

AMENDED AND RESTATED EXHIBIT F- RENT TABLE

Rental Period	Leased Premises s.f.	Gross Rent Monthly Payment	Gross Rent Annual Payment	Gross Rent Per SF Per Year	Additional Rent Monthly Payment	Additional Rent Annual Payment	Total Monthly Payment	Total Annual Pmt. for Rental Period
01/01/17 to 04/30/17 (1)	10803	\$14,674.08	N/A	\$16.30	\$0.00	\$0.00	\$14,674.08	\$58,696.30
05/01/17 to 12/31/17 (2)	TBD	TBD	TBD	\$16.30 (2)			TBD	TBD
08/01/17 to 12/31/17 (3)					\$2,904.92	\$14,524.60		
01/01/18 to 12/31/18	15325	\$21,440.20	\$257,282.35	\$16.79	\$2,904.92	\$34,859.04	\$24,345.12	\$292,141.39
01/01/19 to 12/31/19	15325	\$22,083.40	\$265,000.82	\$17.29	\$2,904.92	\$34,859.04	\$24,988.32	\$299,859.86
01/01/20 to 12/31/20	15325	\$22,745.90	\$272,950.85	\$17.81	\$2,904.92	\$34,859.04	\$25,650.82	\$307,809.89
01/01/21 to 12/31/21	15325	\$23,428.28	\$281,139.37	\$18.35	\$2,904.92	\$34,859.04	\$26,333.20	\$315,998.41
01/01/22 to 12/31/22	15325	\$24,131.13	\$289,573.55	\$18.90	\$2,904.92	\$34,859.04	\$27,036.05	\$324,432.59
01/01/23 to 12/31/23 (4) & (5)	17651	see footnote #4	\$327,335.76	\$18.54	\$2,904.92	\$34,859.04	see footnote #5	\$362,194.80
01/01/24 to 12/31/24	17651	\$28,595.44	\$343,145.28	\$19.44	\$2,904.92	\$34,859.04	\$31,500.36	\$378,004.32
01/01/25 to 12/31/25	17651	\$29,453.30	\$353,439.64	\$20.02	\$2,904.92	\$34,859.04	\$32,358.22	\$388,298.68
01/01/26 to 12/31/26	17651	\$30,336.90	\$364,042.83	\$20.62	\$2,904.92	\$34,859.04	\$33,241.82	\$398,901.87
01/01/27 to 12/31/27	17651	\$31,398.69	\$376,784.33	\$21.35	\$2,904.92	\$34,859.04	\$34,303.61	\$411,643.37
01/01/28 to 12/31/28	17651	\$32,497.65	\$389,971.78	\$22.09	\$2,904.92	\$34,859.04	\$35,402.57	\$424,830.82
01/01/29 to 12/31/29	17651	\$33,635.07	\$403,620.79	\$22.87	\$2,904.92	\$34,859.04	\$36,539.99	\$438,479.83
01/01/30 to 12/31/30	17651	\$34,812.29	\$417,747.52	\$23.67	\$2,904.92	\$34,859.04	\$37,717.21	\$452,606.56
01/01/31 to 12/31/31 (6)	17651	\$36,030.72	\$432,368.68	\$24.50	\$2,904.92 (6)	\$34,859.04	\$38,935.64	\$467,227.72
Option Term 1								
01/01/32 to 12/31/32 (7) & (8)	17651	\$37,291.80	\$447,501.59	\$25.35	\$2,904.92 (7)	\$20334.44 (7)	see footnote #8	\$467,836.03
01/01/33 to 12/31/33	17651	\$38,597.01	\$463,164.14	\$26.24	\$0.00	\$0.00	\$38,597.01	\$463,164.14
01/01/34 to 12/31/34	17651	\$39,947.91	\$479,374.89	\$27.16	\$0.00	\$0.00	\$39,947.91	\$479,374.89
01/01/35 to 12/31/35	17651	\$41,346.08	\$496,153.01	\$28.11	\$0.00	\$0.00	\$41,346.08	\$496,153.01
01/01/36 to 12/31/36	17651	\$42,793.20	\$513,518.36	\$29.09	\$0.00	\$0.00	\$42,793.20	\$513,518.36
Option Term 2								
01/01/37 to 12/31/37	17651	\$44,290.96	\$531,491.51	\$30.11	\$0.00	\$0.00	\$44,290.96	\$531,491.51
01/01/38 to 12/31/38	17651	\$45,841.14	\$550,093.71	\$31.17	\$0.00	\$0.00	\$45,841.14	\$550,093.71
01/01/39 to 12/31/39	17651	\$47,445.58	\$569,346.99	\$32.26	\$0.00	\$0.00	\$47,445.58	\$569,346.99
01/01/40 to 12/31/40	17651	\$49,106.18	\$589,274.13	\$33.38	\$0.00	\$0.00	\$49,106.18	\$589,274.13
01/01/41 to 12/31/41	17651	\$50,824.89	\$609,898.73	\$34.55	\$0.00	\$0.00	\$50,824.89	\$609,898.73
Option Term 3								
01/01/42 to 12/31/42	17651	\$52,603.77	\$ 631,245.18	\$35.76	\$0.00	\$0.00	\$52,603.77	\$631,245.18
01/01/43 to 12/31/43	17651	\$54,444.90	\$ 653,338.77	\$37.01	\$0.00	\$0.00	\$54,444.90	\$653,338.77
01/01/44 to 12/31/44	17651	\$56,350.47	\$ 676,205.62	\$38.31	\$0.00	\$0.00	\$56,350.47	\$676,205.62
01/01/45 to 12/31/45	17651	\$58,322.73	\$ 699,872.82	\$39.65	\$0.00	\$0.00	\$58,322.73	\$699,872.82
01/01/46 to 12/31/46	17651	\$60,364.03	\$ 724,368.37	\$41.04	\$0.00	\$0.00	\$60,364.03	\$724,368.37

Footnotes:

- (1) This Gross Rent pertains to the square footage per the Lease.
- (2) During this Rental Period, Gross Rent was based upon the circumstances of occupancy as delineated in Paragraph 4 of the Lease. Lessor's Work was completed on August 1, 2017.
- (3) Additional Rent commenced on August 1, 2017, and the City paid five months in calendar 2017.
- (4) The Gross Rent for January and February 2023 equals \$24,855.06 per month. Commencing on March 1, 2023, the Gross Rent increases to \$27,762.56 per month.
- (5) The total monthly payment for January and February 2023 equals \$27,759.98 per month. Commencing on March 1, 2023, the total monthly payment increases to \$30,667.48 per month.
- (6) If the City does not exercise Option 1, then at the end of the Initial Term, the City shall pay on December 31, 2031 the balance of the Additional Rent due which equates to \$522,885.60 less the total number of Additional Rent payments by the City to said date (the "**Additional Rent Balance**").
- (7) If the City does exercise Option 1, then the payment of the Additional Rent Balance is NOT due at the end of the Initial Term, and the City shall pay in calendar year 2032 seven monthly Additional Rent payments of \$2,904.92 each totaling \$20,334.44
- (8) The total monthly payment for the first seven months in 2032 equals \$40,196.72 per month. Commencing on August 1, 2032, the total monthly payment changes to \$37,291.80 per month.