

SIXTH AMENDMENT TO PURCHASE AND SALE AGREEMENT

This SIXTH AMENDMENT ("Amendment") is made and entered into by and between HATHAWAY HOLDINGS, LLC. ("Buyer") and MAINEGENERAL MEDICAL CENTER, a Maine nonprofit corporation, with its principal office located in Augusta, ME ("Seller").

RECITALS:

WHEREAS, Buyer and Seller entered into a Purchase and Sale Agreement for the land and improvements located at 150 and 152 Dresden Ave, Gardiner, ME on March 13, 2020, and Amended on June 11, 2020 (First Amendment), August 14, 2020 (Second Amendment), September 18, 2020 (Third Amendment), December 31, 2020 (Fourth Amendment) and March 31, 2021 (Fifth Amendment) (collectively the "PSA") and

WHEREAS, Buyer and Seller desire to amend the PSA to extend the Buyer's Due Diligence Period per the terms and conditions outlined herein.

NOW, THEREFORE, for and in consideration of the Premises, the mutual covenants and agreements contained herein and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, the Seller and Buyer hereby agree as follows:

1. **DUE DILIGENCE**: All references to the Due Diligence Period set forth in Section 3 of the PSA are extended to and shall mean August 1, 2021. The Agreement is also amended to add: The Parties agree that either the Buyer must exercise its right to purchase the Premises on or prior to August 1, 2021, by providing Notice to Seller or the Purchase and Sale Agreement will terminate on August 2, 2021.
2. **CLOSING**. Part 5 of the PSA will be amended to read
 5. **CLOSING**. The Closing shall take place on or before October 15, 2021.
3. **DEFINITIONS**: Unless otherwise set forth in this Sixth Amendment, all capitalized terms shall have the same meanings as set forth in the PSA.
4. **ENTIRE AGREEMENT**: This Sixth Amendment contains all of the agreements of the Parties hereto with respect to the matters contained herein and nothing in this Amendment shall be deemed to waive or modify any of the provisions of the PSA except as expressly stated herein.
5. **COUNTERPARTS**: This Sixth Amendment may be executed in two or more counterparts, each of which shall constitute an original and all of which shall be one and the same agreement.
6. This Sixth Amendment is incorporated into the PSA and shall be deemed a part thereof.
7. **EFFECTIVE DATE**. This Sixth Amendment shall become effective as of June 25, 2021

IN WITNESS WHEREOF, Buyer and Seller, by their duly authorized representatives have executed this Amendment to be effective the date noted above.

BUYER: HATHAWAY HOLDINGS, LLC

By: Paul Boghossian, Member

SELLER: MAINE GENERAL MEDICAL CENTER

By: Paul Stein, COO

MEMBER