

**FITOUT INSTRUCTION FORM – VACANT PREMISES**

MOU No: 10007067 Premises Number(s) UG-224 Premises Location(s) Upper Ground  
 Concept Zone (if applicable) \_\_\_\_\_ Area (m2) 810.040 meters  
 Municipality Permitted Use (Retail, Office, Restaurant, Cafe etc) \_\_\_\_\_ Remote Seating Area (if applicable) \_\_\_\_\_  
 Reinstatement Obligations of previous Investor (if applicable) \_\_\_\_\_

Investor Company Name Tamdeen Entertainment Company K.S.C.C.  
 Investor Brand Name Tamdeen Entertainment (TBD)  
 Permitted Usage (Detailed description as per MOU) The Investor's Permitted Usage of the premises is strictly restricted to a children's play area which includes soft games such as kiddy rides, trampolines, climbing structures, slides, balls and pits, jungle mazes and ancillary thereto to the sale of food and beverages operating under the Tamdeen Entertainment (TBD) brand name and for no other purpose and under no other brand name.

Brand Positioning \_\_\_\_\_ Menu (if applicable) ☐ Yes ☐ No

Website for photo's of latest generation fitout (if any) \_\_\_\_\_

Fitout Deposit (as per signed MOU) 0.00 Fitout Design Guidelines given to Investor ☒ Yes ☐ No Full set of POD's given to investor ☒ Yes ☐ No  
 Amount Paid ☐ Yes ☐ No  
 Fitout Admin Fee (as per signed MOU) 0.00 Fitout Period (Number of days from Handover Date to Fitout Completion Date) 211 Days  
 Amount Paid ☐ Yes ☐ No

**Key Milestone Dates**

Concept Design Submission	<u>19 Jun 2022</u>	Detail Design Submission	<u>19 Jul 2022</u>	Unit Handover	<u>17 September 2022</u>
Fitout Start	<u>17 Sep 2022</u>	Fitout Completion	<u>15 Apr 2023</u>	Store Opening	<u>16 Apr 2023</u>

Title	Signature	Date
Leasing Representative		
GM Leasing		<u>May 9, 2022</u>

Leasing related comments:

## INVESTOR DETAILS

Investor Name Tamdeen Entertainment Company K.S.C.C.  
Investor Principal /  
Postal Address , Kuwait/Road No. 24, Plot 6601, Block 9, Sama Khaitan Mall, Airport Road, Khaitan, P.O.Box 502 Safat13006

### CONTACT 1

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### CONTACT 2

Name  
Title  
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Email

### SHOP DESIGNER / ARCHITECT

Name Mohammed Fahim  
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Email mohammed.fahim@tamdeen.com

### PROJECT MANAGER / SHOPFITTER

Name  
Title  
Tel  
Fax  
Mobile  
Email

#### Any agreed "Special Conditions" in the MOU, including but not limited to:

- The recovery of costs for any existing or pre-installed additional Investors Works in the Premises
- Variations from the standard Owners / Investors Works schedules
- Any particular MEP services restrictions, limitations, availability or non-availability, etc
- Anything unusual or non-standard in the MOU

☐ Yes-details attached

☐ No

Accompanying Seating Area License relevant details (if applicable)

☐ Yes-details attached

☐ No

Accompanying Storage Area License relevant details (if applicable)

☐ Yes-details attached

☐ No

Copy to  
Chief Operating Officer  
General Manager - Leasing  
General Manager - Operations & Marketing  
General Manager - Retail Design & Delivery  
Centre Manager