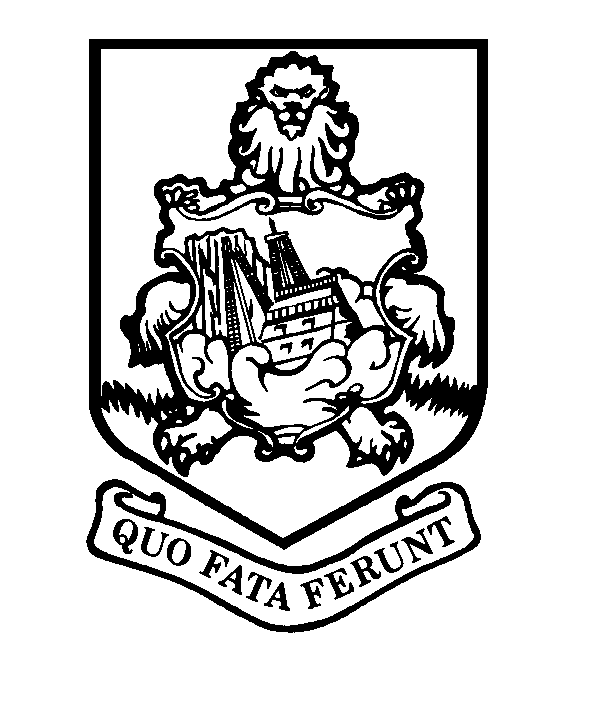
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GOVERNMENT OF BERMUDA

Ministry of Public Works

Department of Public Lands & Buildings

**HEADS OF TERMS**

**Landlord**: Government of Bermuda

**Tenant**: To be confirmed

**Term**: As per Tender bid

**Rent**: As per Tender bid

**Use**: Retail, commercial or any other use to which the Landlord consents

**Alienation**: The Tenant shall not sublet the property

**Demise**: The entirety of the building only

**Repairs**: Internal and extrenal repairing obligation to the Tenant

**Opening hours**: Opening Hours to be negotiated

**Fit Out**: Tenant to be solely responsible for fit out works. Fit out works and repair works must be completed by 1st October 2018

**Insurance**: Tenant to indemnify the Landlord