

SECOND AMENDMENT TO LEASE

THIS AMENDMENT is entered into on the 29th day of May, 2012, between THE CITY OF LEESBURG, FLORIDA, as Landlord, and LEESBURG BOATING CLUB, INC. as Tenant,

WITNESSETH:

THAT Landlord and Tenant entered into a Lease Agreement dated July 16, 1962 (the "Lease"), for premises on Dozier Circle in Leesburg, Florida. The Lease was renewed in 1991 and will expire on July 31, 2022. An Amendment to Lease was entered into in April, 2011, to permit the fencing of certain areas and allow Tenant to restrict use of its dock facilities. Tenant now has requested additional changes to the Lease to extend the term and add additional property, and Landlord has agreed to the requested changes. The parties have entered into this Amendment to set forth those changes.

NOW THEREFORE, for and in consideration of the repairs and improvements to be made by Tenant, the mutual covenants and promises set forth in this Amendment, and other good and valuable considerations, the parties agree as follows:

1. The Term of the Lease, currently due to expire on July 21, 2022, is hereby extended so as to expire on July 31, 2032.
2. Section 1 of the Lease is amended to specify that the property subject to the Lease shall be as described as follows:

Commencing at the Southwest corner of Block 45 of the City of Leesburg, according to the Official Map thereof, as recorded in Plat Book 2, Page 19 of the Public Records of Lake County, Florida; Run South along the Southerly projection of the East boundary line of said Block 45 for a distance 650 feet to the Point of Beginning of this description; thence from said Point of Beginning run West for a distance of 148 feet; thence run South to the waters of the Lake Harris Yacht Basin; thence run easterly along said waters a distance of 190 feet, more or less, to a point that is due south of a point that is 42 feet east of the point of beginning; thence run north to said point laying 42 feet east of the Point of Beginning; thence run West for a distance of 42 feet to the Point of Beginning

3. Except as otherwise modified by this Second Amendment and the previous Amendment referred to above, the Lease shall remain in full force and effect as originally executed, with the term thereof having been extended as recited above.

IN WITNESS WHEREOF, the parties have executed this Amendment.

WITNESSES (two required):

LEESBURG BOATING CLUB, INC.

Kara M. West

BY: Rich A. Kelley
RICH KELLEY, President

Cam Heeter

THE CITY OF LEESBURG, FLORIDA

BY: Sanna Henderson
SANNA HENDERSON, Mayor

ATTEST: Betty Richardson
BETTY RICHARDSON, City Clerk

APPROVED AS TO FORM AND CONTENT:

Paul A. [Signature]
CITY ATTORNEY