

FIRST AMENDMENT TO LEASE

This First Amendment to Lease (this "First Amendment") is made on August 11, 2016 (the "Effective Date"), by and between the South Bend Redevelopment Commission, the governing body of the City of South Bend Department of Redevelopment (the "Landlord"), and Tapastrie LLC (the "Tenant") (each a "Party," and collectively the "Parties").

RECITALS

A. Landlord and Tenant entered into that certain Lease dated October 16, 2014 (the "Lease"), under which Landlord leased to Tenant the Premises, comprised of approximately 5,900 square feet of commercial space at 201 N. Michigan Street in the City of South Bend, Indiana.

B. The Parties desire to amend the terms of the Lease as stated in this First Amendment.

NOW, THEREFORE, in consideration of the mutual promises and obligations in this First Amendment and the Lease, the adequacy of which consideration is hereby acknowledged, the Parties agree as follows:

1. The following sentence is added after the last sentence of Section 4.2 of the Lease: "Notwithstanding any provision of this Lease to the contrary, Tenant will have no obligation to pay Rent under this Section 4.2 for the months of August 2016 through January 2017, inclusive."

2. Capitalized terms used in this First Amendment will have the meanings set forth in the Lease unless otherwise stated herein.

3. Unless expressly modified by this First Amendment, the terms and provisions of the Lease remain in full force and effect.

IN WITNESS WHEREOF, the Parties hereby execute this First Amendment to Lease to be effective on the Effective Date stated above.

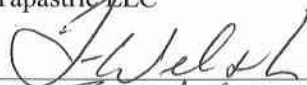
South Bend Redevelopment Commission

Marcia I. Jones, President

ATTEST:

Donald E. Inks, Secretary

Tapastrie LLC



By: Tom Welsh

Title: Partner

Date: August 6, 2016