

**THIRD AMENDMENT TO COMMERCIAL LEASE AGREEMENT  
BETWEEN  
RIVIERA BEACH COMMUNITY REDEVELOPMENT AGENCY  
AND  
MTN INVESTMENTS, INC.**

This FIRST AMENDMENT TO LEASE AGREEMENT is entered into as of this \_\_\_\_\_ day of \_\_\_\_\_, 2019, by and between **MTN Investments, Inc.**, a Florida corporation (hereinafter called "Lessor"), and **Riviera Beach Community Redevelopment Agency**, a body corporate and politic created pursuant to Part III, Chapter 163, Florida Statutes (hereinafter called "Lessee").

WITNESSETH:

**WHEREAS**, a Lease (the "Original Lease") was entered into by and between Landlord and Agency dated December 14<sup>th</sup>, 2016, to continue parking services on the vacant land at Plaza Circle by which expanded to the adjacent parking lot and providing additional spaces on the leased property; and

**WHEREAS**, the term of the Original Lease was for two years ending January 31, 2019; and

**WHEREAS**, the Agency and the Landlord approved Resolution 2016-24 on to enter into a new agreement collectively be referred to as the "Lease"); and

**NOW, THEREFORE**, in consideration of the rents, mutual covenants and agreements contained herein, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto hereby agree as follows:

1. Term of Lease. The Term of the Lease is extended for an additional three-year period from February 13, 2019, until February 13, 2022 with a two year option with right of first refusal to purchase the property, at a 5% increased rent at the rate (\$30,429.00 plus real estate taxes)

2. Scope of Amendment. Except as otherwise provided for or as amended herein, all other terms and conditions of the Lease shall remain unchanged and in full force and effect throughout the remainder of the term, and any permitted extensions thereto, unless further amended by written agreement between the parties hereto.

3. Governing Law. This Amendment shall be governed by and under the laws of the State of Florida.

4. Counterparts. This Amendment may be executed in counterparts, each of which shall be deemed an original, but all of which shall constitute one and the same instrument.

**IN WITNESS WHEREOF**, the parties hereto have executed this Amendment as of the date first written above.

**LANDLORD:**

Witness:

\_\_\_\_\_  
Name \_\_\_\_\_

\_\_\_\_\_  
Name: \_\_\_\_\_

MTN Investments, Inc.

By: \_\_\_\_\_

Name:

Title:

**TENANT:**

Witness:

\_\_\_\_\_  
Name \_\_\_\_\_

\_\_\_\_\_  
Name: \_\_\_\_\_

Riviera Beach Community Redevelopment  
Agency

By: \_\_\_\_\_

Name:

Title: