

Small Craft Harbors
Fiji Way
Marina del Rey, California

Agreement No. 05246
Amendment No. 8
Approved 11/9/76

BA 55-4 PC 968

NOTICE OF AMENDMENT TO LEASE

TO WHOM IT MAY CONCERN:

Please take notice that on the 9th day of November, 1976, the County of Los Angeles, as Lessor and Del Rey Restaurant Corporation, a California corporation

FREE 20

#8

as Lessee of the following described parcel or parcels of land and water situated within the Marina del Rey Small Craft Harbor of the County of Los Angeles, State of California, previously referred to as Parcel (s) Number 61, now known as Parcel (s) Number 61, legally described in exhibit

"A" attached hereto and incorporated herein, did enter into an agreement amending that certain indenture of lease dated May 10, 1961 *S/15 Dec 19, 1961*

Said original indenture and said agreement of amendment are on file in the official files of the Executive Officer, Board of Supervisors of the County of Los Angeles.

RECORDED IN OFFICIAL RECORDS
LOS ANGELES COUNTY, CA
27 MIN. PAST 3 P.M. DEC 7 1976
Recorder's Office

County of Los Angeles
Department of Small Craft Harbors

By Leo Bialis
Leo Bialis, Chief, Lease & Finance Division

STATE OF CALIFORNIA)
County of Los Angeles) ss.

On this 2nd day of December, A.D., 1976, before me JAMES S. MIZE, Executive Officer and Clerk of the Board of Supervisors of the County of Los Angeles, State of California, residing therein, duly commissioned and sworn, personally appeared LEO BIALIS, known to me to be the Chief, Lease and Finance Division of the Department of Small Craft Harbors of the County of Los Angeles and the person who executed the within instrument on behalf of the County therein named, and acknowledged to me that such County executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year of this certificate first above written.



JAMES S. MIZE, Executive Officer and Clerk
of the Board of Supervisors of the County
of Los Angeles

By Frances L. Husby
Deputy

AMENDMENT NO. 8 TO LEASE NO. 5246
PARCEL NO. 61 - MARINA DEL REY

05246
SUPPLEMENT. 8

RENEGOTIATION OF RENT

THIS AMENDMENT TO LEASE made and entered into this 9th
day of November, 1976,

BY AND BETWEEN COUNTY OF LOS ANGELES, hereinafter
referred to as "County,"
AND DEL REY RESTAURANT CORPORATION,
a California corporation, herein-
after referred to as "Lessee,"

W I T N E S S E T H:

WHEREAS, on May 10, 1961, Lessee and County entered into a
lease and agreement under the terms of which County leased to
Lessee that certain real property located in the Marina del Rey
commonly known as Parcel 61; and

WHEREAS, Section 15 of said lease provides that the square
foot and percentage rentals set forth therein shall be renegotiated
at the end of the first five (5) year period of the lease and at
the end of each ten (10) year period thereafter in accordance with
the standards of fair market value; and

WHEREAS, said Section 15 further provides that such readjust-
ment shall be accomplished by agreement of the parties, and in the
event such agreement cannot be reached, the readjustment shall be
determined by a board of three (3) real estate appraisers in the
manner set forth at length in said Section 15; and

WHEREAS, the parties hereto have arrived at an agreement
upon the readjustment of said rents without the necessity of arbi-
tration by real estate appraisers;

NOW, THEREFORE, in consideration of the mutual agreements,
covenants and conditions contained herein, the parties, and each
of them, agree as follows:

1. Section 12 (SQUARE FOOT RENTAL) of said lease is amended by deleting the first paragraph and substituting the following therefor:

"The total annual rental for the entire leasehold shall be TWENTY-FOUR THOUSAND AND NO/100 DOLLARS (\$24,000.00). The above rental shall remain in full force and effect until the next renegotiation period provided for in Section 15 of the lease."

2. The rental provided for in Section 13 (PERCENTAGE RENTALS) of said lease, as amended, shall remain in full force and effect until the next renegotiation period provided for in Section 15 of the lease.

3. County and Lessee hereby acknowledge that the rentals provided for by this amendment constitute the fair market rental value of the leasehold interest created by this lease and agreement as of the effective date of this amendment. Lessee and County further waive any and all rights they may have to determination of said fair market rental value by a board of real estate appraisers as set forth in Paragraphs 2, 3 and 4 of Section 15 of this lease.

4. The effective date of this amendment shall be May 10, 1976.

5. Every other term and condition contained in said lease and agreement shall remain in full force and effect and is hereby reaffirmed.

IN WITNESS WHEREOF, County has, by order of its Board of Supervisors, caused this amendment to lease to be subscribed by the Chairman of said Board and attested by the Executive Officer-Clerk

thereof, and the Lessee has executed the same the day, month and year first hereinabove written.



DEL REY RESTAURANT CORPORATION,
a California corporation

By James S. Mize

By [Signature]

ATTEST:

JAMES S. MIZE, Executive
Officer-Clerk of the
Board of Supervisors

By [Signature]
Deputy

THE COUNTY OF LOS ANGELES

APPROVED AS TO FORM:

JOHN H. LARSON
County Counsel

By [Signature]
Chairman, Board of Supervisors

By [Signature]
Deputy

ADOPTED
BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

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NOV 9 1976

[Signature]
EXECUTIVE OFFICER

STATE OF CALIFORNIA }
County of Los Angeles } ss

On this 9th day of November, A.D., 19 76, before me JAMES S. MIZE, Executive Officer — Clerk of the Board of Supervisors of the County of Los Angeles, State of California, residing therein, duly commissioned and sworn, personally appeared

BAXTER WARD

_____, known to me to be the Chairman of the Board of Supervisors of the County of Los Angeles and the person who executed the within instrument on behalf of the County therein named, and acknowledged to me that such County executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year of this certificate first above written.

JAMES S. MIZE, Executive Officer — Clerk of the Board of Supervisors

By Shirley Kasper _____
Deputy