

LANDREM DEVELOPMENT, LLC

CONSTRUCTION AGREEMENT

This agreement is made September 6, 2022, by and between **Johnny Sanchez, LLC**, as owner **Showbird Restaurant**, appearing herein through its duly authorized members Miles Landrem, Member and John Andrew Mire, Member/Manager, pursuant to the attached resolution, with a mailing address of 930 Poydras Street, New Orleans, LA 70112 and **Landrem Development, LLC**, located at 355 Carrollton Avenue, Metairie, LA 70005.

Building Plans

Steven J Finegan Architects has provided the plans, specifications, and drawings which are to be used and followed for the construction of the project. All Appliances and Kitchen equipment to be provided by Owner and installed by Builder.

Completion Time

Assuming all conditions are satisfied and weather permits, the work to be performed under the contract shall be substantially completed no later than 75 days after the work commences. The work shall commence within 14 days of all contract documents are fully executed, deposit is received and permit issued.

Contract Price

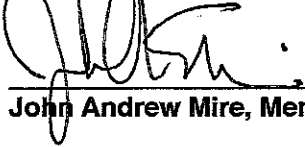
The Owner agrees to pay a total price of **\$197,500.00 dollars** to Landrem Development, LLC as outlined in the contract documents, and the Builder agrees to provide all the labor, materials equipment, tools, and other services necessary to construct and complete the project unless specified in the Written Scope of Work. The Owner will make the following interim payments:

- 20% Due Upon Commencement
- 20% Due Upon Completion of Demo and Framing
- 20% Due Upon Completion of Closed Wall
- 15% Due Upon Substantial Completion
- 5% Due Upon Completion

The Owner agrees to make a final payment of any balance owed within 7 days of Final.

We, the undersigned, have read, understood, and agree to each of the provisions of this contract and hereby acknowledge receipt of a copy of the this contract.

Johnny Sanchez, LLC:



John Andrew Mire, Member/Manager

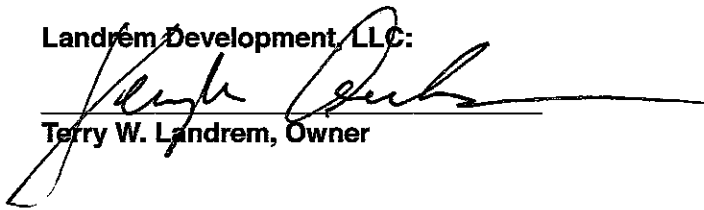
Date: 9/12/2022



Miles Landrem, Member

Date: 9/12/2022

Landrem Development, LLC:



Terry W. Landrem, Owner

Date: 9/12/2022

State of Louisiana

State Licensing Board for Contractors

This is to Verify that:

Landrem Development, LLC
355 Carrollton Avenue
Metairie, LA 70005

is duly licensed and entitled to practice the following classifications

BUILDING CONSTRUCTION



Expiration Date: August 26, 2023

License No: 74796

Witness our hand and seal of the Board dated,
Baton Rouge, LA 26th day of August 2022

[Signature]
Director

[Signature]
Chairman

This License Is Not Transferable

[Signature]
Treasurer