

FIRST AMENDMENT TO EVENT SPACE LEASE

This FIRST AMENDMENT TO EVENT SPACE LEASE (this “**Amendment**”) is made and entered into as of the ___ day of _____, 2018 (the “**Effective Date**”), by and between MONTEREY PENINSULA REGIONAL PARK DISTRICT, a California special district, as successor in interest to THE TRUST FOR PUBLIC LAND, a California nonprofit public benefit corporation (“**Landlord**”), and Z GOLF FOOD & BEVERAGE SERVICES, LLC, a California limited liability company dba Wedgewood Wedding & Banquet Center (“**Tenant**”).

R E C I T A L S :

A. Landlord and Tenant entered into that certain Event Space Lease dated as of March 8, 2017 (as the same may have been amended and/or assigned, the “**Lease**”) for premises in Carmel Valley, California (the “**Premises**”).

B. The parties desire to extend the term of the Lease on the terms and conditions set forth in this Amendment while the parties negotiate a new long term lease for the Premises.

A G R E E M E N T :

NOW, THEREFORE, in consideration of the foregoing recitals and the mutual covenants contained herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto hereby agree as follows:

1. **Lease Term.** The reference to “December 31, 2018” in Section 2.1 is deleted in its entirety and replaced with the following: “December 31, 2019”.

2. **Full Force and Effect; Conflict.** Except as modified in this Amendment, the Lease is hereby ratified and confirmed and all the terms, covenants, conditions and agreements therein contained remain in full force and effect. In the event of any conflict between the terms and provisions of the Lease and the terms and provisions of this Amendment, the terms and provisions of this Amendment shall prevail.

IN WITNESS WHEREOF, this Amendment has been executed as of the Effective Date and the undersigned has the full power and authority to bind the entity below for whom it has executed this Amendment.

“**LANDLORD**”

MONTEREY PENINSULA REGIONAL PARK DISTRICT,
a California special district, as successor in interest to **THE TRUST FOR PUBLIC LAND,** a California nonprofit public benefit corporation

By: _____
Name: _____
Title: _____

“**TENANT**”

Z GOLF FOOD & BEVERAGE SERVICES, LLC,
a California limited liability company

By: _____
Name: _____
Title: _____