

EXHIBIT D



AMENDMENT TO LEASE

This Amendment To Lease is made this 28th day of April, 2003, by and between CityWide Development Corporation ("Lessor"), Advanced Assembly Automation, Inc. ("Lessee") and DT Industries, Inc. ("Guarantor").

WHEREAS, Lessor and Lessee entered into a certain Lease dated February 20, 1996 for property located at the corner of West Fifth Street and Mound Street in Dayton, Ohio; and

WHEREAS, Guarantor executed a Guaranty of Lease on February 20, 1996; and

WHEREAS, Lessor and Lessee have agreed to a different rent structure and term of the Lease.

NOW WHEREFORE the parties hereby agree as follows:

1. Paragraph 3 TERM shall be amended to read as follows:

The term of this Lease (the "Primary Term") shall commence on July 1, 1996 (the "Commencement Date") and shall continue thereafter for twenty (20) "Lease Years" and an additional three months which shall cause the Lease to extend through the month of September, 2016.

"Lease Years" shall mean each twelve (12) month period beginning on the first day of the Primary Term, and each anniversary thereof.

2. Paragraph 5 (B) RENT AND SECURITY DEPOSIT shall be amended to read as follows:

(B) Beginning April 1, 2003 the Basic Rent shall be in the amounts set forth on the following rent schedule:

<u>Starting</u>	<u>Months</u>	<u>Annual Rent</u>	<u>Monthly Rent</u>
04/01/03	9	\$468,063	\$52,007.00
01/01/04	12	634,437	52,869.75
01/01/05	12	755,769	62,980.75
01/01/06	12	767,601	63,966.75
01/01/07	12	779,433	64,952.75
01/01/08	12	791,265	65,938.75
01/01/09	12	803,097	66,924.75
01/01/10	12	814,929	67,910.75
01/01/11	12	826,761	68,896.75
01/01/12	12	838,593	69,882.75

01/01/13	12	851,904	70,992.00
01/01/14	12	865,215	72,101.25
01/01/15	12	878,526	73,210.50
01/01/16	6	445,919	74,319.75
Current Term	159		
07/01/16	3	191,625	63,875.00
TOTAL RENT		162	

The aforementioned amendments are hereby agreed to by the parties and further all of the parties agree that all other terms of the Lease shall remain unaffected by the aforementioned modifications, except as specifically set forth in this Amendment.

IN WITNESS WHEREOF, the parties have caused this Amendment To Lease to be executed by their duly authorized officers as of the day and year first above written.

CITYWIDE DEVELOPMENT CORPORATION

By Steve Budd
 Steve Budd, its President

By Norman E. Kappeler
 Norman E. Kappeler, its Assistant Secretary

ADVANCED ASSEMBLY AUTOMATION, INC.

Joni M. Goulet

By Eugene R. Haffely
 Eugene R. Haffely, its General Manager

DT INDUSTRIES, INC.

Joseph M. Day

By John M. Casper
 its