

**TRADEMARK ASSIGNMENT**

Electronic Version v1.1  
 Stylesheet Version v1.1

<b>SUBMISSION TYPE:</b>		NEW ASSIGNMENT	
<b>NATURE OF CONVEYANCE:</b>		LICENSE	
<b>CONVEYING PARTY DATA</b>			
<b>Name</b>	<b>Formerly</b>	<b>Execution Date</b>	<b>Entity Type</b>
LAI LAI DEPARTMENT STORE CO., LTD.		07/04/2011	CORPORATION: TAIWAN
<b>RECEIVING PARTY DATA</b>			
<b>Name:</b>	Holmsgreen Holdings		
<b>Street Address:</b>	650 San Marino Ave.		
<b>City:</b>	San Marino		
<b>State/Country:</b>	CALIFORNIA		
<b>Postal Code:</b>	91108		
<b>Entity Type:</b>	CORPORATION: CALIFORNIA		
<b>PROPERTY NUMBERS Total: 2</b>			
<b>Property Type</b>	<b>Number</b>	<b>Word Mark</b>	
<b>Registration Number:</b>	3576228	OK	
<b>Registration Number:</b>	3729783	OK · MART	
<b>CORRESPONDENCE DATA</b>			
<b>Fax Number:</b>	(703)621-7155		
	<i>Correspondence will be sent via US Mail when the fax attempt is unsuccessful.</i>		
<b>Phone:</b>	703-621-7140		
<b>Email:</b>	lmg@mg-ip.com		
<b>Correspondent Name:</b>	Joe McKinney Muncy		
<b>Address Line 1:</b>	4000 Legato Road, Suite 310		
<b>Address Line 4:</b>	Fairfax, VIRGINIA 22033		
<b>ATTORNEY DOCKET NUMBER:</b>	2846/0621TUS1&/0760TUS1		
<b>NAME OF SUBMITTER:</b>	Joe McKinney Muncy		
<b>Signature:</b>	/Joe McKinney Muncy/		

OP \$65.00 3576228

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**TRADEMARK**  
 REEL: 004619 FRAME: 0319

Date:

09/08/2011

Total Attachments: 3

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### TRADEMARK LICENSE AGREEMENT

This License Agreement is made and effective on the 4th day of July, 2011 by and between LAI LAI DEPARTMENT STORE CO., LTD., a corporation of Taiwan, having a business place at Songshan Distr. 1F., No. 87-3, Lane 155, Dun Hua N. Road, Taipei City 105, Taiwan (hereinafter referred to as the "LICENSOR") and Holmsgreen Holdings, a corporation of the State of California, the United States, having a business place at 650 San Marino Ave. San Marino, CA 91108, USA (hereinafter referred to as the "LICENSEE").

WHEREAS, LICENSOR is the owner of the trademark "OK", Reg. No. 3,576,228 and the trademark "OK · MART", Reg. No. 3,729,783 registered in the United States (hereinafter "TRADEMARKS").

For valuable consideration, the LICENSOR hereby license to the LICENSEE the right to use the TRADEMARKS on the registered goods/services of the TRADEMARKS from July 4, 2011 to February 17, 2019 and December 22, 2019, respectively.

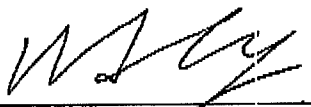
LICENSEE shall use and display the TRADEMARKS and manufacture and/or provide the licensed goods and/or services under the LICENSOR's supervision and control. LICENSEE guarantees that the licensed goods and/or services bearing the TRADEMARKS manufactured/provided by the LICENSEE shall have the same quality as LICENSOR's goods and/or services of the TRADEMARKS. LICENSOR has the right to terminate this License Agreement at any time when LICENSEE breaches the terms and conditions of this License set by LICENSOR and LICENSEE shall not oppose to such termination.


LICENSEE shall use or display the TRADEMARKS on the licensed goods and/or services and shall use or display the TRADEMARKS in a format approved by LICENSOR.

IN WITNESS WHEREOF the parties have caused this License Agreement to be signed by their duly authorized officers.

LICENSOR:  
LAI LAI DEPARTMENT STORE CO., LTD.

LICENSEE:  
Holmsgreen Holdings

  
Name: Wong Jy-G  
Title: General Manager

  
Name: DANIEL LIANG  
Title: PRESIDENT

IN THE U.S. PATENT AND TRADEMARK OFFICE

Owner: LAI LAI DEPARTMENT STORE CO., LTD.  
Serial No./Reg. No.: 3,729,783  
Filed/Issued: December 22, 2009  
Mark: OK-MART (STYLIZED)  
Int'l Class(es) 35

POWER OF ATTORNEY

Commissioner of Trademarks  
P.O. Box 1451  
Alexandria, Virginia 22313-1451  
Sir:

The undersigned hereby appoints the following attorneys, with full power of substitution and revocation, to sign on behalf of the undersigned all documents necessary to electronically file any documents concerning the above-identified mark, to prosecute the above-identified mark to register (if applicable), to transact all business in the Patent and Trademark Office in connection therewith, and to receive the Certificate of Registration, and to sign future declarations to maintain and renew the registration thereof:

Joe M. Muncy  
Martin R. Geissler  
Mark E. Olds

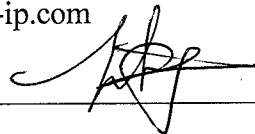
Scott L. Lowe  
Scott T. Wakeman

APPOINTMENT OF DOMESTIC REPRESENTATIVE

Applicant hereby designates MUNCY, GEISSLER, OLDS & LOWE, PLLC, whose post office address is 4000 Legato Road, Suite 310, Fairfax, Virginia 22033, its representatives upon whom notices or process in proceedings affecting the mark may be served. Send correspondence to:

MUNCY, GEISSLER, OLDS & LOWE, PLLC  
4000 Legato Road, Suite 310  
Fairfax, Virginia 22033  
Phone: (703) 621-7140  
Fax: (703) 621-7155  
e-mail: mailroom@mg-ip.com

Signature



DANIEL LIANG

Typed/Printed Name of Signor

PRESIDENT

Position of Signor

Executed this 4 day of JULY, 2011