PROMISSORY NOTE

DATE OF NOTE:	May _____, 2018
PRINCIPAL INDEBTEDNESS:	$715,000.00
NAME OF MAKER:	Able Manufacturing & Assembly, LLC, an Indiana Limited Liability Company

FOR VALUE RECEIVED, and for good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Able Manufacturing & Assembly, LLC (hereinafter referred to as "Maker"), promise to pay to the City of Joplin, Missouri, a Municipal Corporation, the sum of Seven Hundred Fifteen Thousand and 00/100 Dollars ($715,000.00) due and payable as follows:

Makers shall repay the loan according to the following schedule. The effective date of the loan shall be May _____, 2018. For each year after the effective date, "effective date" shall mean the same day on the successive years.

a. Year 1. Makers shall pay quarterly interest payments amortized at a rate of 3.5% interest, payable every three months from the effective date. At the end of Year 1, Makers shall make a $65,000.00 principal reduction payment.
b. Year 2. Makers shall pay quarterly interest payments amortized at a rate of 3.5% interest, payable every three months from the effective date. At the end of Year 2, Makers shall make a $65,000.00 principal reduction payment.
c. Year 3. Makers shall pay quarterly interest payments amortized at a rate of 3.5% interest, payable every three months from the effective date. At the end of Year 3, Makers shall make a $125,000.00 principal reduction payment.
d. Year 4. Makers shall pay quarterly interest payments amortized at a rate of 3.5% interest, payable every three months from the effective date. At the end of Year 4, Makers shall make a $150,000.00 principal reduction payment.
e. Year 5. Makers shall pay quarterly interest payments amortized at a rate of 3.5% interest, payable every three months from the effective date. At the end of Year 5, Makers shall repay the remaining balance of the loan in full.

Makers are given the right to prepay all or any part of this Note at any time without penalty.

The payment of this Promissory Note is secured by the lien of a Deed of Trust (the "Deed of Trust) of even date herewith on certain real estate and improvements, situate, lying and being in the County of Jasper, State of Missouri, to-wit:

TRACT 1: A TRACT OF LAND IN THE NORTHEAST QUARTER (NE ¼) OF THE NORTHWEST QUARTER (NW ¼) AND THE NORTHWEST QUARTER (NW ¼) OF THE NORTHWEST QUARTER

(NW ¼) OF SECTION 8, TOWNSHIP 27, RANGE 33, JASPER COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 8; THENCE SOUTH 40.0 FEET TO THE PRESENT SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 66; THENCE WEST ALONG THE PRESENT SOUTH RIGHT-OF-WAY LINE 1216.35 FEET TO THE CENTER LINE OF A 40 FOOT ROADWAY; THENCE SOUTH ALONG THE CENTER LINE OF SAID 40 FOOT ROADWAY 287.0 FEET TO THE POINT OF BEGINNING; THENCE EAST 193 FEET; THENCE SOUTH 350 FEET; THENCE WEST 521.50 FEET; THENCE NORTH 397.25 FEET; THENCE EAST 120 FEET; THENCE SOUTH 47.25 FEET; THENCE EAST 208.50 FEET TO THE POINT OF BEGINNING.

TRACT 1A: TOGETHER WITH A 40 FOOT ROADWAY EXTENDING SOUTH FROM THE PRESENT U.S. HIGHWAY 66 AND TO THE ABOVE-DESCRIBED REAL ESTATE (TRACT 2) WHICH ROADWAY IS IN THE NORTHEAST QUARTER (NE ¼) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION 8, TOWNSHIP 27 NORTH, RANGE 33 WEST, JASPER COUNTY, MISSOURI, AND MORE FULLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW ¼) OF SECTION 8; THENCE SOUTH 40 FEET, THENCE WEST ALONG THE PRESENT SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 66, 1216.35 FEET TO THE CENTER LINE OF THE ROADWAY, THE POINT OF BEGINNING; THENCE SOUTH ALONG THE CENTER LINE OF SAID ROADWAY 287.0 FEET; THE ROADWAY TO BE 40 FEET WIDE, 20 FEET ON EITHER SIDE OF THE ABOVE-DESCRIBED CENTER LINE.

Tract 2: All of a tract of land described as Commencing at the Northeast corner of the Northwest Quarter of Section 8, Township 27, Range 33, Jasper County, Missouri, thence West along the North line of said Section 8, a distance of 1236.35 feet, thence South 217.0 feet to the Point of Beginning, thence South 110.0 feet, thence West 188.50 feet, thence North 110.0 feet, thence East along the South line of a 50 foot roadway easement 188.50 feet to the Point of Beginning.

Tract 2A: Together with a perpetual roadway right-of-way to run with the above described real estate for ingress and egress over the existing roadway to the North of buyer, owned by Sunray Services, Inc., described as Beginning at a point approximately 1236.35 feet West and 217 feet South of the Northeast corner of the Northwest Quarter of Section 8, Township 27, Range 33, Jasper County, Missouri, thence West 188,50 feet, thence North 50 feet, thence East 188,50 feet, thence South 50 feet to the Point of Beginning,

Also, together with a roadway right-of-way for ingress and egress over the existing roadway to the East of buyer presently owned by Ably Body Corporation described as Beginning at a point of approximately 1216.35 feet West and 167 feet South of the Northeast corner of the Northwest Quarter of Section 8, Township 27, Range 33, Jasper County, Missouri, which point marks the North boundary of the centerline of the roadway, thence South along the centerline of said roadway160 feet, said roadway being 40 feet wide, 20 feet on either side of the above described centerline.

Grantor herein states Linda G. Sill died October 10, 2012 and at the time of her death, her marriage to Ralph D. Sill was subsisting and they have never been divorced.

Subject to easements and restrictions of record, if any.

Payment of this Note is also secured by a second in priority security interest in all of Maker's assets, including, but not limited to, goods, including consumer goods, farm products, inventory, and equipment, documents, instruments, including promissory notes and all other instruments, chattel paper, investment property, deposit accounts, accounts, general intangibles, including software, payment intangibles, and all other general intangibles, money, letter-of credit rights, and commercial tort claims. All of Debtor's assets includes proceeds and after acquired property, pursuant to the terms of a Security Agreement, both executed concurrently herewith.

Should Makers fail to pay the principal when due or should Makers violate or fail to perform in accordance with the terms and provisions of this Note, Makers shall be in default hereunder and the entire principal balance of this Note shall become immediately due and payable in full at the option of the Holder of this Note.

The Makers, sureties, endorsers and guarantors of this Note waive presentment for payment, notice of non-payment, protest and notice of protest, and diligence in bringing suit against any party hereto, and consent that time of payment may be extended without notice thereof, and further agree that if payment of this Note shall not be made as herein provided and the same is placed in the hands of an attorney at law for collection, to pay all costs of collection, including reasonable attorney's fee.

ABLE MANUFACTURING & ASSEMBLY, LLC, an Indiana
Limited Liability Company

_____

By: Dan Hillenbrand, Managing Member

"MAKER"

STATE OF _____)
) ss.
COUNTY OF _____)

Now on this _____day of _____, 2018 before me, a Notary Public, personally appeared Dan Hillenbrand, to me personally known, who being by me duly sworn did say that he is the managing member of Able Manufacturing & Assembly, LLC, an Indiana Limited Liability Company, and that said instrument was signed in behalf of said Limited Liability Company by authority of its Members, and said Dan Hillenbrand acknowledged said instrument to be the free act and deed of said Able Manufacturing & Assembly, LLC.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

_____
Notary Public

My Commission Expires: