

**AMENDMENT # 2 TO GRANT CONTRACT BETWEEN  
METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY  
BY AND THROUGH THE METROPOLITAN HOUSING TRUST FUND COMMISSION  
AND INSPIRITUS, INC., INC.**

This contract amendment is entered into by and between **THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY ACTING BY AND THROUGH THE METROPOLITAN HOUSING TRUST FUND COMMISSION**, a municipal corporation of the State of Tennessee (hereinafter referred to as "**Metro**") and **INSPIRITUS, INC.** (hereinafter referred to as "**Recipient**"). It is mutually understood and agreed by and between said, undersigned contracting parties that the subject Grant Contract is hereby amended as follows:

1. Grant Contract section C.3 is deleted in its entirety and replaced with the following:

C.3. **Payment Methodology.** The Recipient shall be compensated for actual costs based upon the Grant Budget, not to exceed the maximum liability established in Section C.1. Upon execution of the Grant Contract and receipt of a request for payment, the Recipient may be eligible to receive reimbursement for milestones as completed based upon the Grant Budget.

a. **Grant Draws**

In order for a draw to be made, there must be a physical inspection of the property by Metro or an approved designee. The inspection must confirm appropriate completion of the project.

1) **Construction Grant Draw Schedule (% based on grant amount)**

- 20% - upon transfer of the property to INSPIRITUS, INC. (effective August 2022)
- 20% - upon receipt of the Building Permit and Builder's Risk Insurance
- 20% - footing, framing, and foundation completed
- 20% - roofing completed and the plumbing, electrical, and mechanical roughed in and approved by local Codes
- 10% - cabinets, counters, drywall, trim, and doors are installed
- Balance of grant upon receipt of a Final Use & Occupancy from local Codes (100% complete).

All draw requests except for the first 20% draw must be inspected before funding.

The above is the preferred draw method. Metro may occasionally fund based on a true percentage of completion as noted in a Construction

Inspection report or if the application requested funds for land acquisition, understanding that the initial 20% or acquisition draw may overfund the grant, requiring later draws to be reduced.

The remaining provisions of the Contract shall remain unchanged and in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Contract:

**Recipient: INSPIRITUS, INC.**

By: 

**John Moeller, Executive Director**

**Date: 2/27/2024**

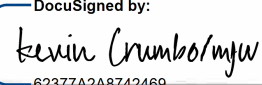
**THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY:**

**APPROVED:**

  
\_\_\_\_\_  
Peter Westerholm, Chair  
Metropolitan Housing Trust Fund Commission

2/27/2024  
Date

**APPROVED AS TO AVAILABILITY OF FUNDS:**

DocuSigned by:  
  
\_\_\_\_\_  
62377A2A8742469...  
Kevin Crumbo, Director  
Department of Finance

3/13/2024  
Date

**APPROVED AS TO RISK AND INSURANCE:**

  
\_\_\_\_\_  
Director of Risk Management Services

March 11, 2024  
Date

**APPROVED AS TO FORM AND LEGALITY:**

  
\_\_\_\_\_  
Assistant Metropolitan Attorney

March 11, 2024  
Date

**APPROVED BY METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY:**

\_\_\_\_\_  
Freddie O'Connell  
Metropolitan County Mayor

\_\_\_\_\_  
Date

**ATTEST, this the \_\_\_ day of \_\_\_, 20\_\_**

\_\_\_\_\_  
Metropolitan Clerk

\_\_\_\_\_  
Date