

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO.
3

TO LEASE NO.
GS-04B-61858

DATE
2/12/13

PAGE
1 of 7

ADDRESS OF PREMISES 3520 West Waters Ave, Tampa, FL 33615-2716

THIS AGREEMENT, made and entered into this date by and between Gate Properties, LP

whose address is 2440 Sandy Plains Road
Building 27
Marietta, GA 30066

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to issue the Notice to Proceed on Tenant Improvements.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended upon the Government's execution of this Supplemental Lease Agreement (SLA) and the Notice to Proceed is issued for the NOT-TO-EXCEED amount of \$3,383,273.30 in accordance with the attached bid summary.

Total TI Cost	\$3,383,273.30
TI Allowance (Amortized in Rent)	\$1,165,195.00
TI Overage (paid via lump sum)	\$2,218,078.30

WHEREAS the occupying tenant agency does not have the contractual authority to enter into any agreements with the Lessor or the Lessor's representatives for improvements, changes or modifications of this lease agreement unless, approved by a GSA, Contracting Officer. To enter into such agreements with the occupying tenant agency may result in unrecoverable costs for the Lessor.

The Lessor shall furnish all labor, materials, equipment, design, professional fees, permit fees, inspections fees, utilities, construction cost and services and all other similar cost and expenses associated with the alterations to the space.

Lessor waives any restoration in connection with the tenant improvements provided. Title to the tenant improvements shall vest in the Government. These items can be removed by the Government at any time. If, after the lease term and any extended, renewal or succeeding lease term, the Government elects to abandon any items in place, title shall pass to the Lessor.

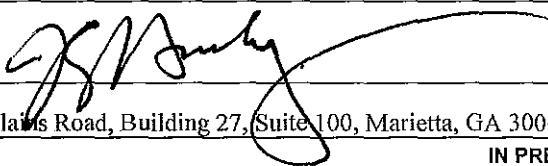
The requirement for LEED-CI is hereby removed from the lease and all references to LEED-CI in the SFO shall now be changed to show LEED-NC. The building shall now meet LEED-NC Silver.

.....Continued on Page 2.....

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSOR Gate Properties, LP

SIGNATURE



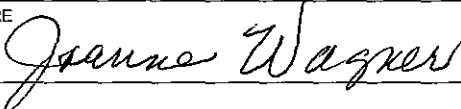
NAME OF SIGNER

James E. Hamby

ADDRESS
2440 Sandy Plains Road, Building 27, Suite 100, Marietta, GA 30066

IN PRESENCE OF

SIGNATURE



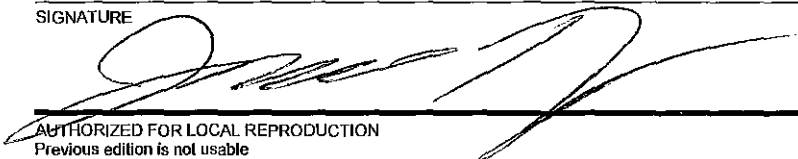
NAME OF SIGNER

Joanne Wagner

ADDRESS
2440 Sandy Plains Road, Building 27, Suite 100, Marietta, GA 30066

UNITED STATES OF AMERICA

SIGNATURE



NAME OF SIGNER

James Thompson

OFFICIAL TITLE OF SIGNER

Contracting Officer

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GSA FORM 276 (REV. 8/2006)

The original invoice for the items above must be submitted directly to the GSA Finance Office online at www.finance.gsa.gov. A copy of the invoice must be provided to the Contracting Officer at the following address:

GENERAL SERVICES ADMINISTRATION

GSA

Attn: Jamie Thompson

7771 W Oakland Park Blvd

Room 119

Sunrise, FL 33351

(954) 356-7698

A proper invoice must include the following:

Invoice date;

Name of the Lessor as shown on the Lease;

Lease contract number, building address and a description, price and quantity of the items delivered;

The GSA PS Number is PS0025748.

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it.

INITIALS: JS LESSOR
GOVT