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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by: Nicolas Abou-Assaly, Simmons Perrine PLC
and return to: 115 Third Street - Suite 1200, Cedar Rapids, Iowa 52401 (319) 366-7641
Nicolas Abou-Assaly ISBA No. LI0014597 **SPACE ABOVE THIS LINE FOR RECORDER**

AMENDED
FIRST OPTION TO BUY

This Amended First Option to Buy is entered into on the 31 day of December, 2009 by and between Marcheta R. Cooey, a single person ("Cooey"), and David K. Fry, a single person ("Fry").

RECITALS

A. Cooey as Landlord and Fry as Tenant are parties to a Lease dated August 27, 1994, an Addendum dated October 21, 1995 and Amendment No. 1 to Lease dated on or about July 7, 2004 (collectively, the "Lease"), for the leasing of the following described real estate:

Lot 7 of the Plat of Hartwick Lake Club West Subdivision of Part of the S ½ of Section 24, and of Part of the N ½ of Section 25, all in Township 88 North, Range 5 West of the Fifth P.M., Delaware County, Iowa, According to Plat recorded in Book 5 Plats, Page 40 of the records of the Delaware County, Iowa, Recorder ("Parcel A");

And

Lot 8 of the Plat of Hartwick Lake Club West Second Subdivision of Part of the SE ¼ of the SW ¼ of Section 24, and of Part of the NE ¼ of the NW ¼ of Section 25, all in Township 88 North, Range 5 West of the Fifth P.M., Delaware County, Iowa, According to Plat recorded in Book 1999 at Page 3326 of the records of the Delaware County, Iowa, Recorder ("Parcel B"),

(collectively, the "Leased Land").

B. Cooey and Fry are also parties to a First Option to Buy dated April 21, 1995 and filed for record on June 2, 1995 in Book 5 at Page 152 of the records of the Delaware County, Iowa, Recorder (the "Option"), which Option grants Fry certain rights to purchase Parcel "A".

C. The parties have agreed to amend the Option as set forth below.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereby amend the Option such that the Real Estate in its entirety (including Parcel A and Parcel B) are subject to Fry's rights to purchase pursuant thereto.

In all other respects, the Option shall remain unchanged and in full force and effect.

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

Marcheta R. Cooey

David K. Fry

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

This instrument was acknowledged before me on December 31, 2009 by David K. Fry.

Brenda S. Carney
NOTARY PUBLIC - STATE OF IOWA

NOTARIAL SEAL IOWA
BRENDA S. CARNEY
COMMISSION NO. 198699
MY COMMISSION EXPIRES
SEPTEMBR 29, 2010

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

This instrument was acknowledged before me on December 31, 2009 by Marcheta R. Cooey.

Marlys Rees
NOTARY PUBLIC - STATE OF IOWA

NOTARIAL SEAL IOWA
Marlys Rees
COMMISSION NUMBER 191318
My Commission Expires
1-24-2012