

COMMERCIAL LEASE AGREEMENT

This Agreement is made on the 4th day of May 2019

The Landlord leases to the Tenant the Premises for the term of the Lease and at the Rent and on the conditions set out in this Agreement, together with necessary access over any Common Areas.

SCHEDULE

Item 1	Landlord	The Trustee for The Kim & Carl Superfund
Item 2	Tenant	Taylor Marine Exhaust & Silencing Systems Pty Ltd
Item 3	Premises	A22, 1 Campbell Parade, MANLY VALE NSW 2093
Item 4	Term of the Lease	1 year starting 4 May 2019 with option to renew
Item 5	Rent	\$220 (no GST) payable weekly
Item 6	How is Rent paid?	Direct credit 112-879 127316740
Item 7	Outgoings	Outgoings paid by the Tenant
Item 8	Termination	Either parties can terminate the agreement by giving one month's notice to the other party.
Item 9	Governing Law	New South Wales

IN WITNESS WHEREOF, the parties have executed this Lease as of the day and year first above written.



Landlord



Tenant