Recorded: 7/24/2015 at 2:57:59.0 PM
Fee Amount: $17.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2015 PG: 1976

MEMORANDUM OF LEASE

This is a Memorandum of Lease for the Lease executed on July 29, 2014, between Subway Real Estate, LLC(Grantee) a limited liability company organized under the laws of the State of Delaware, having its principal office at 325 Bic Drive, Milford, CT 06461, hereinafter called "the Tenant", and Crumpton, LLC , (Grantor) having its principal office at: 168 Delhi Rd, Manchester, IA 52057 hereinafter called "the Landlord".

For the purpose of this document and/or the Lease, as well as any exhibits/schedules executed by the Landlord and Tenant, if applicable, the terms "Landlord", "Grantor", and "Lessor" or "Tenant", "Grantee", and "Lessee" as used shall be deemed synonymous.

The Landlord leases to the Tenant the premises as described in the Lease:

1. Premises:

SUBWAY® store number: 12285

Located at: 1205 W. Main St., Manchester, IA, 52057

State of: Iowa County of: DELAWARE

2. Term

The Lease is for a term of 5 Year(s)/0 Month(s)/0 Day(s)

3. Renewal (Option) Periods:

The Tenant shall have the right to renew this lease for: (3) 5-Year options

Lot 5 of Karusco 2nd Subdivision, A Subdivision of Karusco Subdivision in Section 30, Township 89 North, Range 5 West of the 5th P.M., City of Manchester, according to plat recorded in Book 2004, Page 666 Delaware County Records.

Prepared by, and return to:
Attn: Janice Trowbridge
Leasing Department
Franchise World Headquarters, LLC
325 Bic Drive ~ Milford, CT 06461

Acknowledgement - Memorandum of Lease

In Witness whereof the "Landlord" has hereunto executed this document this 24th day of March, 2015.

SUBWAY® store number: 12285
Located at: 1205 W. Main St., Manchester, IA, 52057

Landlord: Crumpton, LLC

Michael Crumpton
Signature

Michael Crumpton
Printed Name

Director, Crumpton, LLC
Title

Witness

Brian Poulle
Printed Witness Name

Witness

Sue R Gallagher
Printed Witness Name

STATE OF Iowa

COUNTY OF Delaware

On this the 24th day of March in the Year 2015, before me, the undersigned, a Notary Public in and for said State, personally appeared Michael Crumpton, Director of Crumpton, LLC personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledge to me that he/she/they executed the same in his/her, their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

NOTARIAL SEAL IOWA
SUE R. GALLAGHER
Commission Number 784813
My Commission Expires
6/27/17

Notary Public

(Notary Seal)

My Commission Expires: 6/27/17

Prepared by, and return to:
Attn: Janice Trowbridge
Leasing Department
Franchise World Headquarters, LLC
325 Bic Drive ~ Milford, CT 06461

Acknowledgment – Memorandum of Lease

STATE OF CONNECTICUT SS: City of Milford

COUNTY OF NEW HAVEN

In Witness whereof the "TENANT" has hereunto executed this document this 11th day of June in the year 2015.

TENANT: Subway Real Estate LLC

Ernest A. Oliver, Jr., Manager

Witness: AnnaMarie Seeley
AnnaMarie Seeley

Witness: Linda Hoagland
Linda Hoagland

On this the 11th day of June in the Year 2015, before me, Janice Marie Lampo the undersigned, a Notary Public in and for said State, personally appeared Ernest A. Oliver, Jr. as Manager of Subway Real Estate, LLC and personally known to me to be the individual whose name is subscribed to the within instrument and acknowledge to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

JANICE MARIE LAMPO NOTARY PUBLIC STATE OF CONNECTICUT

Janice Marie Lampo
NOTARY PUBLIC
State of Connecticut
My Commission Expires
January 31, 2019

Janice Marie Lampo

Janice Marie Lampo, Notary Public
County of New Haven

(Notary Seal)
My Commission Expires: January 31, 2019