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20220418-0004510		
Electronic Recording	4/18/2022	
Pages: 15	F: \$259.00	12:49 PM
Register of Deeds	T20220019268	

Title of Document: Sixth Amendment to Declaration Regarding Construction,
Operation and Reciprocal Easement

Date of Document: March 31, 2022

Grantor: Aspen Square, Inc.

Grantee: Von Maur, Inc.
CTL PropCo I, LLC.

Grantee's Mailing Address: c/o Aspen Square, Inc.
13725 Metcalf Ave., #337,
Overland Park, Kansas 66223

Legal Description: See Exhibit A

Reference Document No.: Book 200803, Page 002407
Book 200803, Page 002408
Book 200804, Page 005830
Book 200810, Page 000639
Book 201306, Page 008717
Book 201802, Page 006735
Book 20181004, Page 0001754
Book 202010, Page 007971

KCC220159

Filed By
Chicago Title

Please return to:

SIXTH AMENDMENT TO DECLARATION REGARDING CONSTRUCTION,
OPERATION AND RECIPROCAL EASEMENTS

THIS SIXTH AMENDMENT TO DECLARATION REGARDING CONSTRUCTION, OPERATION AND RECIPROCAL EASEMENTS (the "**Sixth Amendment**") is made and entered into as of March 31, 2022 (the "**Effective Date**") by and between ASPEN SQUARE, INC., a Kansas corporation ("**Developer**"), VON MAUR, INC., an Illinois corporation ("**Von Maur**"), and CTL PropCo I, LLC., a Delaware limited liability company ("**Penney**"), as successor in interest to J.C. Penney Properties, LLC, a Delaware limited liability company. For purposes of this Amendment, the term "**Parties**" shall mean Developer, Von Maur and Penney, and their successors and assigns.

RECITALS:

WHEREAS, 135 Metcalf, L.L.C., an Iowa limited liability company ("**135 Metcalf**") and State Line, LLC, an Iowa limited liability company (together "**Original Developer**") previously executed that certain Declaration Regarding Construction, Operation and Reciprocal Easements dated March 5, 2008 (the "**Original Declaration**"), and recorded March 7, 2008 at Book 200803, Page 002407, with the Register of Deeds of Johnson County, Kansas (the "**Register**"), which Original Declaration was supplemented by that certain Consent and Ratification of Declaration Regarding Construction, Operation and Reciprocal Easements dated February 7, 2008 and recorded March 7, 2008 at Book 200803, Page 002408, with the Register, and which Original Declaration was amended by that certain (i) First Amendment to Declaration Regarding Construction, Operation and Reciprocal Easements dated April 9, 2008 and recorded April 18, 2008 at Book 200804, Page 005830, with the Register, (ii) Second Amendment to Declaration Regarding Construction, Operation and Reciprocal Easements dated September 29, 2008 and recorded October 2, 2008 at Book 200810, Page 000639, with the Register, (iii) Third Amendment dated April 11, 2013 and recorded June 20, 2013 in Book 2013-0620 at Page 008718, (iv) Fourth Amendment to Declaration Regarding Construction, Operation and Reciprocal Easement dated February 6, 2018 and recorded February 28, 2018 in Book 201802 at Page 006735 (the "**Fourth Amendment**"), (v) Fifth Amendment to Declaration Regarding Construction, Operation and Reciprocal Easement dated September 28, 2020 and recorded October 19, 2020 in Book 202010 at Page 007971 (the "**Fifth Amendment**"), and (i) Waiver of Developer Rights dated September 28, 2018 and recorded October 4, 2018 in Book 20181004 at Page 0001754 (collectively, the "**Declaration**"), pursuant to which Original Developer established certain terms, provisions, easements, restrictions, covenants and agreements to which that certain real property described in Exhibit A (the "**Shopping Center Property**") is subject to and bound by;

WHEREAS, Von Maur is currently the owner of the Von Maur Parcel (as defined and described in the Declaration);

WHEREAS, Penney is currently the owner of the Condominium Parcel (as defined and described in the Declaration);

WHEREAS, Developer is the current owner of the Control Parcel (as defined and described in the Declaration) and the Apartment Parcel (as defined and described in the Fourth Amendment);

WHEREAS, Developer wishes to develop an additional portion of the Control Parcel for residential apartments rather than retail as currently contemplated by the Declaration; and

WHEREAS, in consideration of their agreement to such additional residential apartment use, Developer has agreed at its sole cost and expense to repave certain portions of the Von Maur parking lot and Scheels parking lot located outside their respective properties pursuant to separate agreements; and

WHEREAS, Developer, Von Maur and Penney desire and intend to amend certain portions of the Declaration pursuant to the terms specified herein.

NOW THEREFORE, in consideration of the mutual understandings and commitments set forth herein and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties hereby agree as follows:

1. Recitals. The preliminary statements set forth above are accurate, represent the intent of the Parties and are incorporated herein by reference. Unless otherwise defined in this Amendment, capitalized terms used herein will have the same meaning in this Amendment as set forth in the Declaration.

2. Apartment Parcel. The Apartment Parcel shall be amended to include the areas shown on Exhibit B-6 to this Sixth Amendment.

3. Exhibit B-6. Exhibit B-6 from the Fourth Amendment is hereby stricken in its entirety and replaced with the attached Exhibit B-6 to this Sixth Amendment.

4. Apartment Work. Section 3(A) of the Fourth Amendment shall be deleted in its entirety and replaced with the following:

3(A) Developer may at its sole cost and expense construct no more than two hundred forty-seven (247) Apartments on the Apartment Parcel but only within the Building Areas designated for Apartments as designated on Exhibit B-6 attached hereto. All such construction and related work is defined herein as the "Apartment Work".

4. Medical Provider. The following is hereby added to the end of Section 5.1 of the Original Declaration:

“(ii) any medical use, other than the first-class operation of a medical clinic specializing in general outpatient and rehabilitation services and operating in the area depicted on Exhibit B-8 attached hereto.”

5. Exhibit B-8. Exhibit B-8 attached to this Amendment is hereby added to the Declaration as Exhibit B-8 thereto.

6. Ratification. Except as modified and amended herein, all other terms and conditions of the Declaration shall remain unchanged and in full force and effect.

7. Counterparts. This Amendment may be executed in counterparts, each of which shall be deemed an original and all of which together constitute the binding and enforceable agreement of the parties hereto.

[Remainder of Page Intentionally Left Blank.
Signature Page to Follow]

IN WITNESS WHEREOF, the Parties hereto have duly executed and delivered this Amendment as of the day and year last above written.

"DEVELOPER"

**ASPEN SQUARE, INC., a Kansas
corporation**

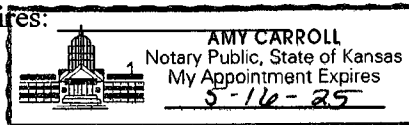
By: Michel L. Schlup
Name: Michel L. Schlup
Title: President

STATE OF Kansas)
) SS.
COUNTY OF Johnson)

The foregoing instrument was acknowledged before me this 25 day of March, 2022, by Michel L. Schlup, the President of ASPEN SQUARE, INC., a Kansas corporation, on behalf of said corporation.


Amy Carroll
Notary Public

My Commission Expires:




"VON MAUR"

VON MAUR, INC., an Illinois corporation

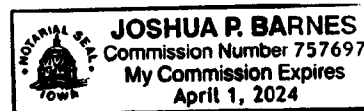
By: 
Name: Robert L. Larsen
Title: CFO

STATE OF Iowa)
)
COUNTY OF Scott) SS.

The foregoing instrument was acknowledged before me this 28th day of March, 2022, by Robert L. Larsen, the Chief Financial Officer of VON MAUR, INC., an Illinois corporation, on behalf of said corporation.


Notary Public

My Commission Expires: April 1, 2024



"PENNEY"

CTL PROPCO I LLC,
a Delaware limited liability
company

By: Copper Property CTL Pass
Through Trust, a New
York common law trust, its
sole member

By: *Joel Schneider*
Name: Joel Schneider
Title: Authorized Signatory

STATE OF ILLINOIS)
) SS.
COUNTY OF Cook)

The foregoing instrument was acknowledged before me this 29 day of March,
2022, by Joel Schneider, an Authorized Signatory of CTL PROPCO I, LLC, a Delaware
limited liability company, on behalf of said corporation.

S. Meluch
Notary Public

My Commission Expires: Sept. 8, 2025

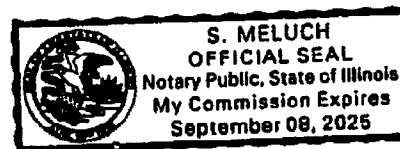


EXHIBIT "A"

Legal Description of Shopping Center Property

1. COMMERCE BANK PROPERTY

LOT 12, CORBIN PARK, TENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS.

2. 134 METCALF PROPERTY

1. TRACT A, CORBIN PARK, FIRST PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

2. TRACT A, C, E, F, G, I, K, L, M, O AND P, CORBIN PARK, SECOND PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

3. SOUTHERLY AND SOUTHEASTERLY HALF OF TRACT Q, CORBIN PARK, THIRD PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

4. LOT 1, 2, 3 AND 4, CORBIN PARK, FOURTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

5. LOT 22, CORBIN PARK, NINTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

6. TRACTS D AND T, CORBIN PARK, TENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

7. LOT 24, CORBIN PARK, TWELFTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

8. LOT 29, CORBIN PARK, THIRTEENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

9. ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST, IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST; THENCE NORTH 87°49'01" EAST ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32 A DISTANCE OF 70.00 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF METCALF AVENUE; THENCE NORTH 1°34'05" WEST ALONG THE EAST RIGHT OF WAY LINE OF METCALF AVENUE A DISTANCE OF 716.88 FEET TO THE POINT OF BEGINNING; THENCE NORTH 1°54'05" WEST ALONG THE EAST RIGHT OF WAY LINE OF METCALF AVENUE A DISTANCE OF 1844.88 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF 136TH STREET; THENCE NORTH 88°07'14" EAST ALONG THE SOUTH RIGHT OF WAY LINE OF 136TH STREET A DISTANCE OF 2539.22 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF LAMAR AVENUE; THENCE SOUTH 1°58'41" EAST ALONG THE WEST RIGHT OF WAY LINE OF LAMAR AVENUE A DISTANCE OF 103.66 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE WEST RIGHT OF WAY LINE OF LAMAR AVENUE AND ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 2580.00 FEET, THROUGH A CENTRAL ANGLE OF 7°53'10", AN ARC DISTANCE OF 352.35 FEET TO A POINT; THENCE SOUTH 5°56'29" WEST ALONG THE WEST RIGHT OF WAY LINE OF SAID LAMAR AVENUE A DISTANCE OF 215.17 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE WEST RIGHT OF WAY LINE OF LAMAR AVENUE AND ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 890.00 FEET, THROUGH A CENTRAL ANGLE OF 34°34'50", AN ARC DISTANCE OF 537.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF 83°18'32", AN ARC DISTANCE OF 40.70 FEET TO A POINT OF COMPOUND CURVATURE; THENCE

ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 607.18 FEET, THROUGH A CENTRAL ANGLE OF 14°51'08", AN ARC DISTANCE OF 157.39 FEET TO A POINT; THENCE SOUTH 78°29'17" WEST A DISTANCE OF 461.23 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 835.00 FEET, THROUGH A CENTRAL ANGLE OF 37°41'13", AN ARC DISTANCE OF 417.68 FEET TO A POINT; THENCE SOUTH 41°48'04" WEST A DISTANCE OF 438.44 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 585.00 FEET, THROUGH A CENTRAL ANGLE OF 48°19'31", AN ARC DISTANCE OF 456.82 FEET TO A POINT; THENCE SOUTH 88°07'38" WEST A DISTANCE OF 46.75 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 842.31 FEET, THROUGH A CENTRAL ANGLE OF 27°54'00", AN ARC DISTANCE OF 410.18 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 845.00 FEET, THROUGH A CENTRAL ANGLE OF 27°55'40", AN ARC DISTANCE OF 314.39 FEET TO A POINT; THENCE SOUTH 88°05'54" WEST A DISTANCE OF 134.99 FEET TO THE POINT OF BEGINNING.

EXCEPT

ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST, IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST; THENCE SOUTH 88°07'14" WEST ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32, 784.90 FEET TO A POINT; THENCE SOUTH 1°52'48" EAST, 100.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 135TH STREET, THE POINT OF BEGINNING; THENCE SOUTH 88°07'14" WEST ALONG THE SOUTH RIGHT-OF-WAY LINE OF 135TH STREET, 486.79 FEET TO A POINT; THENCE SOUTH 1°54'23" EAST, 231.04 FEET TO A POINT; THENCE NORTH 88°05'37" EAST, 335.29 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 250.00 FEET, THROUGH A CENTRAL ANGLE OF 12°26'40", AN ARC DISTANCE OF 54.30 FEET TO A POINT; THENCE NORTH 75°38'57" EAST, 128.21 FEET TO A POINT; THENCE NORTH 14°21'03" WEST, 19.68 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 250.00 FEET, THROUGH A CENTRAL ANGLE OF 13°04'17", AN ARC DISTANCE OF 67.03 FEET TO A POINT; THENCE NORTH 1°16'46" WEST, 61.38 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 100.47 FEET; THROUGH A CENTRAL ANGLE OF 36°35'05" AN ARC DISTANCE OF 64.15 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPT

ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST, IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST; THENCE SOUTH 1°54'08" EAST ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32 A DISTANCE OF 1100.62 FEET TO A POINT; THENCE NORTH 88°05'34" EAST A DISTANCE OF 301.71 FEET TO THE POINT OF BEGINNING; THENCE NORTH 1°54'22" WEST A DISTANCE OF 170.31 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF 7°23'54", AN ARC DISTANCE OF 84.58 FEET TO A POINT; THENCE NORTH 9°18'16" WEST A DISTANCE OF 279.78 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 265.00 FEET, THROUGH A CENTRAL ANGLE OF 104°47'43", AN ARC DISTANCE OF 484.69 FEET TO A POINT; THENCE SOUTH 84°30'33" EAST A DISTANCE OF 234.87 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1200.00 FEET, THROUGH A CENTRAL ANGLE OF 7°23'50", AN ARC DISTANCE OF 154.93 FEET TO A POINT; THENCE NORTH 88°05'37" EAST A DISTANCE OF 758.18 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 260.00 FEET, THROUGH A CENTRAL ANGLE OF 12°26'40", AN ARC DISTANCE OF 54.30 FEET TO A POINT; THENCE NORTH 75°38'57" EAST A DISTANCE OF 117.17 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1000.00 FEET, THROUGH A CENTRAL ANGLE OF 10°58'23", AN ARC DISTANCE OF 190.93 FEET TO A POINT; THENCE NORTH 88°35'20" EAST A DISTANCE OF 51.97 FEET TO A POINT; THENCE IN A SOUTHEASTERLY

DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 150.12 FEET, THROUGH A CENTRAL ANGLE OF 91°30'18", AN ARC DISTANCE OF 239.75 FEET TO A POINT; THENCE SOUTH 1°54'22" EAST A DISTANCE OF 198.72 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 400.00 FEET, THROUGH A CENTRAL ANGLE OF 13°44'53", AN ARC DISTANCE OF 95.98 FEET TO A POINT; THENCE SOUTH 15°39'14" EAST A DISTANCE OF 8.97 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 75.00 FEET, THROUGH A CENTRAL ANGLE OF 77°27'20", AN ARC DISTANCE OF 101.38 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 399.00 FEET, THROUGH A CENTRAL ANGLE OF 8°17'39", AN ARC DISTANCE OF 57.78 FEET TO A POINT; THENCE SOUTH 53°30'26" WEST A DISTANCE OF 66.06 FEET TO A POINT; THENCE SOUTH 36°29'34" EAST A DISTANCE OF 168.64 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 225.00 FEET, THROUGH A CENTRAL ANGLE OF 124°35'12", AN ARC DISTANCE OF 489.25 FEET TO A POINT; THENCE SOUTH 88°05'38" WEST A DISTANCE OF 482.75 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 150.00 FEET, THROUGH A CENTRAL ANGLE OF 45°00'00", AN ARC DISTANCE OF 117.81 FEET TO A POINT; THENCE SOUTH 43°09'38" WEST A DISTANCE OF 42.24 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 250.00 FEET, THROUGH A CENTRAL ANGLE OF 45°00'00", AN ARC DISTANCE OF 198.35 FEET TO A POINT; THENCE SOUTH 88°05'38" WEST A DISTANCE OF 508.35 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF 20°30'21", AN ARC DISTANCE OF 178.95 FEET TO A POINT; THENCE SOUTH 87°35'17" WEST A DISTANCE OF 91.79 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 170.00 FEET, THROUGH A CENTRAL ANGLE OF 119°42'52", AN ARC DISTANCE OF 355.20 FEET TO A POINT; THENCE NORTH 7°18'09" EAST A DISTANCE OF 96.50 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF 15°12'39", AN ARC DISTANCE OF 132.74 FEET TO A POINT; THENCE NORTH 7°54'30" WEST A DISTANCE OF 28.86 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF 6°00'09", AN ARC DISTANCE OF 52.38 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPT

THAT PART PLATTED AS CORBIN PARK, FIRST PLAT, SECOND PLAT, THIRD PLAT, FOURTH PLAT, FIFTH PLAT, SEVENTH PLAT, EIGHTH PLAT, NINTH PLAT, TENTH PLAT, TWELFTH PLAT AND THIRTEENTH PLAT.

135 METCALF/STATE LINE PROPERTY

1. TRACT M, CORBIN PARK, SECOND PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.
2. NORTHERLY AND NORTHEASTERLY HALF OF TRACT Q, CORBIN PARK, THIRD PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.
3. TRACT R AND S AND LOT 17, CORBIN PARK, FIFTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.
4. LOT 18 AND TRACT U, CORBIN PARK, SIXTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.
5. LOT 19 AND TRACT V, CORBIN PARK, SEVENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.
6. LOT 20, CORBIN PARK, EIGHTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

7. LOTS 25, 26 AND 27, CORBIN PARK, ELEVENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

8. ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST, IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, DESCRIBED AS FOLLOWS.

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 25 EAST; THENCE SOUTH $1^{\circ}54'06''$ EAST ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32 A DISTANCE OF 1100.62 FEET TO A POINT; THENCE NORTH $88^{\circ}05'54''$ EAST A DISTANCE OF 301.71 FEET TO THE POINT OF BEGINNING; THENCE NORTH $1^{\circ}54'22''$ WEST A DISTANCE OF 170.31 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF $7^{\circ}23'54''$, AN ARC DISTANCE OF 84.58 FEET TO A POINT; THENCE NORTH $9^{\circ}18'18''$ WEST A DISTANCE OF 279.78 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 285.00 FEET, THROUGH A CENTRAL ANGLE OF $104^{\circ}47'43''$, AN ARC DISTANCE OF 484.68 FEET TO A POINT; THENCE SOUTH $84^{\circ}30'33''$ EAST A DISTANCE OF 234.67 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1200.00 FEET, THROUGH A CENTRAL ANGLE OF $7^{\circ}23'30''$, AN ARC DISTANCE OF 164.93 FEET TO A POINT; THENCE NORTH $68^{\circ}05'37''$ EAST A DISTANCE OF 758.18 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 250.00 FEET, THROUGH A CENTRAL ANGLE OF $12^{\circ}25'40''$, AN ARC DISTANCE OF 54.30 FEET TO A POINT; THENCE NORTH $75^{\circ}38'57''$ EAST A DISTANCE OF 117.17 FEET TO A POINT; THENCE IN A NORTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1000.00 FEET, THROUGH A CENTRAL ANGLE OF $10^{\circ}56'23''$, AN ARC DISTANCE OF 190.93 FEET TO A POINT; THENCE NORTH $86^{\circ}35'20''$ EAST A DISTANCE OF 51.97 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 150.12 FEET, THROUGH A CENTRAL ANGLE OF $91^{\circ}30'18''$, AN ARC DISTANCE OF 239.75 FEET TO A POINT; THENCE SOUTH $1^{\circ}54'22''$ EAST A DISTANCE OF 198.72 FEET TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 400.00 FEET, THROUGH A CENTRAL ANGLE OF $63^{\circ}44'63''$, AN ARC DISTANCE OF 95.98 FEET TO A POINT; THENCE SOUTH $15^{\circ}39'14''$ EAST A DISTANCE OF 6.97 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 75.00 FEET, THROUGH A CENTRAL ANGLE OF $77^{\circ}27'20''$, AN ARC DISTANCE OF 101.39 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 399.00 FEET, THROUGH A CENTRAL ANGLE OF $8^{\circ}17'39''$, AN ARC DISTANCE OF 57.76 FEET TO A POINT; THENCE SOUTH $53^{\circ}30'26''$ WEST A DISTANCE OF 68.08 FEET TO A POINT; THENCE SOUTH $36^{\circ}29'34''$ EAST A DISTANCE OF 188.64 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 225.00 FEET, THROUGH A CENTRAL ANGLE OF $124^{\circ}35'12''$, AN ARC DISTANCE OF 489.28 FEET TO A POINT; THENCE SOUTH $68^{\circ}05'38''$ WEST A DISTANCE OF 482.75 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 150.00 FEET, THROUGH A CENTRAL ANGLE OF $45^{\circ}00'00''$, AN ARC DISTANCE OF 117.81 FEET TO A POINT; THENCE SOUTH $43^{\circ}05'38''$ WEST A DISTANCE OF 42.24 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 250.00 FEET, THROUGH A CENTRAL ANGLE OF $45^{\circ}00'00''$, AN ARC DISTANCE OF 188.35 FEET TO A POINT; THENCE SOUTH $68^{\circ}05'38''$ WEST A DISTANCE OF 508.36 FEET TO A POINT; THENCE IN A SOUTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF $20^{\circ}30'21''$, AN ARC DISTANCE OF 178.85 FEET TO A POINT; THENCE SOUTH $87^{\circ}38'17''$ WEST A DISTANCE OF 91.73 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 170.00 FEET, THROUGH A CENTRAL ANGLE OF $110^{\circ}42'52''$, AN ARC DISTANCE OF 365.20 FEET TO A POINT; THENCE NORTH $7^{\circ}18'00''$ EAST A DISTANCE OF 98.60 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF $13^{\circ}12'39''$, AN ARC DISTANCE OF 132.74 FEET TO A POINT; THENCE NORTH $7^{\circ}54'30''$ WEST A DISTANCE OF 28.66 FEET TO A POINT; THENCE IN A NORTHWESTERLY DIRECTION ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF $6^{\circ}00'09''$, AN ARC DISTANCE OF 52.38 FEET TO THE POINT OF BEGINNING.

EXCEPT

ALL OF THOSE PARTS PLATTED AS TRACT M, SECOND PLAT, THE NORTHERLY AND NORTHEASTERLY HALF OF TRACT O, THIRD PLAT, LOT 17 AND TRACT R AND S, FIFTH PLAT, LOT 18, AND TRACT U, SIXTH PLAT, LOT 19 AND TRACT V, SEVENTH PLAT AND LOT 20, EIGHTH PLAT ALL IN CORBIN PARK SUBDIVISION.

FURTHER EXCEPT

ALL OF THAT PART PLATTED AS CORBIN PARK NINTH PLAT AND ALL OF THAT PLATTED AS CORBIN PARK TENTH PLAT.

FURTHER EXCEPT

LOTS 25, 26 AND 27, CORBIN PARK, ELEVENTH PLAT, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, EXCEPT ANY PART TAKEN, USED OR DEDICATED FOR ROADS OR PUBLIC RIGHT OF WAYS.

EXHIBIT B-6

Apartments

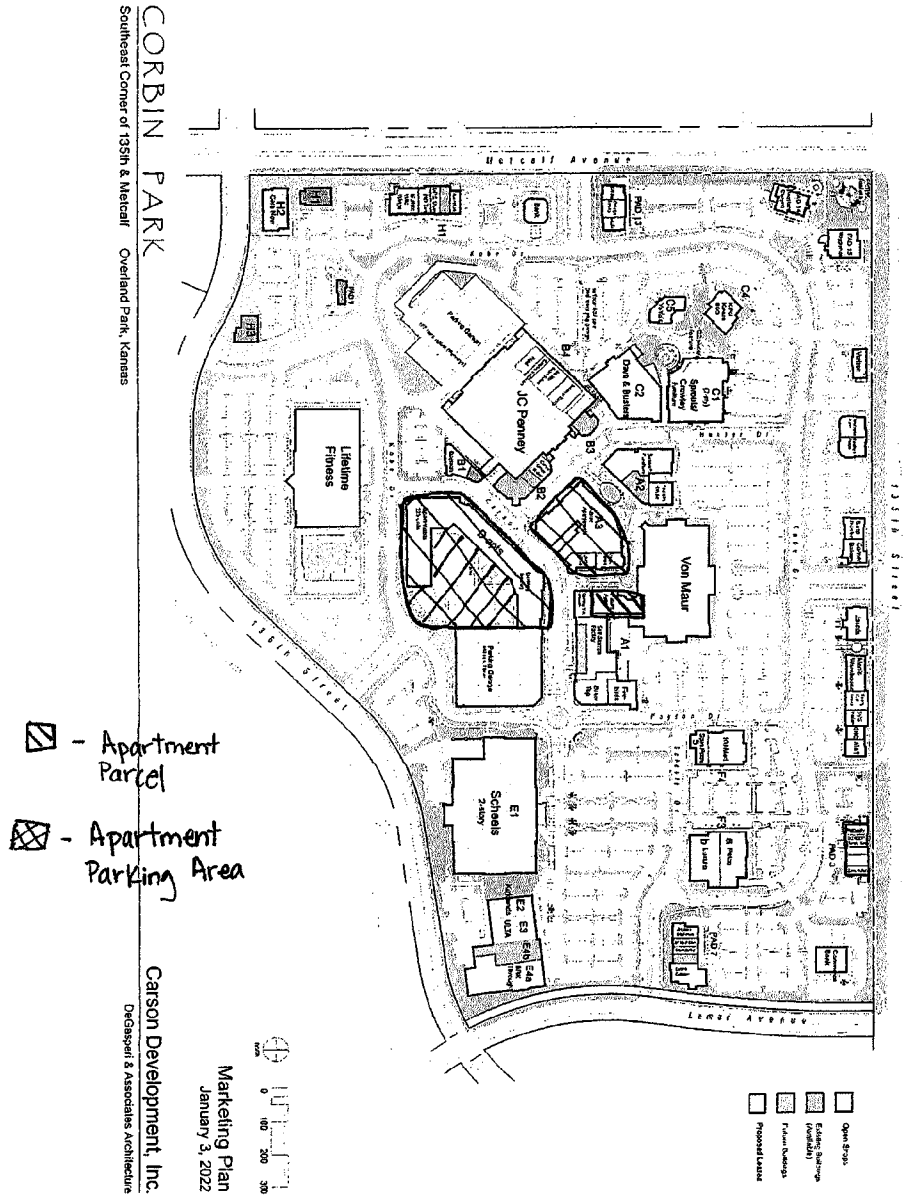
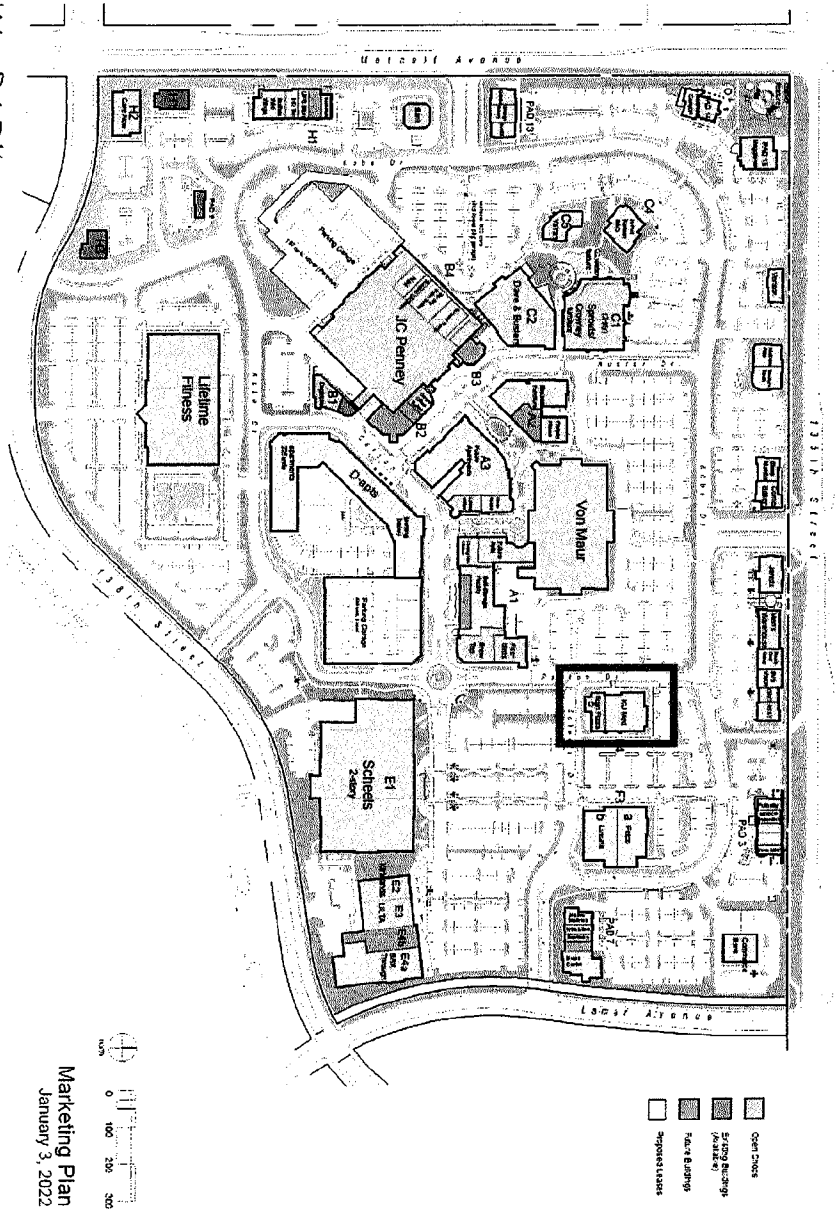


EXHIBIT B-8

Location of Medical Provider

CORBIN PARK
Southeast Corner of 135th & Melcarf Overland Park, Kansas

Carson Development, Inc.
DeGasper & Associates Architecture



Marketing Plan
January 3, 2022

Schedule 1

CONSENT BY SCHEELS ALL SPORTS, INC.

THE UNDERSIGNED, Scheels All Sports, Inc., is the owner of certain property located in a portion of the shopping center commonly known as Corbin Park. Scheels All Sports, Inc., hereby consents to the within and foregoing Sixth Amendment to Declaration Regarding Construction, Operation and Reciprocal Easements.

IN WITNESS WHEREOF, Scheels All Sports, Inc., has executed this Consent as of the 30 day of March, 2022.

SCHEELS ALL SPORTS, INC., a North Dakota corporation

By: [Signature]

Name: Steve M Scheel

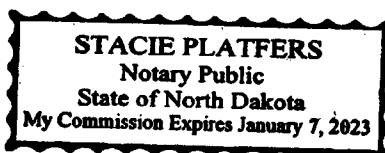
Title: CEO

STATE OF NORTH DAKOTA)

) SS.

COUNTY OF Cass)

The foregoing instrument was acknowledged before me this 30 day of March, 2022 by Steve Scheel, the CEO of Scheels All Sports, Inc., a North Dakota corporation, on behalf of said corporation.



[Signature]

Notary Public

My Commission Expires: 1/7/23