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April 23, 2018

Tracy Yamaguchi, Escrow Officer
Title Guaranty Escrow Services
460 Kilauea Avenue, Suite 101
Pāhoa, HI 96778

via e-mail (tyamaguchi@tghawaii.com)

Dear Ms. Yamaguchi:

**SUBJECT: Pre-existing Lots of Record Determination
Portions of Grant 9854, Also Being Portions of Lot 2, Section B,
Waiākea Homesteads, Third Series
Waiākea, South Hilo, Island of Hawai'i, Hawai'i
TMK: (3) 2-4-004:004, 005 & 104**

We have received your correspondence of April 6, 2018.

We have reviewed our department records, and those of the Department of Finance–Real Property Tax Division (RPT) in accordance with Article 11 (Pre-existing Lots) of the Subdivision Code (Sections 23-117 through 23-120).

Our review of the records has found the following:

1. Parcel No. 004 was recorded on December 8, 1959 in libre 3738, page 195 containing 20.08 acres;
2. Parcel No. 005 was recorded on December 9, 1959 in libre 3739, page 285 containing 10.04 acres;;
3. Parcel No. 104 was recorded on December 9, 1959 in libre 3739, page 285 containing 18.30 acres;
4. Per Section 23-118(c), the lots were created prior to May 1, 1999 by recordation with the Department of Land and Natural Resources' Bureau of Conveyances, and therefore, they are legally created lots of record; and
5. We find no record of them having been previously consolidated with each other any other adjacent land.

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Page 2
April 23, 2018

However, this office has recently finalized two subdivision applications for these parcels. FSA-SUB-15-001513 consolidated Parcels 004 and 104 and resubdivided them into 12 lots and a road lot. FSA-SUB-16-001633 subdivided Parcel 005 into 3 lots.

Should you have any questions, please feel free to contact Jonathan Holmes of this department.

Sincerely,



MICHAEL YEE
Planning Director

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xc: Tax Maps and Records Supervisor
Real Property Tax Division-Hilo
G. Bailado, GIS Analyst (via e-mail)