

COMMISSION AGREEMENT

THIS AGREEMENT is made on _____ 2014

BETWEEN:

(1) JKP Pte Ltd of

(2) 80 Tuas Ave 1 Singapore 639525

(hereinafter known as the *Owner*); and

(3) **C & H Realty Pte Ltd**, a company incorporated in Singapore with its office at 490, Lor 6, Toa Payoh #06-11 Singapore 310490

(hereinafter known as **C & H**)

each a *Party*, and collectively the *Parties*.

WHEREAS:

(A) The Owner is the owner of the Property at :

511 Guillemard Road, #B1-01 & B1-02 Grandlink Square Singapore 399849

(hereinafter known as the Property)

(B) The Owner is desirous of participating in the setting up of real estate investment trust or similar trust arrangement (hereinafter known as the *REIT*) & transferring their Property to the REIT, or any of the assigned or nominee(s).

(C) **CELESTINE MANAGEMENT PRIVATE LIMITED** (hereinafter known as **CM**) is desirous of sourcing for, and building a portfolio of properties which shall contain, inter alia, the Property, for the purposes of the REIT, & shall undertake the management, listing of the REIT .

(D) **Chan Wan Kin** (hereinafter known as **CWK**) is the adviser in the structuring of the REIT, who has been brought in by Yeo Choon Yeow (Philip) representative of C & H.

IT IS HEREBY AGREED BETWEEN THE PARTIES as follows:

- (1) In consideration of C & H introducing the Owner to CM for the setting of the REIT, the Owner agrees to pay C & H a brokerage fees in the sum of SS 1,050,000-00 (Excluding GST) being of the price of the Property only upon successful completion of the sale.
- (2) The brokerage fees shall be payable by the Owner only at the point of the transferred of the Property.

IN WITNESS WHEREOF this agreement is signed & executed :

SIGNED BY :)

For & On behalf of)

Mr Johnny AW Giam SAN

In the presence of :



SIGNED BY :)

For & On behalf of)

_____)

In the presence of :

pholyngas
1/20 C400W 1/20 W
1/2 S0027551-D
7/2/2014.