

AMENDMENT NO. I  
Airport Hangar Lease  
between  
Winnebago County, Wisconsin  
and  
NewView Technologies, Inc.

THIS AMENDMENT NO. I ("Amendment No. I") made and entered into as of October 18, 2022, by and between Winnebago County, Wisconsin ("Lessor") and NewView Technologies, Inc., a Wisconsin corporation.

WITNESSETH:

WHEREAS, Lessor and Lessee have entered into an Airport Hangar Lease dated July 1, 2017 for use of Hangar K-819 located at Wittman Regional Airport.

WHEREAS, the parties wish to affirm the Lease and to add this Amendment No. I in order to remove a small portion of bare land leased next to Hangar K-819. Additionally, the hangar rental rate was raised by 3% per the lease.

NOW, THEREFORE, for and in consideration of the premises, and of the mutual covenants and agreements contained herein, and other valuable consideration, receipt of which is hereby acknowledged, Lessor and Lessee hereby agree to the following Lease amendments, to be effective as of October 18, 2022:

1. Section 1 of the Lease is revised to read as follows:

PREMISES LEASED

The LESSOR does hereby lease to LESSEE the following described premises at said airport, with respect to which LESSEE is to have for the term of this Lease the exclusive use of said described premises as follows: (See Exhibit "A" attached for location of specific leased premises).

A. Hangar Building K 819.

2,500 sq. ft. of aircraft storage building space.

5,750 square feet of paved apron.

2. Section 2 of the Lease is revised to read as follows:

RENTAL

The operator shall pay to the LESSOR rent for the leased premises hereunder as follows.

Hangar Building K 819

November 1<sup>st</sup>, 2022 – June 30, 2023:

Hangar Rental: \$830.77/month  
Paved Apron Rental: \$119.79/month  
\$950.56/month

5,750 square feet of paved apron at \$.25 per square foot per year.  $5,750 \times \$ .25 = \$1,437.50$  per year, \$119.79/mo. Plus sales tax, if applicable.

Rent shall be monthly. All rent due and payable hereunder shall be made payable to the Winnebago County Treasurer, Courthouse, P. O. Box 2808, Oshkosh, WI 54903-2808. The foregoing payee and address information may be changed by the Lessor from time to time provided Lessee is notified in writing of such changes.

3. The following are the only Exhibits to the Lease, and are attached hereto:

(A) Exhibit A attached hereto;

All other exhibits to this Lease are deleted.

IN WITNESS WHEREOF, the parties have caused this Amendment No. I to be executed as of the date first written above.

In the Presence of:

WINNEBAGO COUNTY (LESSOR)

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Jon Doemel, County Executive

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Susan T. Ertmer, County Clerk

NEWVIEW TECHNOLOGIES, INC. (LESSEE)

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Bruce Botterman, President