

THIRD AMENDMENT TO LEASE AGREEMENT

This Third Amendment of Lease is entered as of this 9th day of May 2023 by and between the **ROMAN CATHOLIC ARCHBISHOP OF LOS ANGELES, A CORPORATION SOLE** on behalf of and for the benefit of **St. Stephen of Hungary Church in Los Angeles** ("Lessor"), and **THE ACCELERATED SCHOOL**, formerly known as The Accelerated Charter Elementary School ("Lessee").

The parties hereto are the parties to that certain Lease Agreement dated April 10, 2019 and two (2) amendments dated April 3, 2020 and May 18, 2021 ("Lease"), covering the premises located at 119 E. 37th Street, Los Angeles CA 90011 ("Premises"). The parties hereto desire to amend the lease.

NOW, THEREFORE, the parties hereto hereby agree as follows:

1. **Term.** The term of this Lease shall be extended for two (2) year commencing July 1, 2023 and ending June 30, 2025.
2. **Rent.** Rent shall remain at the current rate of Five Thousand One Hundred Fifty Dollars (\$5,150.00) per month.
3. **Other.** Except to the extent modified hereby, the Lease Agreement and all of the terms and provision thereof are and shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed and delivered this Third Amendment of Lease to be executed and delivered as of the date first written above.

LESSOR: **THE ROMAN CATHOLIC ARCHBISHOP OF LOS ANGELES, A CORPORATION SOLE** on behalf of and for the benefit of St. Stephen of Hungary Church, Los Angeles

_____ Date: _____
Michael T. Davitt
Director of Real Estate

LESSEE: **THE ACCELERATED SCHOOL**

_____ Date: _____

APPROVAL: ST. STEPHEN OF HUNGARY CHURCH, LOS ANGELES

_____ Date _____
Msgr. Timothy Dyer
Pastor