

SCHEDULE

Title Reference 50271007

Fit out to the Landlord on the date of all rent reviews.

The Lessor will give permission for the Lessee to undertake the following works, all works will be carried out in a professional and tradesman like manner:

1. To increase the ground floor office area at their sole expense.

Deposit Two (2) months rental plus GST in advance being \$12,833.33

Rent Free Period The Lessor will grant the Lessee a rent-free period of five (5) months from the Commencement Date, but normal outgoings are payable from the Commencement Date.

Investment liabilities - Bond held for Bilson Road.