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October 3, 2025

Development Services Department
901 NW 66th Avenue, Suite C
Margate, FL 33063
Email: dsd@margatefl.com

RE: Signature Authorization by Landlord for Panda Express in Margate, Florida

To Whom It May Concern:

We represent M. David Yoder and Yoder Investments the Landlord for this property. The Landlord has authorized the Owner's Authorization Affidavit by way of Frank M. Zabaleta and Mary A. Yoder's signature on the Authorization Affidavit Form.

Frank M. Zabaleta as Co-Trustee of the Survivor's Trust created under the M. David and Evangelene Yoder Trust, dated May 17, 2001, is authorized to sign on behalf of M. David Yoder pursuant to the enclosed Certification of Trust with Trustee Powers included as Exhibit "A" (the "Certification of Trust").

Mary A. Yoder as a duly elected and appointed approved manager of Yoder Investments is authorized to sign in behalf of Yoder Investments pursuant to the Fourth Amendment of Agreement of the General Partnership of Yoder Investments entered into as of November 26, 2024 (the "Agreement"). The Agreement provides the following provision:

> "The Partners hereby appoint Mary Yoder as a Managing Partner to serve along with David Yoder, as Managing Partner and by executing this Fourth Amendment, Mary accepts said appointment.
>
> If the Partnership has more than one Managing Partner, once contracts, notes, deeds of trust and other instruments proposed to be executed are approved by the Partners pursuant to section 5.1 of the Agreement, such documents may be validly executed by one Managing Partner without the requirement of such documents being executed by all Managing Partners."

The signatures provided on the Authorization Affidavit Form executed and notarized on June 5, 2025, are valid and Frank M. Zabaleta and Mary A. Yoder are therefore acting within their respective capacities as co-trustee and manager. The Certification of Trust and Agreement have been attached herein to render the above statements as true and correct.

If you have any questions or concerns, please do not hesitate to contact us.

Very truly yours,

MIRAU, EDWARDS, CANNON, LEWIN & TOOKE, LLP

By:
Michael J. Lewin