

EXHIBIT D



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March 12, 2020

Adventures in Movement and Sensation
1804 Saddle Horn Drive
Canandaigua, NY 14424
Attn: Mark F. Klyczek

Re: Lease Agreement between Route 96 Properties, LLC and Adventures in Movement and Sensation in respect to 6548 Anthony Drive, Suite C, Victor, NY

Dear Mr. Klyczek:

Please take notice that Adventures in Movement and Sensation (the "Tenant") is in default under its Lease Agreement (the "Lease") with Route 96 Properties, LLC (the "Landlord") for failure to pay rent falling due on March 1, 2020. Landlord demands that Tenant pay Landlord the amount of \$5,003.25 on or before March 25, 2020 pursuant to §§ 11.01(a) and 18 of the Lease. The amount due consists of base rent in the amount of \$4,765.00 and late fees in the amount of \$238.25. See Exhibit C to the Lease (Rent Schedule) and § 3.04.


If Tenant fails to pay the amount of \$5,003.25 to Landlord by March 24, 2020, Landlord will exercise its right to terminate the Lease under § 11.02; to accelerate and call immediately due all rent for the remainder of the Lease pursuant to § 11.05(a)(i); and to bring summary proceedings to remove Tenant from the premises and enforce Tenant's liability for rent past due and accelerated.

The Landlord further demands that you, as guarantor of Tenant's obligations under the Lease, cure Tenant's payment default under the Lease. The Landlord reserves the right to enforce its claims against you, as guarantor, independently of any action against the Tenant.

The Landlord reserves all other rights set forth in the Lease and Guarantee of Lease, and provided by law.

Sincerely,

LACY KATZEN LLP



Michael J. Wegman

MJW/cmp

cc: Edward C. Russ Kenyon, Esq.
Mark DeFelice