

## PROMISSORY NOTE

\$20,000.00

Hastings, Minnesota  
\_\_\_\_\_, 2022

**FOR VALUE RECEIVED**, RH Holdings LLC, a Minnesota limited liability company (the “Undersigned”), agrees and promises to pay to the order of the Hastings Economic Development and Redevelopment Authority, a Minnesota public body corporate and politic, its endorsees, successors and assigns (the “Holder”), in lawful money of the United States at its principal office at 101 Fourth Street East, Hastings, Minnesota 55033, or such other place as the Holder may from time to time designate, the principal sum of Twenty Thousand and 00/100 Dollars (\$20,000.00), or so much thereof as has been advanced by the Holder to the Undersigned pursuant to the terms of that certain Loan Agreement of even date herewith between the Undersigned and the Holder (the “Loan Agreement”), together with interest at the rates stated herein. The Loan shall commence on July 1, 2022. No interest shall accrue for the first twelve (12) months. Thereafter, commencing on July 1, 2023, interest shall accrue on the outstanding principal amount of this Note at an annual rate of Three and a Half Percent (3.5%) until this Note has been paid in full. On July 1, 2028 the outstanding principal amount of the Loan, together with accrued and unpaid interest, shall be payable in full. Payments under this Note shall be made in accordance with the payment schedule attached hereto as Exhibit A, which payment schedule is subject to adjustment on the dates that the interest rate is reset as described herein.

The principal amount of this Note, together with accrued interest, shall also be immediately due and payable upon a sale, transfer, or other disposition of whatsoever nature, of all of the Undersigned’s business and assets to a new entity, without prior written consent of Holder. The principal amount hereof shall also be due and payable upon the occurrence of an Event of Default under the Loan Documents that is not cured within the time period for cure set forth in the Loan Documents.

The principal amount of this Note may be prepaid in whole or in part at any time.

All payments made with respect to this Note shall be applied first to accrued interest and then to the principal amount of this Note. The obligations evidenced by this Note are secured by a Mortgage and Guaranty of even date herewith of the Undersigned.

Electronic Payment. Borrower will complete an ACH-Pay Plan for recurring payments of this loan. ACH-Pay Plan will directly charge the bank account specified by the Borrower and automatically deduct the payment from that bank account and the City will credit the payment to your loan balance. If the due date falls on a weekend or a bank holiday, the payment will be processed the next business day. A \$30 penalty fee will be assessed for insufficient funds or account closure.

Time is of the essence. No delay or omission on the part of the Holder in exercising any right hereunder shall operate as a waiver of such right or of any other remedy under this Note. A waiver of any one occasion shall not be construed as a bar to or waiver of any such right or remedy on a future occasion.

Presentment for payment, protest and notice of non-payment are waived. Consent is given to any extension or alteration of the time or terms of payment hereof, any renewal, any release of all or any part of the security given for the payment hereof, any acceptance of additional security of any kind, and any releases of, or resort to any party liable for payment hereof.

Executed as of the date first above written.

**RH HOLDINGS LLC**

By: \_\_\_\_\_  
Rebecca L. Holm  
Its Chief Manager

**EXHIBIT A**  
**Payment Schedule - Loan Amortization Schedule**

Enter values	
Loan amount	\$ 20,000.00
Annual interest rate	3.50 %
Loan payment period in years	5
Number of payments per year	12
Loan Start Date	7/1/2022
Date payments start	7/1/2023
Est Taxes/Insurance	\$ -

Loan summary	
Scheduled payment	\$ 363.83
Scheduled number of payments	60
Actual number of payments	60
Total early payments	\$ -
Total interest	\$ 1,830.09

Lender name: HEDRA

Pmt No.	Payment Date	Beginning Balance	Scheduled Payment	Taxes/Insur Payment	Total Payment	Principal	Interest	Ending Balance	Cumulative Interest
1	8/1/2023	\$ 20,000.00	\$ 363.83	\$ -	\$ 363.83	\$ 305.50	\$ 58.33	\$ 19,694.50	\$ 58.33
2	9/1/2023	19,694.50	363.83	-	363.83	306.39	57.44	19,388.11	115.78
3	10/1/2023	19,388.11	363.83	-	363.83	307.29	56.55	19,080.82	172.32
4	11/1/2023	19,080.82	363.83	-	363.83	308.18	55.65	18,772.64	227.98
5	12/1/2023	18,772.64	363.83	-	363.83	309.08	54.75	18,463.56	282.73
6	1/1/2024	18,463.56	363.83	-	363.83	309.98	53.85	18,153.57	336.58
7	2/1/2024	18,153.57	363.83	-	363.83	310.89	52.95	17,842.69	389.53
8	3/1/2024	17,842.69	363.83	-	363.83	311.79	52.04	17,530.89	441.57
9	4/1/2024	17,530.89	363.83	-	363.83	312.70	51.13	17,218.19	492.70
10	5/1/2024	17,218.19	363.83	-	363.83	313.62	50.22	16,904.57	542.92
11	6/1/2024	16,904.57	363.83	-	363.83	314.53	49.31	16,590.04	592.23
12	7/1/2024	16,590.04	363.83	-	363.83	315.45	48.39	16,274.60	640.62
13	8/1/2024	16,274.60	363.83	-	363.83	316.37	47.47	15,958.23	688.08
14	9/1/2024	15,958.23	363.83	-	363.83	317.29	46.54	15,640.94	734.63
15	10/1/2024	15,640.94	363.83	-	363.83	318.22	45.62	15,322.72	780.25
16	11/1/2024	15,322.72	363.83	-	363.83	319.14	44.69	15,003.58	824.94
17	12/1/2024	15,003.58	363.83	-	363.83	320.07	43.76	14,683.51	868.70
18	1/1/2025	14,683.51	363.83	-	363.83	321.01	42.83	14,362.50	911.53
19	2/1/2025	14,362.50	363.83	-	363.83	321.94	41.89	14,040.55	953.42
20	3/1/2025	14,040.55	363.83	-	363.83	322.88	40.95	13,717.67	994.37
21	4/1/2025	13,717.67	363.83	-	363.83	323.83	40.01	13,393.85	1,034.38
22	5/1/2025	13,393.85	363.83	-	363.83	324.77	39.07	13,069.08	1,073.44
23	6/1/2025	13,069.08	363.83	-	363.83	325.72	38.12	12,743.36	1,111.56
24	7/1/2025	12,743.36	363.83	-	363.83	326.67	37.17	12,416.69	1,148.73
25	8/1/2025	12,416.69	363.83	-	363.83	327.62	36.22	12,089.07	1,184.94
26	9/1/2025	12,089.07	363.83	-	363.83	328.58	35.26	11,760.50	1,220.20
27	10/1/2025	11,760.50	363.83	-	363.83	329.53	34.30	11,430.96	1,254.51
28	11/1/2025	11,430.96	363.83	-	363.83	330.49	33.34	11,100.47	1,287.85
29	12/1/2025	11,100.47	363.83	-	363.83	331.46	32.38	10,769.01	1,320.22
30	1/1/2026	10,769.01	363.83	-	363.83	332.43	31.41	10,436.59	1,351.63
31	2/1/2026	10,436.59	363.83	-	363.83	333.39	30.44	10,103.19	1,382.07
32	3/1/2026	10,103.19	363.83	-	363.83	334.37	29.47	9,768.82	1,411.54
33	4/1/2026	9,768.82	363.83	-	363.83	335.34	28.49	9,433.48	1,440.03
34	5/1/2026	9,433.48	363.83	-	363.83	336.32	27.51	9,097.16	1,467.55
35	6/1/2026	9,097.16	363.83	-	363.83	337.30	26.53	8,759.86	1,494.08
36	7/1/2026	8,759.86	363.83	-	363.83	338.29	25.55	8,421.57	1,519.63
37	8/1/2026	8,421.57	363.83	-	363.83	339.27	24.56	8,082.30	1,544.19
38	9/1/2026	8,082.30	363.83	-	363.83	340.26	23.57	7,742.04	1,567.77
39	10/1/2026	7,742.04	363.83	-	363.83	341.25	22.58	7,400.79	1,590.35
40	11/1/2026	7,400.79	363.83	-	363.83	342.25	21.59	7,058.54	1,611.93
41	12/1/2026	7,058.54	363.83	-	363.83	343.25	20.59	6,715.29	1,632.52
42	1/1/2027	6,715.29	363.83	-	363.83	344.25	19.59	6,371.04	1,652.11
43	2/1/2027	6,371.04	363.83	-	363.83	345.25	18.58	6,025.79	1,670.69
44	3/1/2027	6,025.79	363.83	-	363.83	346.26	17.58	5,679.53	1,688.26
45	4/1/2027	5,679.53	363.83	-	363.83	347.27	16.57	5,332.26	1,704.83
46	5/1/2027	5,332.26	363.83	-	363.83	348.28	15.55	4,983.98	1,720.38
47	6/1/2027	4,983.98	363.83	-	363.83	349.30	14.54	4,634.68	1,734.92
48	7/1/2027	4,634.68	363.83	-	363.83	350.32	13.52	4,284.36	1,748.44
49	8/1/2027	4,284.36	363.83	-	363.83	351.34	12.50	3,933.02	1,760.93
50	9/1/2027	3,933.02	363.83	-	363.83	352.36	11.47	3,580.66	1,772.40
51	10/1/2027	3,580.66	363.83	-	363.83	353.39	10.44	3,227.27	1,782.85
52	11/1/2027	3,227.27	363.83	-	363.83	354.42	9.41	2,872.84	1,792.26
53	12/1/2027	2,872.84	363.83	-	363.83	355.46	8.38	2,517.39	1,800.64
54	1/1/2028	2,517.39	363.83	-	363.83	356.49	7.34	2,160.90	1,807.98
55	2/1/2028	2,160.90	363.83	-	363.83	357.53	6.30	1,803.36	1,814.28
56	3/1/2028	1,803.36	363.83	-	363.83	358.58	5.26	1,444.79	1,819.54
57	4/1/2028	1,444.79	363.83	-	363.83	359.62	4.21	1,085.17	1,823.76
58	5/1/2028	1,085.17	363.83	-	363.83	360.67	3.17	724.50	1,826.92
59	6/1/2028	724.50	363.83	-	363.83	361.72	2.11	362.78	1,829.04
60	7/1/2028	362.78	363.83	-	362.78	361.72	1.06	0.00	1,830.09