

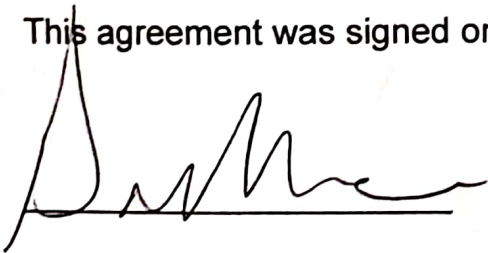
PARKING SPACE RENTAL AGREEMENT

- I. **The Parties.** This agreement dated on the 6th day of January 2022 by and between **Kimball's Mobile Electronics** with a mailing address of 2313 Abercorn Street in the City of Savannah, State of Georgia (Hereinafter known as the 'Lessor') and **Sobremesa LLC** with a mailing address of 2312 Abercorn Street in the City of Savannah, State of Georgia (Hereinafter known as the 'Lessee') for a parking space located at: 2313 Abercorn St, Savannah, GA 31401.
- II. **Term.** The term of this agreement shall begin on the 1st day of March 2022 and continue:
- (Check One)**
- until the 1st day of March 2027, with a 5-year option to extend
- on a month-to-month basis. Termination may be made by either party with at least 30 days' written notice. All notices shall be sent to the parties' information in Section I.
- III. **Rent.** The rental payment shall be due on the 1st of every month in the amount of dollars (\$50). Payment shall be delivered to the Lessor by the Lessee in the following manner:
- Check or Cash.
- IV. **Subletting.** The Lessee is not allowed to sublease (sublet) the space without the direct written consent from the Lessor.
- V. **Current Registration & Insurance.** Lessee may only use the space for vehicles that are up-to-date with all State and local registration. In addition, all

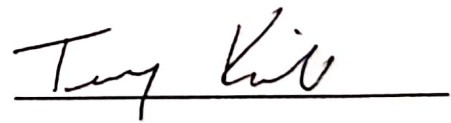
vehicles must maintain current with insurance that is legal under the State of registration.

- VI. **Maintenance.** Lessee is required to keep the vehicle in good repair and free of hazardous leaks of oils or liquids. No repairs of any type are allowed on the parking space and, if needed, must be towed to a location that allows such activities.
- VII. **Use of Space & Damage.** The use of the space may only be for the parking of a vehicle that is owned/leased by the owner. No storage of personal property may be allowed in the space. Lessor is not liable for any damage done to the vehicle or personal property taken from it. All liability to the vehicle and personal property will be responsibility of the Lessee.
- VIII. **Governing Law.** This agreement shall be governed under the laws in the State of Georgia.

This agreement was signed on the 6th day of January 2022.



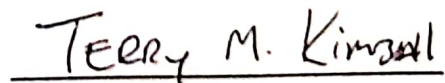
Lessor's Signature



Lessee's Signature



Lessor's Printed Name



Lessee's Printed Name