

EXHIBIT A

Fiscal Lease Year	Ending Lease Year	Annual Rent Payment	Annual Rent/S.F.
1	10/4/2019	\$ 45,927	\$ 0.40
2	10/4/2020	\$ 47,304	\$ 0.41
3	10/4/2021	\$ 48,724	\$ 0.42
4	10/4/2022	\$ 50,185	\$ 0.44
5	10/4/2023	\$ 51,691	\$ 0.45
6	10/4/2024	\$ 53,242	\$ 0.46
7	10/4/2025	\$ 54,839	\$ 0.48
8	10/4/2026	\$ 56,484	\$ 0.49
9	10/4/2027	\$ 58,178	\$ 0.51
10	10/4/2028	\$ 59,924	\$ 0.52
First Renewal Term			
11	10/4/2029	\$ 61,721	\$ 0.54
12	10/4/2030	\$ 63,573	\$ 0.55
13	10/4/2031	\$ 65,480	\$ 0.57
14	10/4/2032	\$ 67,445	\$ 0.59
15	10/4/2033	\$ 69,468	\$ 0.60
Second Renewal Term			
16	10/4/2034	\$ 71,552	\$ 0.62
17	10/4/2035	\$ 73,699	\$ 0.64
18	10/4/2036	\$ 75,910	\$ 0.66
19	10/4/2037	\$ 78,187	\$ 0.68
20	10/4/2038	\$ 80,533	\$ 0.70
Third Renewal Term			
21	10/4/2039	\$ 82,949	\$ 0.72
22	10/4/2040	\$ 85,437	\$ 0.74
23	10/4/2041	\$ 88,000	\$ 0.77
24	10/4/2042	\$ 90,640	\$ 0.79
25	10/4/2043	\$ 93,359	\$ 0.81