

## General Business Terms and Conditions of SYNOT W, a.s. for the Lease Contracts – foreign markets as of May 1, 2023

### 1. General provisions and definitions of terms

- 1.1. These General Business Terms and Conditions (hereinafter referred to as the “**Conditions**”) regulate the rights and obligations of the Lessor, i.e. **SYNOT W, a. s.**, ID: 25548832, Jaktáře 1475, Uherské Hradiště – Mařatice, 686 01, Czech Republic, registered at the Regional Court in Brno, File No. B-2814 (hereinafter referred to as the “**Lessor**”) being the party of the first part and the persons to whom the Lessor leases the Gaming Devices (hereinafter referred to as the “**Lessee**”) being the party of the second part. The Lessor and Lessee are jointly hereinafter referred as the “**Parties**”.
- 1.2. The **Lessor** is a legal entity founded and existing under the laws of the Czech Republic with capacity to undertake legal acts and authorised to trade and also eligible to perform the lease contract.
- 1.3. The **Lessee** is the natural person or legal entity that concludes a lease contract within the scope of own business operations. The Lessee represents that he has legal capacity to act and engage in business activities pursuant to the legislation of the country in which the Lessee engage his business.
- 1.4. **Central Server** is virtual computer server on which the Software is installed and allows the operation of the individual Terminals within the VLT System. The technical solution of the server is via hosting.
- 1.5. **Hosting** is a service provided by the Lessor to the Lessee according to the Lease Contract consisting in that the Lessor provide to the Lessee a place in the Central Server and the Lessor shall ensure further performance according to the Lease Contract and these Conditions.
- 1.6. **The Provider** is a third party that is the holder of copyright and licenses for the given Software or part thereof, whereas the Lessor holds the applicable rights and consent to provide the Software rights to the Lessee.
- 1.7. **Software** is a computer program of the Provider installed on the Central Server, in the Terminal and GM, which further specified in the Conditions or Lease Contract. The Software includes games designed by the Lessor to be operate within the Gaming Machines.
- 1.8. **License** is the granting of the right to use the Software, whether in the form of a license or a sub-license, which the Lessor grants to the Lessee in accordance with Article 8 of these Conditions and the Lease Contract.
- 1.9. **Jackpot Server** manages a multi-level jackpot system, to which individual GMs assembled in the Magic Ball Link System contribute from each bet played on games that have the Magic Ball Link feature. The individual jackpot levels attributed to a particular GMs and game based on the Jackpot Server's random number generator.
- 1.10. **Magic Ball Link System** is a set of GMs linked by a Jackpot Server and possibly a jackpot display unit. Three or more GMs may be operate within the Magic Ball Link System, which are expressly designated to be linked within the Magic Ball Link System, and this set-up may be continuously supplemented by other GMs so designated. The Lessee shall not use any GMs within the Magic Ball Link System other than the GMs supplied in accordance with the Lease Contract and intended to be operated within the Magic Ball Link System, whereby games which have Magic Ball Link functionality may be operated within the Magic Ball Link System. In the case of lease a Magic Ball Link System, the Hosting not provided, unless the Parties agree otherwise.
- 1.11. **VLT System** means a gaming system comprising mainly the Central Server, Terminals and Software, which intended for operating the game or games.
- 1.12. **Terminal** means an interactive video terminal connected to the Central Server and allowing players to play games within the VLT System.
- 1.13. **Gaming Machine** means cylindrical and electro-mechanical and other gaming devices that do not connect to or do not require a continuous connection to the Central Server and form compact, functionally indivisible devices (hereinafter “**GM**”). In the event of lease of a GM, the Hosting not provided, unless the Parties agree otherwise.
- 1.14. **Roulette** is a multi-seat electromechanical technical device controlled by an electronic system and equipped by a mechanical roulette wheel which does not require a continuous connection to the Central

Server (hereinafter "**Roulette**"). In the event of lease of a Roulette, Hosting is not provided, unless otherwise agreed by the parties.

- 1.15. **Gaming Device** is the common term for the VLT System, Magic Ball Link System, GMs or Roulette. If the terms GM, Roulette, VLT System or Magic Ball Link System are used, this means only GM, Roulette, VLT System or Magic Ball Link System.
- 1.16. **Rent** is the general term for the consideration for lease of the GM, Roulette, Magic Ball Link System or Terminals and fee for the License and in the case of the VLT System, also the consideration for provision of the support, service and Hosting from the Lessor or other fees specified in the Lease Contract.
- 1.17. These Conditions comply with the provisions of § 1751 et seq. of Act No. 89/2012 Coll., Civil Code, as amended (hereinafter the "**CC**") and regulate the rights and obligations and thus supplement the Lease Contract and these conditions are thus an integral part of the Lease Contract.
- 1.18. **Every Party that concludes a Lease Contract with the Lessor, whose component shall be these Conditions, accepts them in full.**

## 2. Lease

- 2.1. The object of the Lease Contract (lease), whose components are these Conditions, are Gaming Devices leased by the Lessor. The Lessor shall on the basis of the concluded Lease Contract and in compliance with these Conditions undertakes to lease Gaming Devices including accessories to the Lessee for temporary usage and the Lessee undertakes to pay to Lessor a monthly Rent stipulated in the Lease Contract. Together the Lessor provide License to the Software and with the VLT System the Lessor provides to the Lessee a support, service and Hosting according to Article 8 of these Conditions. The Lessee undertakes to accept the Gaming Devices and License and pay monthly Rent for them to the Lessor, including any, support and servicing as well as Hosting, according to the Conditions agreed upon in the Lease Contract.
- 2.2. The Lessor reserves the right to make changes to the Gaming Devices even after conclusion of the Lease Contract particularly on the basis of technical innovations or new legislation.
- 2.3. An integral part of the lease may be also spare parts, which intended solely for repairs to the Game Devices and which specified in the protocol of handover and acceptance, which shall be an integral component of the Lease Contract as Annex No. 1 in compliance with point 4.77 In case of termination of Lease Contract, the Lessee is obliged to return all spare parts to the Lessor together with the Gaming Devices with the exception of spare parts, which the Lessee demonstrably used in the repair according to point 7.12 et seq.
- 2.4. By lease of the Gaming Devices, the Lessor does not participate in the operation of a casino, gaming venue or similar facility in which the Gaming Devices shall be located. The facility and costs related to the operation of such Gaming Devices are the responsibility of the Lessee.

## 3. Lease Contract

- 3.1. The lease of the Gaming Device shall be done on the basis of a written Lease Contract by and between the Lessor and Lessee, whose integral part shall also be these Conditions.
- 3.2. The Lessee is obliged to check the Lease Contract and upon signature represents that the data contained in it are correct, valid and correspond to reality, particularly:
  - a) the business name in the case of a legal entity, in the case of natural person who is an entrepreneur, the name and surname,
  - b) the registered office address in the case of a legal entity, in the case of natural person who is an entrepreneur, the place of business,
  - c) identification number of the Lessee,
  - d) tax ID number of the Lessee,
  - e) whether he is or is not a VAT tax payer,
  - f) name of the representative concluding the Lease Contract on behalf of the Lessee,
  - g) contact details, particularly e-mail address of the Lessee.

- 3.3. The Lessee takes note of the fact that by signature of the Lease Contract, whose integral component are these Conditions, the Lessee concludes the Lease Contract as a framework contract. The Lease Contract may concluded without a specific number of Game Devices ordered, and the Lessee may subsequently order Game Devices under point 3.5. Conditions. The number of leased Gaming Devices may increased on the basis confirmed offers, whereby these orders shall also be subject to the provisions of the Lease Contract and these Conditions. In the case of different provisions, the provisions in the Lease Contract shall prevail over the provisions of these Conditions and the provisions in the confirmed offer in accordance with point 3.5 shall prevail over the provisions of these Conditions and the Lease Contract. In connection with the supply, a protocol of handover and acceptance shall be compiled in compliance with point 4.77. All such protocols of handover and acceptance shall be integral components of the Lease Contract in the form of Annex No. 1 to the Lease Contract.
- 3.4. The protocol of handover and acceptance in the case of additional orders, which shall be issued upon handover of the Gaming Devices in compliance with point 7, will include mainly the detailed specification of the individual Gaming Devices handed over.
- 3.5. The order of Gaming Devices can be placed via the address or e-mail address of the Lessor stated in the Lease Contract in the following time order and manner:
  - a) a demand of the Lessee,
  - b) sending of the offer by the Lessor to the Lessee,
  - c) an acceptance (confirmation) of the offer by the Lessee.

Based on the demand of the Lessee, the Lessor will make the offer and send it to the Lessee. The Lessee has 14 day to accept (confirmed) the offer from dispatching of the offer by the Lessor. If the offer is not accepted (confirmed) within 14 days, the offer expires. The Lessor excludes acceptance (confirmation) of the offer with any additions or deviations of the Lessee. In the case that the offer will include additions or deviations of the Lessee, so such acceptance of the offer by the Lessee is invalid, there is no confirmation of the offer and those changes entitle the Lessor to send a new offer to the Lessee for confirmation. The Lessee is obliged to specify at least the following in the demand: type and number of ordered Gaming Devices.

#### **4. Handover of the leased items**

- 4.1. The Lessor is obliged to handover the Gaming Devices within the period stated in the accepted offer or Lease Contract, and if not agreed otherwise, within 24 calendar weeks after sending the Lessee's acceptance of offer or signature of the Lease Contract.
- 4.2. The Lessor shall handover the Gaming Devices to the Lessee on the basis of the EXW clause of Incoterms® 2020 at Jaktáře 1475, Mařatice, 686 01 Uherské Hradiště, Czech Republic, unless otherwise agreed in writing by the Parties. .
- 4.3. The Lessee or person authorised by him is obliged on the date stated on the Lease Contract or on the date imparted by the Lessor at least 5 business days beforehand, to take delivery of the Gaming Devices from the Lessor. The using of Central Server shall start in the day of the Terminals handed over.
- 4.4. The Gaming Devices must be operational within 60 calendar days after handover, provided the Parties do not agree otherwise. The Lessee shall within a period of at least 7 calendar days before handover of the Gaming Devices notify the Lessor about the method of shipping and the entity that shall realise the shipping.
- 4.5. The Lessee shall ensure the insurance of the Gaming Devices for the duration of shipping, whereas the insured sum must cover the value of the Gaming Devices and the indemnity must be vinculated to the benefit of the Lessor. The Lessor is obliged to provide a necessary cooperation with customs to the Lessee and the Lessee is obliged to send copies of all documents related to the customs proceedings to the Lessor within 7 calendar days after acquiring them.
- 4.6. The Lessor has the right to deliver the Gaming Devices of given accepted offer to the Lessee within the period dated above also in several deliveries.
- 4.7. A protocol of hand-over and acceptance of the Gaming Devices shall be compiled (hereinafter referred to as the "protocol of handover"), which shall also include the date of handover, detailed specifications

of the individual Gaming Devices and any accessories and shall also include any obvious defects or other damage to the Gaming Devices, etc. The Gaming Device shall be handed over by an authorised employee of the Lessor. All such protocols make up Annex No. 1 to the Lease Contract and this Annex is an integral part of the Lease Contract.

- 4.8. The Lessee or person authorised by him is obliged to enter the following in the protocol of handover:
- name and surname,
  - residential address,
  - number of personal identification document,
  - relationship to the Lessee.
- The Lessor undertakes to treat this data in compliance with point 11.1 et seq. of the Conditions.
- 4.9. The Lessor shall enable the Lessee or person authorised by him to participate in the handover of the Gaming Devices and inspect the condition of the Gaming Devices. If the Lessee fails to utilise this opportunity, the data specified on the protocol of handover shall apply. The protocol of handover may also be replaced by the CMR.
- 4.10. The Lessor undertakes to prepare install the Software to the Gaming Device so that the Lessee shall put them into working order in accordance with the operating manual and the Lessor's instructions only at the final location of the Gaming Devices, unless the Gambling Device will have already installed the Software.
- 4.11. The Gaming Devices according to Lease Contract are new and unused goods, provided the Parties do not agree otherwise (refurbished goods).
- 4.12. The Lessee or person authorised by him is entitled to refuse the Gaming Device, if it is obviously clear and demonstrable that it has substantial faults, which hinder its proper usage, and not the entire supply. The given defects must be specified in the protocol of handover, otherwise they shall not be considered.
- 4.13. In the event that the Lessee does not take over the Gaming Device from the Lessor within the agreed period according to the Lease Contract or the accepted offer, the Lessor incurs increased costs and may seek a storage fee from the Lessee at the amount of EUR 10 for each Gaming Device and each day of delay in takeover, except as provided for in point 4.12. The storage fee is payable within 3 days from the date of delivery of a written demand for payment to the Lessee.
- 4.14. During the shipping, storage and other handling of the Gaming Device, including operation, the Lessee shall be obliged to comply with all instructions of the Lessor or operating instructions stated on the Gaming Machines or their transport packaging.

## 5. Rent and terms of payment

- 5.1. The Lessee undertakes that he shall be the recipient of the real profits generated through usage (operation of the) Gaming Devices on the basis of a valid permission issued by the state in which the Lessee operates the Gaming Devices.
- 5.2. The Lessee undertakes to pay monthly Rent to the Lessor, which is stipulated for each leased Gaming Device in the Lease Contract without VAT, provided the Parties do not agree on different Rent in the accepted offer valid only for the handover Gaming Devices under given accepted offer.
- 5.3. The Lessee is obliged to pay the Rent with effect from the month in which he takes delivery of the Gaming Devices according to point 4.77 and in the event of the VLT System from the month in which the operation of the first Terminal of the VLT System starts operating.
- 5.4. The Lessee is obliged to pay the monthly Rent to the Lessor within 14 calendar days after delivery of invoice. The Lessor is obliged to issue the invoice within 30 calendar days after end of the month for which the Rent is paid. The Rent is paid by bank transfer to the Lessor's bank account stated on the invoice.
- 5.5. The Lessee fulfils his duty to pay the invoice on the date on which the full amount of the monthly Rent shall be credited to the bank account of the Lessor shown on the invoice.
- 5.6. The invoice is sent electronically by e-mail to the e-mail address provided and approved by the Lessee in the Lease Contract, or as per agreement of the Parties, alternatively in printed format to the registered office address of the Lessee shown at the head of the Lease Contract.

- 5.7. Unless otherwise agreed, the tax document (invoice) will be issued in EURO (EUR). The last known exchange rate announced by the Central Bank of the Czech Republic - the Czech National Bank (CNB), valid on the invoice date, shall always be used to convert to another currency or other currency to the EURO.
- 5.8. The Lessee has the right to demand rental of additional Gaming Devices only upon settlement of all dues to the Lessor at the latest as at the date of demand of the Lessee. Until any dues claims of the Lessor from the Lessee are duly paid, the Lessor is not obliged to hand-over any additional Gaming Devices to the Lessee and such conduct of the Lessor shall not constitute a breach of these Conditions, arrangements of the Parties or the Lease Contract.
- 5.9. None of the amounts that the Lessee is obligated to pay to the Lessor includes VAT or other taxes, fees and other mandatory payments. If, in connection with the performance of the Lease Contract and/or reimbursement of amounts, a duty to reimburse them arises, the Rent shall be increased by such amount and the Lessee is obliged to pay such potential VAT or other taxes, fees or other obligatory payments in the prescribed amount together with the Rent payment.
- 5.10. Unless the parties agree otherwise, all fees, taxes, or other similar financial dues relating to the operation of Gaming Devices that must be paid on the basis and in the amount required by the laws of the country shall be paid by the Lessee.
- 5.11. If under the law, the Lessee is obliged to deduct tax from the payments made to the Lessor, the Lessee is obliged to: (i) ensure that the tax deduction shall not exceed the minimum stipulated by law, (ii) ensure calculation of the tax deduction for the given authority within the stipulated period, (iii) according to the requirements, receive from and submit to the Lessor the confirmation of the relevant authorities of all such deductions, including the confirmation of the individual payments made.
- 5.12. The confirmation specified in the point 5.11. of Conditions for the whole of the calendar year must be delivered by the Lessee to the Lessor by March 31 at the latest of the year following for which the confirmation is issued. In the event of failure to proof to pay the such taxes duly and timely in accordance with this point by the Lessee, the Lessor shall incur increased tax costs and the Lessee shall pay to the Lessor the amount corresponding to such taxes, which shall be payable within 3 days from the date of delivery to the Lessee of a written demand for such payment.
- 5.13. In case of Lessee's default with payment of any financial obligation from the Lease Contract, confirmed offers or the Conditions, the Lessee shall be obliged to pay a contractual penalty to the Lessor on the basis of such default, a penalty amounting to 0.05% of the outstanding amount per each day of such default or part thereof and do so within 15 calendar days stipulated by the Lessor in the written call for payment of the contractual penalty.
- 5.14. In the event that the Lessee withdraws or otherwise terminate the Lease Contract, not for reasons of the Lessor, in the period after handover of the accepted offer to Lessor and before payment of the first Rent, the Lessee shall be obliged to pay to the Lessor an amount equivalent to two months' rent as a cancellation fee, at minimum EUR 1,000 for each Gaming Device.
- 5.15. The Lessor is entitled to offset the payment of any of his dues to the Lessee under the Lease Contract or other contracts concluded between the Lessee and Lessor (hereinafter referred to as the "Contractual relationships") against any Lessor's claim against the Lessee under the Contractual relationships, including partial or overdue claims. The effect of this offset shall occur at the moment when the Lessor delivers the relevant document on such offset to the Lessee.

## **6. Duration of lease, return of the Gaming Devices to the Lessor**

- 6.1. The lease period is stipulated in the Lease Contract unless otherwise specified in the accepted offer for the given supply of Gaming Devices. If neither Contracting Party notifies in writing within at least two to three months before the end of lease term that it insists on its termination, the lease period shall be automatically extended by one year at a time. If this lease period is not stipulated in the Lease Contract, it applies that the lease is contracted for a period of one year after date from which the Lessee started to pay the Rent for a given supply of Gaming Devices..

- 6.2. In case of termination of the lease, the Lessee is obliged within 30 working days after end of lease at own cost and risk to return the Gaming Devices to the Lessor in the condition in which they were delivered to him, taking into consideration normal tear and wear, and the Lessee is obliged to provide written notification together with the Gaming Devices in which he shall state at least the following:
- a) name or business name of the Lessee,
  - b) serial numbers of the returned Gaming Devices,
- The Lessee shall properly and in time fulfil his duty to return the Gaming Devices to the Lessor, if the Lessee returns the Gaming Devices to the Lessor within the period stated above and in the manner stated above at the following address: Uherské Hradiště, Jaktáře 1475, Postal Code 686 01, Czech Republic.
- 6.3. The Lessee or his authorized representative shall be present during the return of the Gaming Devices, otherwise, in case complaints are raised in respect of defects or disputes arise between the Parties, the facts specified by the Lessor in the takeover protocol that shall be issued to the Lessor upon the return of the Gaming Devices, shall be decisive.
- 6.4. In case of delay in takeover of the Gaming Devices, the Lessee is obliged for each Gaming Device whose takeover is delayed, obliged to pay a contractual penalty in the amount of EUR 10 (Ten Euro) to the Lessor for each day and part thereof that takeover is delayed. In case of damage to or destruction of the Gaming Devices, the Lessee is besides the contractual penalty according to this provision also obliged to reimburse the Lessor for all damage, which the Lessor suffers from damage to or destruction of the Gaming Devices.
- 6.5. If the lease terminates only in relation to an individual Gaming Device or Gaming Devices, then the Lessee is obliged to return the individual Gaming Devices whose lease has terminated to the Lessor, and do so under the same conditions as stipulated in point 2.
- 6.6. The Lessee shall ensure the insurance of the Gaming Devices for the duration of transport, whereas the insured sum must cover the value of the Gaming Devices and the indemnity must be vinculated to the benefit of the Lessor. The Lessee shall handle all customs formalities upon return of the Gaming Devices and shall pay the customs duty, taxes and other levies, which shall arise in connection with such return.
- 6.7. If the Lessee does not return the Gaming Device in compliance with point 2, the Lessor may collect the Gaming Devices from the Lessee himself even against the will of the Lessee and on the account of the Lessee.

## **7. Liability for defects, Rights and Obligations of the Lessor and Lessee**

- 7.1. If any faults appear during operation of the Gaming Devices hereof that shall affect the proper operation of the Gaming Devices and these faults shall exist continuously on the majority of the Gaming Devices for a period longer than 30 calendar days after data on which the Lessee notifies the Lessor of these faults in writing or by e-mail, the Lessee, among other things, is entitled for reason of these faults to withdraw from given supply in full. In the event of any defect in the Gaming Devices or a defect affecting the availability or functional properties of the Software, the Lessee is obliged to notify the Lessor in writing of this defect without undue delay after find out the defect or after should find out by exercising professional care, no later than 15 days from the date of occurrence of this defect, and the Lessor is obliged to immediately start eliminating the defect. Failure to comply with this deadline will result in the termination of Lessee's claims due to the Lessor's liability for defects.
- 7.2. The Lessor's liability for defects shall not apply to defects caused by:
- a) natural disasters or other external events not caused by the Lessor,
  - b) incorrect assembly carried out by a party other than Lessor or a person authorised by it,
  - c) using the Gaming Devices in conflict with the operating manual, unprofessional or unauthorized intervention, incorrect maintenance or installation, their placement in unsuitable environment or mechanical damage,
  - d) use of any hardware or software (including the use of an outdated version of hardware or software), unless approved by the Lessor,

- e) defects in the Central Server, Software, breach of agreements on the use of third party Software between the Provider and the Lessee or missing, insufficient or defective support for supporting software or other third party software,
  - f) change of applicable legal regulations that will come to effect after signing hereof or taking a public-law decision or measure provided that such decision or measure comes to effect or becomes enforceable only after signature hereof,
  - g) damage or destruction of the Gaming Device or its part caused by intentional or negligent actions of third parties, or natural operational wear and tear that does not cause the impossibility of proper use or malfunction of the Gaming Device,
  - h) breakdowns and failures of outages of electricity supply, the Internet network, data and telecommunications services, including the services of mobile and GPS operators, including foreign ones, not caused by the Lessor, or
  - i) in other cases laid down by law, or by Lease Contract, or by these Conditions.
- 7.3. A claimed defect by the Lessee shall not have a dilatory effect in respect of the Lessee's payment obligations and the Lessee shall pay the Rent hereunder by their due dates even if a claim was raised.
- 7.4. Any faults of the Gaming Devices do not constitute a violation of the Lease Contract on the part of the Lessor and the Lessee is not entitled to seek compensation of losses from the Lessor for reason of such faults or in connection with the same.
- 7.5. The Lessee is obliged:
- a) at own cost and risk to secure a permit or certificate to operate each Gaming Device as required in the given country, secure certification of the VLT System, ensure administrative and technical services, preparation and submission of applications, payment of related administrative fees where necessary, further, distribution of the Gaming Devices, their installation, operation, provision of an adequate background and also collection of money from the operated Gaming Devices,
  - b) in the event that a permit or certification is required to operate the Gaming Devices in the territory of the given State, send a copy of such permit or certification to the Lessor within 7 calendar days after its acquisition,
  - c) use the Central Server exclusively in compliance with and in compliance with their intended use, instructions for use, maintenance and service, as well as only through persons competent to duly operate the same;
  - d) in case of any change in the permit or certification, including any possible suspension or cancellation of the permit or certification or in the case of any change in the information given in the AML form according to point 12.8. of these Conditions, always notify the Lessor immediately in writing of such change and at the same time attach a copy of the document of such change to the notice,
  - e) use and consume Gaming Devices only in compliance with the legislation of the country in which the Gaming Devices are located, and also in compliance with the purpose to which they were made, instructions for their operation, maintenance and service, as well as the instructions of the Lessor and only through persons authorised to operate them,
  - f) pay all the costs related to the operation of the Gaming Devices, maintain the Gaming Devices in operable condition at own cost, perform all maintenance and repairs of the Gaming Devices in compliance with point 7.12 et seq. and in the case of Terminals or Gaming Devices with monitoring units ensure non-stop and backed-up connection of the Gaming Devices to the Internet at own cost,
  - g) to take care of the Gaming Devices and to protect them against loss, damage or destruction,
  - h) allow the Lessor to access the Gaming Devices for the purpose of inspection of compliance with the Lease Contract and these Conditions,
  - i) report any loss, damage or destruction of the Gaming Devices to the Lessor in writing without undue delay,
  - j) notify the Lessor about the currently generally applicable conditions for operation of the Gaming Devices at the given location at the latest on the date of signature of the Lease Contract or about substantial changes to such conditions when demand for supply of other Gaming Devices.

- 7.6. The Lessee must not modify the Gaming Devices in any way without the prior written consent of the Lessor. The Lessor shall not be obliged to comply with requests from the Lessee to change the settings or configuration of the jackpot system in the Magic Ball Link System.
- 7.7. Within the VLT System, the Lessee may not use servers and Terminals other than the Central Server and Terminals leased according to the Lease Contract whose component are also these Conditions. Within the Magic Ball Link System, the Lessee may use only use GMs designed to operate under this Magic Ball Link System.
- 7.8. The Lessee may also sublease the Gaming Devices to a third party, provided he requests the consent of the Lessor at least 30 calendar days before start of such sublease, otherwise the Gaming Device sublease contract and provided License concluded with a third party shall be void. If the Lessor does not express consent within 30 calendar days after delivery of such request, it shall be assumed that he agrees with the sublease of the Gaming Devices to the third party.
- 7.9. The Lessee is liable for any damage, outside normal wear and tear, which occurs to the Gaming Devices in the period between handover by Lessee and return to the Lessor (with the exception of damage caused by the Lessor, his employees and other persons delegated by the Lessor) and the Lessee is obliged to notify the Lessor of the occurrence of such damage immediately and the Lessee is further obliged to remedy such damage at own cost immediately or pay financial compensation to the Lessor within 30 calendar days after occurrence of such damage. The Lessee is mainly obliged to notify the Lessor immediately in writing about loss, damage to or destruction of the Gaming Device. The Lessee is obliged to pay compensation to the Lessor for all damage suffered by Lessor even in a case where the damage or alienation of the Gaming Device or its part by the Lessee or a third party, regardless of whether the culprit shall be ascertained or not.
- 7.10. If the parties agree in the Lease Contract or accepted offer, the Lessor prior to start of the lease or at any time during the lease term shall install a monitoring units into the Gaming Devices and that the Lessor may via these monitoring units monitor and record the operational data of the Gaming Devices for the Lessor's development and business purposes and for the purposes of determining of the Rent. The Lessee undertakes to allow the Lessor to install, use and check these units and these units shall be integral components of the Gaming Devices for the duration of the installation. In the case that the Lessee becomes the owner of the Game Devices, the Lessee shall, on the date on which it becomes the owner, remove the monitoring units at its own expense and responsibility and deliver them to the Lessor's registered seat, unless the parties agree otherwise. In the event of damage to such monitoring units, the Lessee shall indemnify the Lessor for any damage so caused. If the monitoring units are not returned within 30 days of the date on which the Lessee is obliged to dismantle them, the Lessee shall pay a contractual penalty of EUR 200 for each not returned monitoring unit.
- 7.11. Obligations of the Lessor
  - a) lease the item to the Lessee in such a manner as for the latter to be able to use to the contracted purpose,
  - b) ensure that the Lessee can consume and use the Gaming Device for the duration of the lease,
  - c) ensure the cooperation of the Lessee in the acquisition of the permit for operation or certification of the Gaming Devices.
- 7.12. The Lessor shall provide spare parts (except consumables such as lights, bulbs, fuses, etc.) for any service interventions, while the Lessee shall arrange for service technicians and supply of spare parts to the destination at his expense. To this end, the Parties may agree that the first supply of Gaming Devices shall include a package of spare parts, which are intended solely and exclusively for the repair of the Gaming Devices on lease. This spare parts package may be extended by mutual agreement of the Parties.
- 7.13. The Lessee hereby undertakes to use only original spare parts provided by the Lessor, excluding consumables (bulbs, fuses, etc.) for repairs and modifications of the Gaming Devices. The Consumables (light bulbs, fuses, etc.) necessary for the proper maintenance and repair of the Gaming Devices shall be paid for solely by the Lessee at its own expense. In the event that the Lessee delivers to the Lessor during the lease of the Gaming Devices his reasoned written request, which shows the serial number of



the Gaming Device to be repaired and the fact that the Lessee has demonstrably exhausted the spare parts package provided, or that the spare part required for repair is not included in the package of spare parts provided, or the package of spare parts has not been provided, and at the same time the spare part does not need to be repaired for the reasons set out in clause 7. 2. of the Conditions, the Lessor shall send the required spare part to the Lessee at its own expense within 30 calendar days. Otherwise, the Lessee shall be obliged to pay the entire cost of repair of the Gaming Devices, including shipping. In the event of termination of the Lease Contract, the Lessee shall also return to the Lessor, at the Lessee's expense, any spare parts not purchased by the Lessee at the same time as the Gaming Devices, except for spare parts that the Lessor has demonstrably used for repair.

- 7.14. In addition to any spare parts purchased by the Lessee, the Lessee is obliged, after using any spare part provided by the Lessor, return the defective part to the Lessor at the end of each calendar quarter. The Lessee shall inform the Lessor in writing at the end of each month of the use of the spare part from the spare parts package and which spare part was replaced for which Gaming Device. At the same time, the Lessee shall send the Proprietor an electronic overview of the status and number of spare parts. At the same time, the Lessor has the right to carry out a spot check of this spare parts package.
- 7.15. If the Parties so agree in the Lease Contract, the Lessee shall perform all maintenance and repairs of the Gaming Devices according to point 7.5 (f) exclusively through persons professionally trained and approved by the Lessor. In connection with the lease of the concerned things, the Lessor further undertakes to provide training to Lessee's workers (service technicians) in the operation of the Gaming Devices, their regular maintenance and minor repairs. A relevant record of such training shall be signed by the Lessor and the Lessee. The training shall be provided always before beginning the operation of the Gaming Devices, whereas the Lessee is obliged to provide the Lessor with the list of persons with corresponding qualifications who will participate in the training at least three weeks before the expected beginning of the operation of the Gaming Devices. Travel allowances of those persons, in particular travel expenses, costs of accommodation and meal allowances, and further the costs of wage, remuneration or compensation of those persons' income shall be borne by the Lessee, the costs connected with organization of the training shall be borne by the Lessor. Training and subsequent training shall be provided to the necessary extent always upon change of the type of Gaming Device or Software, or upon request from Lessee as per agreement with the Lessor. Training shall as per agreement of the Parties be conducted in English. The Lessee is responsible for the trained persons, in particular, for damage to the Gaming Devices caused by negligence of the trained persons or due to incorrectly performed activities for which these persons were not duly trained by the Lessor and perform them in conflict with the training.
- 7.16. The Lessee shall have the right to place his logo or other business name on the Gaming Devices and he shall further be entitled to request the Lessor to arrange the inclusion of such Lessee's name in the Software of the VLT System; such a name will be of corresponding size and quality not deteriorating the quality of the VLT System and it will be approved by the parties in advance. The Lessee shall be liable for the fact that such name complies with legal regulations and does not breach the rights of third parties.
- 7.17. If, without the fault of the Parties, there is such a fact that is independent of their will, and the such fact not reasonably foreseeable on the day of the conclusion of the Lease Contract, and this fact prevents the fulfilment of the obligation of the Party, despite the effort that can be fairly demanded by the Parties (hereinafter referred to as "Force Majeure"), the Party affected by Force Majeure is not responsible for the breach of the Contract by the Force Majeure if he notifies the other Party the cause of its delay within 5 days of its origin. The party affected by the Force Majeure shall immediately notify the other Party of the end of the Force Majeure, otherwise it shall be liable for the damage not arising. Force Majeure shall mean, in particular, natural disasters such as floods, earthquakes, etc., strike, civil unrest, violent act, law or administrative decision or measure prohibiting or preventing the proper fulfilment of the Lease Contract if such law, decision or measure enters validity or becomes enforceable only after signature of the Lease Contract, etc.

## **8. License to the Software of the Gaming Devices, support, servicing, hosting of the VLT System**

- 8.1. The Lessor declares that he holds the License for use of the Software on the territory and he is entitled to grant a License against payment pursuant to Lease Contract.
- 8.2. The Lessor provides the Lessee with a limited time non-exclusive License to use the Software, whereby the Lessee is authorised to use the Software installed in the Gaming Devices in own name and thus provide it through the games on the individual Gaming Devices. The Lessor has the right to grant the License for the use of the Gaming Devices to third parties and is also entitled to use the Software itself.
- 8.3. The License to the Software of VLT System is provided for the duration of the Lease Contract. If the Lessee is in default of payment of any financial obligation under the Lease Contract or these Conditions for more than 15 days, the Lessor may immediately unilaterally and without prior notice interrupt operation of the Software in the VLT System or any part thereof and thus make it impossible for the Lessee to run the games via the VLT System. The Lessor's right to receive Rent is not affected by the interruption according to this point and the Lessee is still obliged to pay the Rent.
- 8.4. The License to the Software of GMs, Magic Ball Link System and Roulettes is always provided to min. period of 1 month. The Lessee, if he is not in arrears with the fulfilment of any obligation under the Lease Contract, is entitled to a further extension of the License always min. for another 1 month.. In the case of the Lessee's delay in fulfilling any obligation under the Lease Contract or in the event of a breach of the Lessee's obligations set out in point 8.7 of these Conditions, the Lessor is not obliged to extend the Lessee's License and this non-extension of the License is not a breach of the Lease Contract by the Lessor and at the same time the Lessor's right to payment of the Rent, even the future one, does not expire, ie. the Lessee is still obliged to pay the regular monthly Rent. The Lessee acknowledges that the extension of the License in each GM, Magic Ball Link System and Roulette is performed by the Lessee himself according to the instructions of the Lessor.
- 8.5. The Lessee undertakes to use the License at the earliest from the date on which the decision on the authorisation to operate gambling or other similar games under the legislation of the respective state becomes legally effective.
- 8.6. The Lessor shall arrange for the Provider to install the Software on the Central Server in the case VLT System.
- 8.7. The Lessee further undertakes to comply with the following additional terms and conditions of the License granted hereof:
  - a) the License is provided only for the territory specified in the Lease Contract,
  - b) the Lessee may use the Software exclusively in compliance with the legislation of the given country,
  - c) the Software may be used only when the Gaming Devices for the operation of which the Software is to be installed, is running and only in order to secure its due operation,
  - d) the Lessee is not authorised to provide License to a third party and must not in any way provide any right under the License to a third party, unless the Lessor consents in accordance with point 7.8 of the Conditions,
  - e) the Lessee shall be obliged to comply with written instructions for use of the Software given by the Provider and/or the Lessor and to allow the Lessor and/or the Lessor to check compliance with the terms and conditions of the License on Lessor's prior request to Lessee,
  - f) the Lessee may not imitate or interfere with the Software in any way, in particular may not modify or otherwise alter the Software, may not copy or otherwise similarly reproduce the Software, and may not decompile, convert, imitate or discover the source code of the Software, or reverse engineer, publish and/or make the Software available to the public so, copy or otherwise misuse the Software, reverse engineer or otherwise analyse the source code of the Software and use it to create a derivative work or allow a third party to do so, combine the Software with other works or include the Software in collective works, unless the Lessor agrees,
  - g) the Lessee shall be obliged to inform the Lessor of possible breach of copyrights to the Software or other breach of the License, to agree on the manner of protection against such action and to fully cooperate in order to prevent such action.

- 8.8. In case of the License termination, the Lessee shall no longer be authorized to and shall cease using the Software on the License termination date.
- 8.9. The Lessor undertakes to provide the Lessee with non-stop technical support and service for the Software. The License includes updates to the Software to improve the functionality and user interface of the Software and not upgrades to the Software (upgrading to future higher versions of the Software).
- 8.10. For the purposes of due support and maintenance of the VLT System hereunder, the Lessee shall duly use and maintain the Software, install network connection (ISDN, ADSL or other per agreement between the Lessor and Lessee) at its expenses as well as the necessary hardware and software allowing distance diagnostics and replacement software downloading, and the Lessee shall maintain such connection at its expenses for the period of the Lease Contract.
- 8.11. The Lessor undertakes to provide Hosting to the Lessee for the duration of the Lease Contract in the case of VLT System.
- 8.12. The Lessor undertakes within the Hosting to provide:
  - a) operating conditions for the Central Server that allows proper operation of the Central Server according to the specification,
  - b) regular control of the Central Server operations, whereby the Lessor shall be obliged to immediately draw the Lessee's attention to apparent defects of the Central Server ascertained by the Lessor during such control;
  - c) non-stop and backed-up connection of the Central Server to internet;
  - d) securing the Central Server against damage,
  - e) maintenance of the Central Server.
- 8.13. The Lessee is entitled to the extent necessary to continuous remote access to the Central Server via an IP address.
- 8.14. The Lessee hereby undertakes to inform the Lessor in writing of all facts necessary for due provision of Hosting pursuant to this contract, namely without undue delay and no later than 7 calendar days as of the date when such fact occurs.
- 8.15. The Lessor shall ensure that support is provided for the Central Server by the manufacturer or a third party. The Parties have agreed that all fees and other costs billed by the supplier of the Central Server in connection with the above-stated service support shall be paid by the Lessor.

## **9. Purchase of leased Gaming Devices**

- 9.1. If agreed in the Lease Contract, the Lessee may, if not be in arrears with fulfilment its obligations under the Lease Contract or these Conditions, deliver to the Lessor a written notice after 6 payments of the monthly Rents of given Gaming Device that it is exercising its right to purchase the given Gaming Device. The Lessee may exercise the right to purchase Gaming Devices solely in respect of all Gaming Devices that meet the condition of 6 paid monthly Rents and not just in respect of any of them.
- 9.2. If the Proprietor delivers a notice pursuant to point 9.1 of the Conditions, including the promissory note specified in point 9.3 of the Conditions, the delivery of such notice shall result in a purchase contract (the "Purchase Contract") between the Parties in respect of the Gaming Devices specified in the notice (the "Transferred Gaming Devices") on the date following the date of delivery with the following conditions:
  - a) In the Purchase Contract, the Lessor shall be the Seller (for the purposes of the Purchase Contract, hereinafter the "Seller") and the Lessee shall be the Buyer (for the purposes of the Purchase Contract, hereinafter the "Buyer"),
  - b) The Seller's right to issue an invoice for the purchase price to the Buyer shall be established within 15 days after conclusion of this Purchase Contract; the date of conclusion of the Purchase Contract shall be the date of taxable performance and the Buyer is obliged to pay the purchase price to the Seller within 7 days after the Seller sends the invoice, unless the parties agree otherwise,
  - c) In the event of Buyer's default in instalment payment of the purchase price, the Buyer shall be obliged to pay a contractual penalty to the Seller at the rate of 0.05 % per day on the outstanding amount for each day and part thereof of delay,

- d) In the event of the Buyer's default in payment of purchase price in excess of 15 (fifteen) days, the Seller is entitled to withdraw from the Purchase Contract in writing and the Buyer shall return all Transferred Gaming Devices to the Seller's registered office at its own cost. The whole purchase price payment paid by the Buyer prior to the withdrawal from the Purchase Contract shall be set off against the compensation for the use of the Transferred Gaming Devices for the term until delivery of the notice of withdrawal,
  - e) the Buyer purchases the Transferred Gaming Devices in their condition on the date of conclusion of the Purchase Contract, and the Transferred Gaming Devices shall be in his possession as of date of conclusion of the Purchase Contract,
  - f) ownership to the Transferred Gaming Devices passes to the Buyer upon payment of the whole purchase price,
  - g) the risk of damage to the Transferred Gaming Devices passes from Seller to Buyer upon conclusion of the Purchase Contract,
  - h) the Seller does not assume quality warranty for the Transferred Gaming Devices,
  - i) liability for defects of the Transferred Gaming Devices does not apply to defects that were not properly notified to the Lessor (Seller) by the Lessee (Buyer) prior to the conclusion of the Purchase Contract,
  - j) the Software licensed or sublicensed by the Seller is required for the proper operation of the Transferred Gaming Devices. In the event of the purchase of Terminals, the Seller shall continue to have the rights set out in point 8.3 of these Conditions for a period payment of any part of the Rent. In the case of the purchase of a GMs, Roulettes or Magic Ball Link System, the Seller shall continue to have the rights set out in point 8.4. of these Conditions for the duration of the payment of the purchase price, i.e. the right to refuse to renew the License of the Software during the payment of the purchase price. Upon payment in full of the purchase price, the License shall be granted for the lifetime of the relevant Transferred Gaming Device, that the Buyer will comply with the obligations set out in point 8.7(a), (b), (c), (e), (f) of the Conditions. In the event of any breach thereof, the Seller shall have the right to terminate the Software License immediately effective upon delivery of the termination notice to the Buyer,
  - k) the mutual relations between the Seller and the Buyer under the Purchase Contract shall further be subject to the legislation of the Czech Republic, particularly, the provisions under Section 2079 et seq. of the Civil Code, whereas the Parties expressly exclude the application of the conflict of laws principles of the Czech legal order.
- 9.3. The Lessor and the Lessee agree that to secure Buyer's potential future obligation against the Seller from the each Purchase Contract under point 9.2. of Conditions, the Buyer shall issue and deliver to the Seller a single blank promissory note in English for each Purchase Contract no later than the day of concluding of given Purchase Contract. Each blank promissory note will be without a protest to the amount of the whole purchase price specified under Article V (2) (b) with place of performance in Uherské Hradiště, Czech Republic without the specification of the due date and will be issue by the Buyer as an issuer to the benefit of Seller in order to secure the whole purchase price. If the Buyer breaches its obligation to settle any of the payments under Purchase Contract, so Seller shall be entitled to fill in the blank promissory note its own choice as follows: the Seller shall fill omitted place of due date of the promissory note so that Seller may determine due date of the promissory note at the earliest on the day corresponding to the fourteenth day after the first day of delay with the settlement of any payment under Purchase Contract. By filling in this form, the blank promissory note will become a valid promissory note and Seller is entitled to submit this promissory note for payment.
- 9.4. If the promissory note for payment is properly submitted, the next enforcement of the promissory note is governed by Act No. 191/1950 Coll., Bill of Exchange and Promissory Note Act, as amended. If whole purchase price is paid in a proper and timely manner, the Seller will return the blank promissory note back to the Buyer.

## 10. Termination of the Lease Contract

- 10.1. The Lease Contract terminates upon lapse of the contracted term or part thereof, by joint written agreement of the Parties, by unilateral withdrawal according to the arrangements in the Lease Contract or Conditions or lapse of the termination notice period according to the arrangements of the Parties.
- 10.2. Unilateral withdrawal from the Lease Contract is possible in the following cases:
- a) any Party has the right to withdraw from the Lease Contract in full due to a substantial violation of the Lease Contract or these Conditions by the other Party, or
  - b) any Party has the right to withdraw from the Lease Contract for the reasons set by law, or
  - c) the Lessor is entitled to withdraw from the Lease Contract in full when the Lessee files an insolvency petition on own behalf due to its bankruptcy or imminent bankruptcy, when the court decides on the Lessee's bankruptcy, when the court dismisses an insolvency petition due to lack of Lessee's assets or when the Lessee goes bankrupt, or
  - d) the Lessee is entitled to withdraw from the Lease Contract in full when the Lessor files an insolvency petition on own behalf due to its bankruptcy or imminent bankruptcy, a court ruling on bankruptcy is served upon the Lessor, when the court dismisses an insolvency petition due to lack of Lessor's assets or when the Lessor goes bankrupt, or
  - e) the Lessor may withdraw from the Lease Contract in full, if certification of the Gaming Device or any of its parts or the Lessee shall not be granted a permit to operate the Gaming Devices according to point 7.5 (a), or the permit or certification of the Lessee shall be cancelled with finality or suspended, or
  - f) any Party has the right if the Lease Contract is concluded without a specific number of the ordered Game Devices and there is no order to a more than ten pieces of the Game Devices within 3 months after signing the Lease Contract, or
  - g) information provided on the AML form according to point 12.8. of Conditions shall turn out to be untrue.
- 10.3. The substantial violation of contractual obligations by the Lessor shall be:
- a) delay of the Lessor in handover of the Gaming Devices for a period of more than 30 calendar days, not for any reason on the part of the Lessee, or
  - b) if the Gaming Devices shall not fulfil the conditions stipulated in the Lease Contract, Conditions, accepted offer or applicable legislation, or
  - c) if the Lessor violates the undertaking stipulated in the point 12. 5. of these Conditions or abuses confidential information or information corresponding to business secrets acquired upon conclusion of the Lease Contract, whose component shall also be these Conditions,
  - d) if the Lessor violates any of its substantial obligations under the Lease Contract or Conditions and the Lessor fails to remedy such violation even after written notification sent to him by the Lessee within the period stipulated in such notification, which must not be shorter than 15 calendar days starting with delivery of the given notification to the Lessor,
  - e) for the reason set out in the point 7.1.
- 10.4. A serious breach of contractual obligations by the Lessee shall be:
- a) Lessee's delay in the payment of any monetary obligations hereof for a period of more than 15 calendar days,
  - b) Lessee's delay in handover of the Gaming Device by more than 5 calendar days,
  - c) if the Lessee in any way violates the Lease Contract or Conditions, not for any reason on the part of the Lessor, and in consequence of such violation, the Lessee's permit to operate the Gaming Devices or their certification shall be cancelled with finality or suspended,
  - d) if the Lessee uses the Gaming Device in breach of the Lease Contract, or Conditions, breaches the obligations set out in point 8.7 of Conditions or if he subleases the Gaming Device in violation of point 7.8,
  - e) if the Lessee violates the undertaking stipulated in Article 12 of these Conditions or abuses confidential information or information corresponding to business secrets acquired upon conclusion of the Lease Contract, whose component shall also be these Conditions,

- f) if the Lessee violates any of its obligations under the Lease Contract or Conditions, in particular the obligations set out in point 7. 5. of Conditions, and the Lessee fails to remedy such violation even after written notification sent to him by the Lessor within the period stipulated in such notification, which must not be shorter than 15 calendar days starting with delivery of the given notification to the Lessee.
- 10.5. Withdrawal from the Lease Contract shall be made upon a written notice that shall be delivered to the other Party and specify clearly the reason for the withdrawal so that it cannot be afterwards mistaken for another. Withdrawal from this Lease Contract in full shall come into effect at the moment when written notification of withdrawal is delivered to the other Party. In case of any doubt, it shall be deemed that the notice to quit was delivered to the other Party on the fifth calendar day following its dispatch by registered post by the withdrawing Party.
- 10.6. Each of the Parties is entitled to terminate this Lease Contract without specifying any reasons for doing so through a written termination sent to the other Party, whereas the notice period shall commence on the first day of the calendar month following the delivery of the notice to the other Party. The notice period has been agreed at 2 calendar months. However, this right shall not be exercised by both parties until 2 years have elapsed from the date of the conclusion of the lease agreement and after the payment of 12 months' Rent of all Gaming Devices of the last accepted (confirmed) offer. The Lease Contract may be terminated by either Party in part, in respect of some or all of the Gaming Devices for which at least 12 months' Rent has been paid
- 10.7. If any of the Parties violates the Lease Contract in such a manner that such breach establishes the right of the other Party to withdraw from this Contract in full in compliance with point 10.2. (a) of these Conditions, the breaching Party is obliged to pay a contractual penalty to the other Party, which shall be calculated as follows. The average monthly Rent paid by the Lessee to the Lessor shall be calculated for the last three calendar months preceding the month in which the Lease Contract was withdrawn from, whereas such calculated amount shall represent the above contractual penalty, which shall be at least EUR 10,000.
- 10.8. Upon termination of the full Lease Contract, the License, Hosting and all other rights and obligations under the Lease Contract or Conditions also demise.
- 10.9. No withdrawal or termination of this Lease Contract (regardless of the reasons) shall affect obligations or rights of either Party, neither it shall influence the validity or the continuance of validity of any provisions contained herein which specifically say or which implicitly imply that this provisions were intended to become legally effective or which were intended to remain applicable even after termination of the Lease Contract.
- 10.10. Upon termination of this Contract in its entirety, the right to compensation of damage caused by the breach hereof and other contractual provisions, which are to survive the termination hereof according to agreement of the Parties or considering their nature, shall survive the termination of the Lease Contract. In the case of withdrawal (termination) from the Lease Contract, the Rent for the fulfilled part of the performance is not refunded and only the unfulfilled remainder of the performance is cancelled and the Lessee is obliged to pay all Rent invoiced by the Lessor until the time of withdrawal (termination) from the Lease Contract.
- 10.11. Upon termination of the Lease Contract for whatever reason, the Lessee shall immediately return to the Lessor all intellectual property rights licensed, provided or granted by the Lessor to the Lessee according to the Lease Contract as well as all Confidential Information that belongs to the other Party, and if the Lessor so requests, the Lessee shall in a non-reversible manner destroy all copies and data related to the scope and performances under the Lease Contract and confirm such destruction in writing to the Lessor. The Lessor shall be entitled to stop providing any service to the Lessee and stop operating any hardware or software, which is operated for the Lessee and delete the entire system or any of its part from any installation site; The Lessee shall stop using the business secrets and technical know-how of the Lessor or its Providers.

## 11. Protection of personal data

- 11.1. The information about the Lessees, or persons authorised to accept the Gaming Devices during handover is stored in accordance with effective legislation and are necessary to comply with this Lease Contract. Personal data will be retained for the period necessary for the full fulfilment of the contract or for the time necessary to determine, enforce or defend the legal claims under this Lease Contract, or for the duration of archiving and other legal obligations under the law. Personal data will be processed solely by the Lessor and, to the extent necessary, by the companies in the SYNOT group, which provide the necessary services to fulfil the Lease Contract, in particular company SYNOT ICT Services, a. s., with its registered seat at Jaktáře 1475, Uherské Hradiště - Mařatice, Postal Code 686 01, Czech Republic. Personal data will not be passed on to any other person except the case of a statutory duty to the public authorities and to the extent strictly necessary for the delivery of consignments, the keeping of accounts, the recovery of claims, etc.
- 11.2. In accordance with the provisions of Article 16 et seq. Regulation (EU) 2016/679 of the European Parliament and of the Council on the protection of natural persons with regard to the processing of personal data and on the free movement of such data the person has the right to access to his or her personal data, the right to correct inaccurate personal data or to supplement incomplete personal data require a limitation of processing, in particular in the case of denial of the accuracy of personal data and unlawful processing for the duration of the solution. Personal data is secured against misuse, and in the event of a breach of security with a high risk for rights and freedoms, the person will be informed without undue delay. Details of the above-mentioned rights, the processing of personal data by companies in the SYNOT group, and suggestions and complaints send to the email listed in the head of the Lease Contract. Every person is also entitled to file a complaint with the Office for Personal Data Protection to the address Pplk. Sochora 27, 170 00 Praha 7, Czech Republic. More information on the privacy policy posted at <https://www.synotgroup.com/privacy-policy/>.

## 12. Statement of the Parties, protection of confidential information, intellectual property and AML duties

- 12.1. By signature of the Lease Contract, the Lessee confirms that he has adequately acquainted himself with the wording of the Conditions, and that he accepts their wording.
- 12.2. The Lessee takes note of the fact that by signature of the Lease Contract or accepted of the offer, he is acquainted with the specification of the Gaming Device and accepts such specification.
- 12.3. The Lessee by acceptance of the Gaming Device confirms that he has been duly acquainted with the special regulations by the Lessor (instructions for operation, maintenance and service, etc.), which must be kept and observed during the usage and operation of the Gaming Devices.
- 12.4. The Lessee declares that he has within the framework of the lease of the VLT System acquainted himself with the end-user license conditions stipulated at web address: <http://www.synotgroup.com/downloads/> by which Microsoft lays down the license terms and conditions for the Microsoft Operating Software. The Lessee additionally declares that it fully agrees with the License Agreement, shall enter into it with Microsoft as of the moment when it begins using the Microsoft Operating Software and agrees to comply with it.
- 12.5. The Parties are obliged to protect the confidential information and trade secrets of the other Party and, in the case of the Lessor, the group to which the Lessor belongs, to maintain the confidentiality of confidential information and facts of which they have become aware and the disclosure of which could cause damage to the other Party, not to use it contrary to its purpose and/or for their own use. This includes, in particular, business, organisational, financial, property, marketing, production information, pricing, the amount of its costs and total and partial revenue, including information about partners which is not publicly available. This obligation lasts for the duration of the Lease Contract and for a period of 3 years from the date of termination of the Lease Contract. The obligations of the parties with respect to confidential information shall not apply to the disclosure of confidential information (only to the extent necessary and/or expressly authorized and in the manner permitted by the relevant authority):

- a) to its employees, agents, consultants and retained professionals necessary for the proper performance of the Lease Contract or the exercise of the rights/performance of the obligations set forth in the Lease Contract or the Conditions,
- b) where the other Party has consented in writing to the disclosure of the relevant confidential information;
- c) to the extent and under the conditions required by law or by a governmental authority or court.

In the case of a breach of any of the obligations set out in this point, the Party in breach shall be liable to pay to the other Party a contractual penalty of EUR 100,000 for each obligation breached, even if repeatedly.

- 12.6. The Lessee acknowledges that for each Gaming Device incl. Software and related documentation is subject to the manufacturer's copyright and industrial rights and that any imitation, copying, reproduction or other similar dealing with the Gaming Devices or any part thereof without the consent of the Lessor is prohibited. All intellectual property rights in the Gaming Devices and their documentation are and shall at all times remain the exclusive property of the Lessor or its third party licensors.

In the case of a breach of any of the obligations set forth in this point or a breach of any of the obligations of the Lessor set forth in point 8. 7. b), c), e) and f) of the Conditions, the Lessee shall be obliged to pay the Lessor a contractual penalty in the amount of EUR 300,000 for each breached obligation, even if repeatedly. And the same time the Lessor shall be entitled to immediately terminate the provision of the License with effect from the delivery of the notice of termination to the Lessee.

- 12.7. The Lessee agrees to indemnify the Lessor against all liabilities, costs, expenses, damages and losses (including any direct, indirect or consequential losses, loss of goodwill and all interest, fines, penalties and legal and other reasonable professional costs and expenses, including loss of profit) incurred or to be incurred by the Lessor in connection therewith:

- a) any breach of the License by the Lessee or its employees, agents or subcontractors,
- b) any breach of the Lease Contract or the Conditions by the Lessee, breach of any certificate, undertaking, representation or warranty made by the Lessee in the Lease Contract or the Conditions, and
- c) any breach by the Lessee of any applicable laws and regulations in connection with its obligations and business activities under the Lease Contract and the Conditions.

- 12.8. The Lessor is obliged to comply with the legislation concerning measures in the area of prevention of money laundering and terrorist financing (AML). To this end, the Lessor has developed a system of internal principles, procedures and control measures aimed at combating the proceeds of crime and terrorist financing, which includes a form which the Lessee is obliged to fill in properly and truthfully before signing the Lease Contract (hereinafter "AML form"). Failure to provide the information specified in the AML form entitles the Lessor to refuse to enter into the Lease Contract at any time and this refusal does not result in the Lessor's pre-contractual liability pursuant to Sections 1728 to 1730 of CC. The Lessee can get acquainted with the Lessor's measures aimed at combating money laundering and terrorist financing at <https://www.synotgroup.com/downloads/>.

### 13. Concluding provisions

- 13.1. The Lease Contract, Conditions shall be subject to the legislation of the Czech Republic, particularly the applicable provisions of Act No. 89/2012 Coll., Civil Code, as amended, excluding the application of Conflicting provisions of the Czech legal order.
- 13.2. The Parties by conclusion of the Lease Contract fully cancel and replace all their previous mutual arrangements concerning the subject-matter hereof.
- 13.3. The Lessee agrees that for all disputes arising from these Conditions or the Lease Contract, the court of local jurisdiction shall be the District Court in Uherské Hradiště provided that it also has jurisdiction in rem, otherwise it shall be the Regional Court in Brno.
- 13.4. Any other modifications, insertions or amendments written or printed in the original text of these Conditions shall be considered as not written, irrelevant and shall not bind the Parties.



- 13.5. The Lessor reserves the right to unilaterally amend or supplement the Conditions or cancel and replace them in accordance with Section 1752 of the CC, in particular due to a change in the legal regulations; it applies that for determination of the mutual rights and obligations of the Lessor and Lessee, the wording of the Conditions valid and in force at the moment of the conclusion of the Lease Contract, which includes these Conditions.
- 13.6. The Lessor and the Lessee undertake to settle all disputes arising out of the Contract or the Conditions and/or in relation to the Contract especially by agreement.
- 13.7. Bank charges will be charged in the SHARE (SHA) mode, ie. in the form of shared fees, for all bank transfers made on the basis of the Lease Contract and these Conditions.
- 13.8. If during the performance of the Lease Contract any Party gives written notice or performs another act towards the other Party, such as delivery of an invoice (hereinafter referred to as the "Act"), the Act shall be deemed as duly made in respect of the Party whom the Act is addressed (hereinafter only the "Addressee") upon personal delivery of a written copy of the Act against the Addressee's signature, or upon posting it as a registered letter to the Addressee's address last known to the Party executing the Act in accordance with the above paragraph. Should it be impossible to deliver such a letter, the Act contained in such a letter shall be regarded as delivered on the fifth calendar day after posting the letter for sending by registered mail to the Addressee's address last known to the Party performing the Act in accordance with the above paragraph.
- 13.9. If after these Conditions take effect, any of the provisions hereof are found to be invalid in relation to any valid legislation, such situation shall not invalidate the Conditions or accepted offer; the remaining provisions of the Conditions or accepted offer shall be unaffected, and the invalid provisions shall be replaced in the form of an amendment to the accepted offer, otherwise by a relevant provision of a generally binding legal regulation, and if there is no such provision, by regulation normal in the business relationships.
- 13.10. If after this Lease Contract takes effect any applicable legislation changes that would hinder or prevent the proper fulfilment hereof, the Parties agree to enter into an amendment hereto without delay that would enable the proper fulfilment hereof.
- 13.11. For all contractual penalties stipulated in the Conditions or on the basis of an agreement of the Parties, the following arrangements apply:
- in addition to the contractual penalty, the Party that becomes entitled to the contractual penalty is also entitled to seek compensation for damage from the other Party for any damages incurred as a result of a breach of the obligation covered by the contractual penalty,
  - the Party that breached the obligation for which the contractual penalty has been imposed shall be obliged to pay such contractual penalty even if the breach was not that Party's fault;
  - for violation of the same obligation, all contractual penalties agreed in relation to such violation may be claimed,
  - the right to have the contractual penalty paid shall remain unaffected by termination hereof,
  - The contractual penalty shall be payable within 3 days from the date the Contracting Party, which has become entitled to such performance, delivers a written request to be paid the respective fulfilment.
- 13.12. In the event of change of any decisive facts, the Party to which such change relates is obliged to notify the other Party in writing about such change (at the latest within 5 calendar days after date when the given Party could have learned about such change), otherwise it shall be presumed that the data specified in the Lease Contract apply, and if their change was notified in accordance with this clause in the meantime, then it shall be presumed that such data are valid as amended by the most recent change notified pursuant to this clause.



13.13. **The Conditions are valid and effective from May 1, 2023** and shall govern only lease contracts concluded after this date, which refer to these Conditions.

In Uherské Hradiště on April 30, 2023

SYNOT W, a. s.

The Lessee has been acquainted with the Conditions on .....

.....  
the Lessee