

**SECOND AMENDMENT TO
LEASE AGREEMENT**

THIS SECOND AMENDMENT TO LEASE AGREEMENT (“Second Amendment”) is made the 25th day of May 2017 by and between the Milwaukee Board of School Directors, a school district organized under Chapter 119 of the Wisconsin Statutes (“MPS”), and Greater Holy Temple Christian Learning Center, Corp.. (“GHT”); and

WHEREAS, MPS and GHT entered into that certain Lease Agreement (“the Lease”) dated May 30, 2008; and

WHEREAS, MPS and GHT entered into that certain First Amendment to Lease Agreement dated March 27, 2015;

WHEREAS, MPS and GHT wish to amend the Lease a second time;

NOW, THEREFORE, In consideration of the premises and the mutual obligations of the parties hereto, MPS and GHT hereby covenant and agree as follows:

1. Paragraph 2 of the Lease is amended to read as follows:

2. Term The term shall commence on July 1, 2008 and shall be for (12) years, terminating on June 30, 2020. If the Board resolves to reopen all or a portion of the demised premises as a Milwaukee Public School facility, it may terminate this lease upon service of a 365-day written notice to terminate. If such termination date falls within a scheduled academic semester of Lessee, termination will occur at the conclusion of that academic semester. Upon termination, Lessee shall vacate the premises in a manner consistent with the terms and conditions of the lease. This termination provision shall in no way limit the automatic termination of this lease upon default, or any other right the Board may have to terminate this lease.

2. The following is added to the chart contained in Paragraph 6 of the Lease:

10 th	July 1, 2017 to June 30, 2018	\$569,417.00	\$142,354.25
11 th	July 1, 2018 to June 30, 2019	\$575,111.00	\$143,777.75
12 th	July 1, 2019 to June 30, 2020	\$580,862.00	\$145,215.50

3. Except as modified by the First Amendment, and this Second Amendment, the Lease shall continue in full force and effect as provided therein

[Signatures appear on following page]

IN WITNESS WHEREOF, the parties hereto have caused this Right of Entry to be executed by their duly authorized representatives as of the day and date set forth above.

**MILWAUKEE BOARD
OF SCHOOL DIRECTORS**

By:

Mark Sain
Title: President Milwaukee Board
of School Directors

By:_____
Darienne B. Driver, Ed.D.
Title: Superintendent of Schools

**GREATER HOLY TEMPLE
CHRISTIAN LEARNING
CENTER, CORP.**

By:_____
Reverend James De Shazer
Title: President