land Court Application 561, into three lots: Lot A of 79.031 acres (for State Park Reserve), and Lots B of 9.237 acres and C of 5.691 acres (for agricultural purposes); together with a 50-foot wide private right-of-way (Lot D) for Maulukua Road turnaround.

The existing water system is not designed for agricultural demands. The proposed subdivision does not increase the existing number of zoning lots for agricultural uses. However, no further subdivision of Lots B and C to create additional agricultural lots will be permitted.

The applicant is responsible for recording the Declaration of Restrictive Covenants for agricultural uses with the Bureau of Conveyances and submitting a certified copy of the recorded document to the Department of Planning and Permitting.

*Approval* was granted to the proposal.

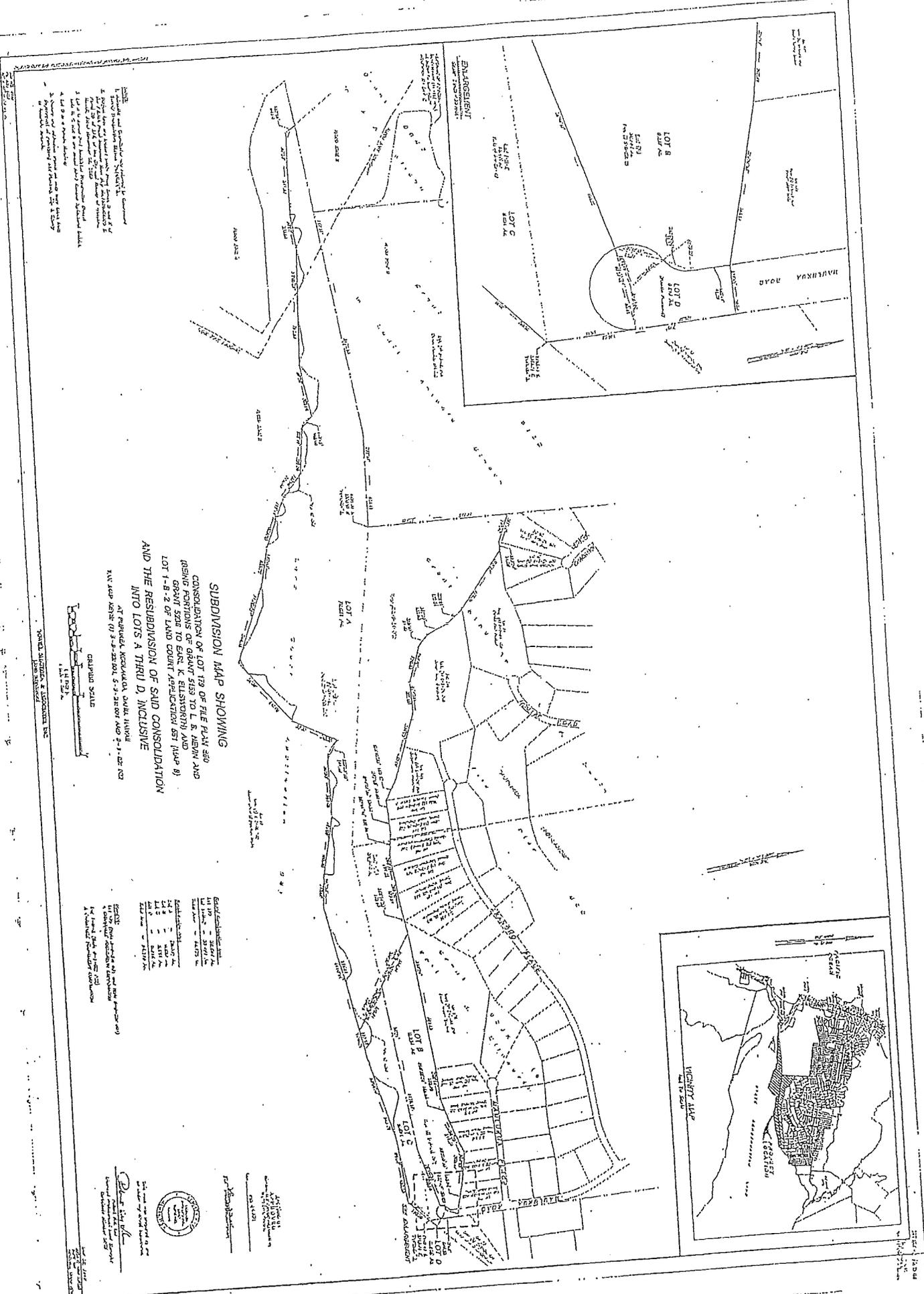
The completion of the private road turnaround improvements has been verified.

Copies of the final survey map with the stamp of approval are enclosed.

**THIS COPY IS NOTIFICATION OF THE ACTION TAKEN AND THE DATE IT WAS SIGNED.**

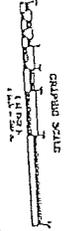

FR
ACTING DIRECTOR
May 5, 2017  
 \_\_\_\_\_  
 SIGNATURE TITLE DATE

This action does not constitute approval of any other required permits, such as building or sign permits. Should you have any questions, please call the Subdivision Branch at 768-8100 or 768-8099.



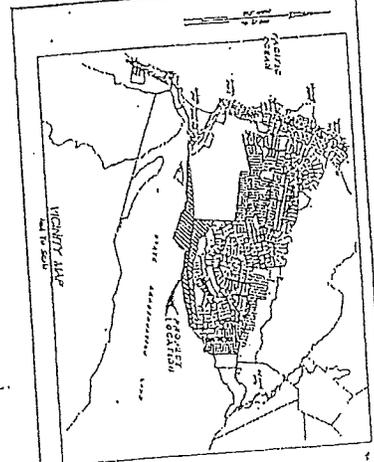
- NOTES:
1. The boundaries and dimensions shown on this map are based on the original survey of the land shown on the map.
  2. The area shown on this map is not to be used for any other purpose than that for which it was originally intended.
  3. The area shown on this map is not to be used for any other purpose than that for which it was originally intended.
  4. The area shown on this map is not to be used for any other purpose than that for which it was originally intended.
  5. The area shown on this map is not to be used for any other purpose than that for which it was originally intended.

**SUBDIVISION MAP SHOWING**  
**CONSOLIDATION OF LOT 129 OF FILE PLAN 500**  
**BEING PORTIONS OF ONE (1) 500 TO L. S. HEAVY AND**  
**GRANT SEAS TO ONE (1) BELMONT ST AND BY**  
**LOT 1-B-2 OF LAND COURT APPLICATION 581 (MAP B)**  
**AND THE RESUBMISSION OF SAID CONSOLIDATION**  
**INTO LOTS A THRU D, INCLUSIVE**  
 AT PARKWAY, KENNESHA, OREGON, UNDER MAP NO. 11-1-10-100



JOHN W. HARRIS & ASSOCIATES, INC.  
 1100 10TH AVENUE  
 SEASIDE, OREGON

Lot	Area (Acres)	Area (Sq. Ft.)
Lot A	0.12	8,200
Lot B	0.15	10,200
Lot C	0.18	12,400
Lot D	0.20	13,800
<b>Total</b>	<b>0.65</b>	<b>44,600</b>



JOHN W. HARRIS & ASSOCIATES, INC.  
 1100 10TH AVENUE  
 SEASIDE, OREGON

LOT A

Being a portion of the Consolidation and Resubdivision  
of Lot 179 of Pupukea Highlands (File Plan 860)  
and Lot 1-B-2 of Land Court Application 561 (Map 8)

Being also portions of Grant 5159 to L. B. Nevin  
and Grant 5236 to Earl K. Ellsworth

Situated at Pupukea, Koolauloa, Oahu, Hawaii

Beginning at the Northerly corner of this parcel of land, being also the Southwest corner of Lot 65 of "Pupukea Highlands" Subdivision (FILE PLAN 860), the coordinates of said point of beginning referred to Government Survey Triangulation Station "PUPUKEA" being 5,732.87 feet South and 1,193.96 feet West, and thence running by azimuths measured clockwise from True South:

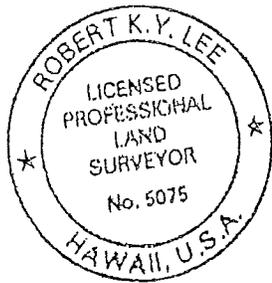
1. 299° 10' 197.47 feet along Lot 65 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
2. 272° 20' 51.26 feet along Lot 66 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
3. 315° 20' 477.35 feet along Lot 74 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
4. 325° 01' 138.54 feet along Lot 144 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
5. 342° 20' 150.00 feet along the same;
6. 318° 00' 97.00 feet along the same;
7. 295° 40' 250.00 feet along the same;
8. 274° 35' 205.00 feet along the same;
9. 296° 05' 450.00 feet along Lots 144 and 145 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
10. 306° 15' 30" 160.67 feet along Lot 145 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
11. 272° 15' 90.00 feet along Lot 146 of "Pupukea Highlands" Subdivision (FILE PLAN 860)

- 12. 274° 01' 30" 134.62 feet along Lots 146 and 147 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 13. 283° 01' 30" 151.76 feet along Lots 147 and 148 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 14. 268° 22' 174.23 feet along Lots 148 and 149 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 15. 268° 55' 173.94 feet along Lots 149 and 150 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 16. 265° 14' 30" 178.97 feet along Lots 150 and 173 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 17. 308° 32' 734.45 feet along Lots B and C, being portions of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8);
- 18. 84° 08' 14" 866.64 feet along Lot 12 of Land Court Application 561 (Map 11);
- 19. 102° 30' 215.00 feet along the same;
- 20. 109° 00' 400.00 feet along the same;
- 21. 96° 30' 380.00 feet along the same;
- 22. 129° 55' 30" 141.48 feet along the same;
- 23. 33° 00' 340.00 feet along the same;
- 24. 56° 30' 545.00 feet along the same;
- 25. 118° 05' 37" 548.35 feet along the same;
- 26. 109° 00' 255.00 feet along the same;
- 27. 119° 45' 325.00 feet along the same;
- 28. 135° 00' 228.00 feet along the same;
- 29. 102° 45' 305.00 feet along the same;

- |     |             |  |
|-----|-------------|--|
| 30. | 140° 45'    | 108.00 feet along the same;  |
| 31. | 86° 30'     | 355.00 feet along the same;  |
| 32. | 99° 05' 05" | 792.23 feet along the same;  |
| 33. | 90° 00'     | 233.00 feet along the same;  |
| 34. | 97° 30'     | 541.93 feet along the same;  |
| 35. | 152° 18'    | 80.00 feet along the same;   |
| 36. | 267° 31'    | 2129.68 feet along the South side of Grant 5087 to A. A. Wilson and Grant 5162 to Louis Antonie Ginaca;  |
| 37. | 277° 17'    | 639.11 feet along the South side of Grant 5162 to Louis Antonie Ginaca;  |
| 38. | 186° 22'    | 964.44 feet along the East side of Grant 5162 to Louis Antonie Ginaca, to the point of beginning and containing an area of 79.031 Acres, more or less. |

TOGETHER With:

An Easement being 1.481 Acres, more or less, as set forth by Land Court Order No. 22150, filed January 10, 1964. Said easement grants a perpetual right of way over the wagon road over Lots 14 and 15, Pupukea Homesteads, the centerline of which is more particularly described by direct azimuth and distance.



2153 North King Street, Suite 308  
 Honolulu, Hawaii 96819  
 Revised July 27, 2017  
 Job No. 4496

TOWILL, SHIGEOKA & ASSOCIATES

*Robert K.Y. Lee*  
 Robert K.Y. Lee  
 Licensed Professional Land Surveyor  
 Certificate Number 5075



- 7. 269° 24' 943.69 feet along Lots 173 and 174 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 8. 272° 16' 188.70 feet along Lot 174 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 9. 258° 38' 30" 168.84 feet along Lot 175 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 10. 254° 58' 20" 211.24 feet along Lot 176 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 11. 284° 15' 208.49 feet along Lot 177 of "Pupukea Highlands" Subdivision (FILE PLAN 860);
- 12. 289° 50' 30" 165.94 feet along Lot 178 of "Pupukea Highlands" Subdivision (FILE PLAN 860), to the point of beginning and containing an area of 9.237 Acres, more or less.



2153 North King Street, Suite 308  
 Honolulu, Hawaii 96819  
 March 09, 2012  
 Job No. 4496

TOWILL, SHIGEOKA & ASSOCIATES

Robert K. Y. Lee  
 Licensed Professional Land Surveyor  
 Certificate Number 5075

LOT D

Roadway Lot

Being a portion of the Consolidation and Resubdivision  
of Lot 179 of Pupukea Highlands (File Plan 860)  
and Lot 1-B-2 of Land Court Application 561 (Map 8)

Being also a portion of Grant 5236 to Earl K. Ellsworth

Situated at Pupukea, Koolauloa, Oahu, Hawaii

Beginning at the Northwest corner of this parcel of land, being also the Southeast corner of Lot 178 of "Pupukea Highlands" Subdivision (FILE PLAN 860), the coordinates of said point of beginning referred to Government Survey Triangulation Station "PUPUKEA" being 6,958.04 feet South and 3,276.92 feet East, and thence running by azimuths measured clockwise from True South:

1. 273° 45' 50.00 feet along the South end of Maulukua Road;
2. 3° 45' 105.37 feet along Lot 13 of "North Shore Heights" Subdivision (FILE PLAN 1049);
3. Thence along Lot C, being a portion of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8), on a curve to the right with a radius of 43.00 feet, the chord azimuth and distance being:  
85° 57' 45" 85.21 feet;
4. Thence along Lot B, being a portion of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8), on a curve to the right with a radius of 43.00 feet, the chord azimuth and distance being:  
205° 18' 15" 51.91 feet;
5. Thence along the same, on a curve to the left with a radius of 32.00 feet, the chord azimuth and distance being:  
213° 05' 30" 31.36 feet;

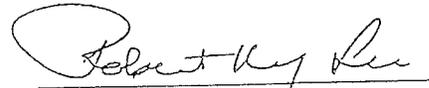
6. 183° 45'

41.30 feet along the same, to the point of beginning and containing an area of 0.216 Acres, more or less.



2153 North King Street, Suite 308  
Honolulu, Hawaii 96819  
March 09, 2012  
Job No. 4496

TOWILL, SHIGEOKA & ASSOCIATES

  
Robert K. Y. Lee  
Licensed Professional Land Surveyor  
Certificate Number 5075

LOT C

Being a portion of the Consolidation and Resubdivision  
of Lot 179 of Pupukea Highlands (File Plan 860)  
and Lot 1-B-2 of Land Court Application 561 (Map 8)

Being also a portion of Grant 5236 to Earl K. Ellsworth

Situated at Pupukea, Koolauloa, Oahu, Hawaii

Beginning at the Southeast corner of this parcel of land, being also the Southwest corner of Lot 13 of "North Shore Heights" Subdivision (FILE PLAN 1049), the coordinates of said point of beginning referred to Government Survey Triangulation Station "PUPUKEA" being 7,160.43 feet South and 3,313.74 feet East, and thence running by azimuths measured clockwise from True South:

1. 50° 00' 190.00 feet along Lot 12 of Land Court Application 561 (Map 11);
2. 90° 00' 420.00 feet along the same;
3. 80° 08' 06" 543.29 feet along the same;
4. 84° 08' 14" 222.57 feet along the same;
5. 128° 32' 339.91 feet along Lot A, being a portion of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8);
6. 268° 21' 1118.17 feet along Lot B, being a portion of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8);
7. 258° 10' 30" 400.05 feet along the same;

8. Thence along Roadway Lot D, being a portion of the consolidation and resubdivision of Lot 179 of "Pupukea Highlands" Subdivision (FILE PLAN 860) and Lot 1-B-2 of Land Court Application 561 (Map 8), on a curve to the left with a radius of 43.00 feet, the chord azimuth and distance being:  
265° 57' 45" 85.21 feet;

9. 3° 45' 94.18 feet along Lot 13 of "North Shore Heights" Subdivision (File Plan 1049), to the point of beginning and containing an area of 5.691 Acres, more or less.



2153 North King Street, Suite 308  
Honolulu, Hawaii 96819  
March 09, 2012  
Job No. 4496

TOWILL, SHIGEOKA & ASSOCIATES

A handwritten signature in cursive script that reads "Robert K.Y. Lee".

Robert K.Y. Lee  
Licensed Professional Land Surveyor  
Certificate Number 5075