

State of Georgia)
)
County of Chatham)

Consent to 1st Lease Amendment
Extending the Term & Reinstatement of Lease

This amendment to that certain Lease dated July 25, 2014, by and between Lee, West and Walsh, L.P., the Landlord, and The Mayor and Aldermen of the City of Savannah, the Tenant, for the premises of approximately 2570 RSF located at 6555 Abercorn Street, Suite 222 and 224, 2nd Floor, Abercorn Center, Savannah, Georgia, and;

Whereas, the Lease terminated on December 31, 2018 and whereas the parties wish to reinstate and extend the Lease; and desire to amend said Lease on the terms hereinafter set forth, on and as of the effective date of this amendment and if in conflict with any provisions of that certain Lease, this amendment shall control and;

Now, Therefore, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, both parties do agree to the following:

1. Upon execution of this amendment, the Lease shall be fully reinstated in full force and effect; and the said Lease is extended for an additional period of three (3) years beginning January 1, 2019 through December 31, 2021; and upon the same terms and conditions, except that the rent shall be in the amount of \$145,020.00, payable for the convenience of the Tenant only, as follows:

January 1, 2019 through December 31, 2019, \$3,910.00 per month;

January 1, 2020 through December 31, 2020, \$4,027.00 per month;

January 1, 2021 through December 31, 2021, \$4,148.00 per month; and paid promptly on the first day of the month during the extended term. The parties further agree to be bound by the terms and conditions of the Lease and these terms and conditions are made a part of this amendment by reference.

2. Provided that Tenant is not in default hereunder, Tenant may terminate this lease on February 29, 2020. If Tenant terminates this Lease under this paragraph, Tenant shall provide Landlord written notice to terminate ("Termination Notice") at least sixty (60) days in advance ("Notice Period"). Tenant shall continue to pay all sums due hereunder during the Notice Period.

3. Electronic Signatures. Each party agrees that the Electronic Signatures, whether digital or encrypted, of the parties included in this Agreement are intended to authenticate this writing and to have the same force and effect as manual signatures. Electronic Signature means any electronic sound, symbol, or process attached to or logically associated with a record and executed and adopted by a party with the intent to sign such record, including facsimile or email electronic signatures pursuant to the Georgia Uniform Electronic Transactions Act (O.C.G.A. § 10-12-1 et seq.) as amended from time to time.

Except as otherwise specifically amended hereby, said lease as heretofore, amended shall remain in full force and effect in accordance with its terms.

IN WITNESS WHEREOF, the parties hereto have duly executed this Amendment of the Lease as of January 4, 2019.

TENANT: The Mayor and Aldermen of
the City of Savannah

LANDLORD: Lee, West and Walsh, L.P.
By: EHL, Inc.
Its: Sole General Partner
By: Rebecca L. West, President

_____ (L.S.)

 (L.S.)

By: _____

Its: _____