

MONUMENT SIGNAGE AGREEMENT

KVS Title LLC

6849 Old Dominion Drive, Suite 240

McLean, VA 22101

This agreement (the "Monument Signage Agreement") is being executed as of the date written below, by and between SIP / CREF 6849 OLD DOMINION, LLC ("Landlord") and KVS TITLE LLC ("Tenant").

Whereas, Tenant is the tenant under an executed lease (the "Lease") with Landlord for leased premises located at 6849 Old Dominion Drive, McLean, Virginia (the "Building").

Whereas, Landlord is currently constructing an exterior, monument-style sign (the "Monument Sign"), such sign being more fully described in Exhibit 'A', at the Building in the location as more fully described on Exhibit 'B'.

Whereas, notwithstanding any other provision of the Lease to the contrary, Landlord hereby agrees to allow Tenant the opportunity to display its business name and/or logo on the Monument Sign in one (1) of the available panels designed for use by Building tenants.

Tenant's business name and/or logo shall be installed on the Monument Sign by Landlord and maintained by Landlord, at Landlord's sole cost and expense. Tenant shall not have any restoration or removal responsibilities or costs incurred at the expiration of the Monument Sign Agreement. Tenant's business name and/or logo shall appear on the Monument sign in the style of and in the location depicted on Exhibit 'C' in all material respects.

Upon Execution of this Monument Signage Agreement, Tenant agrees to pay to Landlord on a monthly basis, in advance, together with payment of all other rental obligations under its Lease, a signage fee (the "Monument Signage Fee") equal to \$300 per month. Notwithstanding the forgoing, Landlord agrees that Tenant shall not be obligated to pay the monthly Monument Signage Fee until April 1, 2021 and that the monthly Monument Signage Fee shall be fully abated until April 1, 2021. The term of this agreement shall survive indefinitely unless cancelled by either party on thirty-days written notice to the other.

AGREED AND ACCEPTED AS OF 10/26/20, _____.

TENANT:

KVS TITLE LLC

By: 

Name: David Kanstora

Its: Managing Member

LANDLORD:

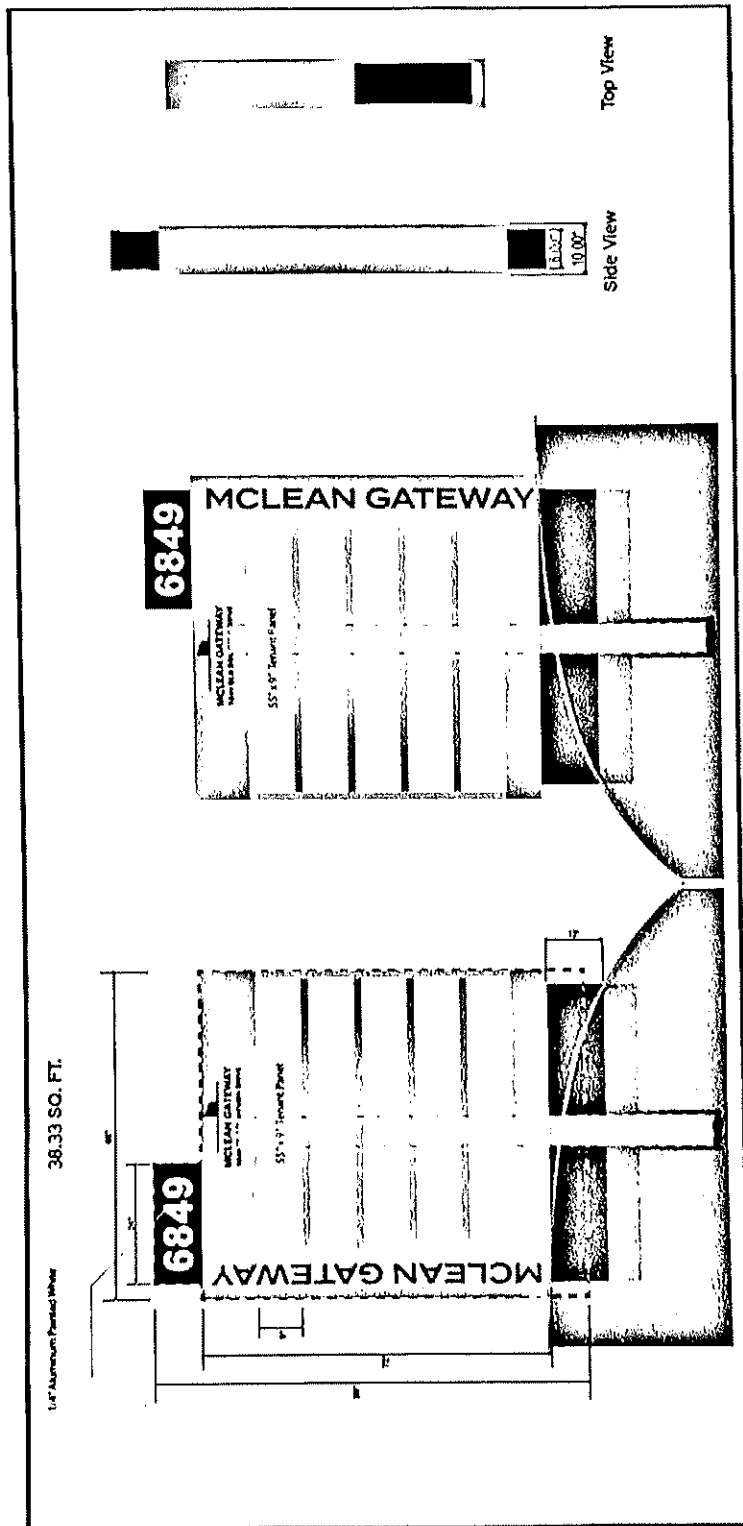
SIP / CREF 6849 OLD DOMINION, LLC

By: 

Name: Mike Simmons

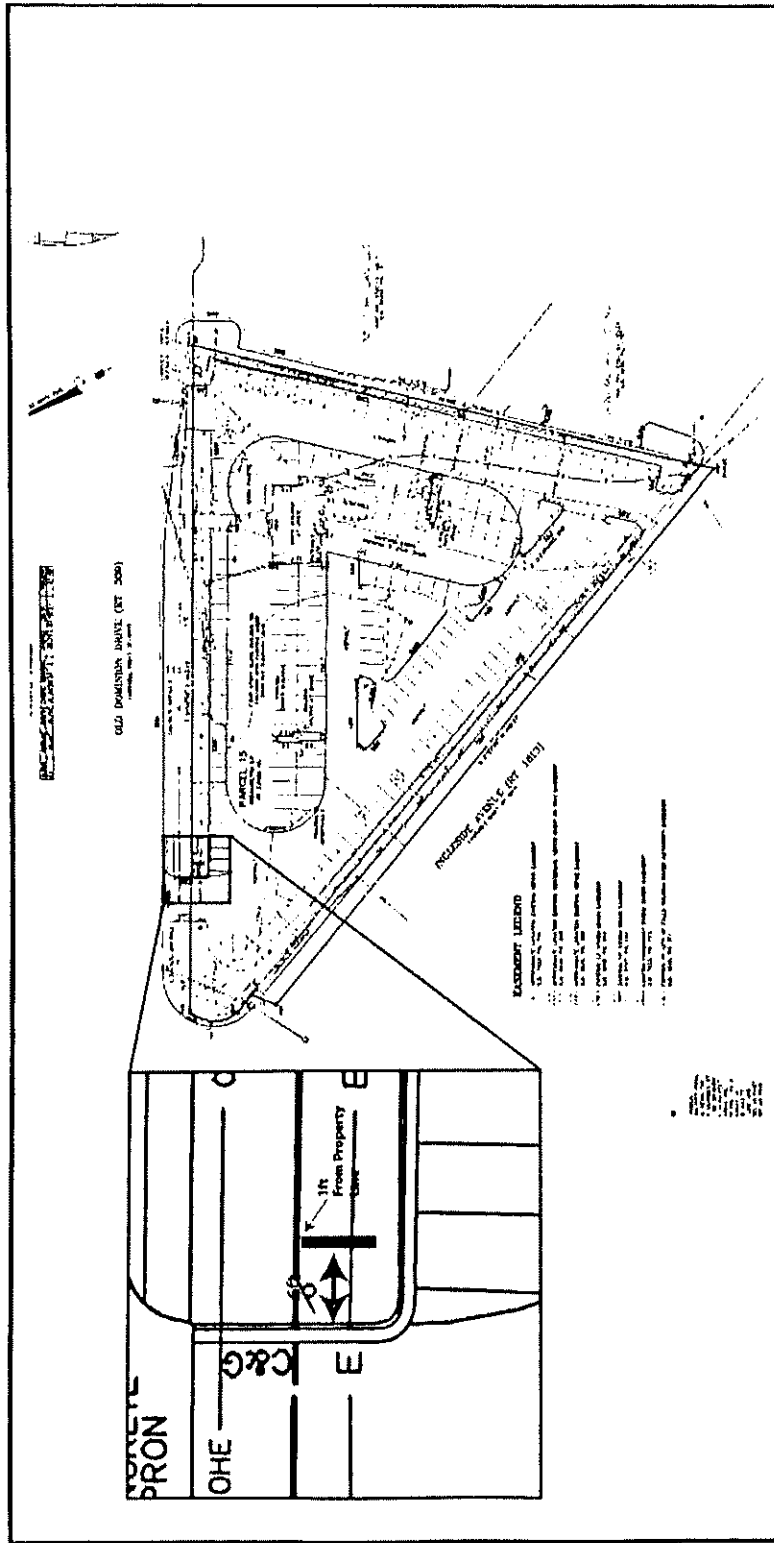
Its: Principal

EXHIBIT 'A'



OR

EXHIBIT 'B'



[Handwritten signature]

EXHIBIT 'C'

Tenant's name / logo as it will appear on the Monument Sign:

6849

MCLEAN GATEWAY


MCLEAN GATEWAY
6849 OLD DOMINION DRIVE

K	V
+	S

KVS TITLE
LLC

