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## FOURTH AMENDMENT TO LEASE NO. 12508

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THIS FOURTH AMENDMENT TO LEASE NO. 12508 is made and entered, in duplicate, as of January 12, 2006 for reference purposes only, pursuant to a minute order adopted by the City Council of the City of Long Beach at its meeting on January 10, 2006, by and between the CITY OF LONG BEACH, a municipal corporation ("Lessor") and the YOUNG MEN'S CHRISTIAN ASSOCIATION OF GREATER LONG BEACH, a nonprofit corporation ("Lessee").

WHEREAS, the parties entered Lease No. 12508 dated as of March 3, 1975 (the "Lease") for property commonly known as the Fairfield YMCA and more particularly described in the Lease; and

WHEREAS, the Lease was amended as of February 4, 1976 with respect to the construction of improvements, as of February 28, 1977 with respect to replacing Exhibit "A", and as of January 1, 2000 to extend the term; and

WHEREAS, the parties desire to further amend the Lease to extend its term, as provided in the Lease;

NOW, THEREFORE, in consideration of the mutual terms, covenants and conditions in Lease No. 12508 and herein, the parties agree as follows:

- 1. Section 1 of Lease No. 12508 is hereby amended in its entirety to read as follows:
- "1. The term of this Lease shall commence on March 3, 1975 and shall terminate at midnight on March 2, 2010 provided, however, that Lessee shall have the option to extend the term for one additional period of five (5) years by giving notice to Lessor of Lessee's desire to extend the term. Such notice shall be given at least sixty (60) days prior to the expiration of the current term."
- Except as expressly amended herein, all of the terms, covenants and conditions in Lease No. 12508, as amended, are ratified and confirmed and shall remain in full force and effect.

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IN WITNESS WHEREOF, the parties have caused this Fourth Amendment