GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	SUPPLEMENTAL AGREEMENT No. 1	DATE 6/12/2012
SUPPLEMENTAL LEASE AGREEMENT	TO LEASE NO. GS-04B- 62077	

ADDRESS OF PREMISES: 400 North Tampa Street, Suite 1360, Tampa, Florida 33602-4719

THIS AGREEMENT, made and entered into this date by and between PT Associates, LP, a Deleware Limited Partnership by SAP IV Part Tower NF GP LLC, a Delaware Limited Liability Company

whose address is: 311 Park Place Blvd., Suite 600, Clearwater, Florida 33759

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

WHEREAS, the parties hereto desire to amend the above Lease.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective February 15, 2012, as follows:

I. . Lease Term is hereby deleted in its entirety and replaced as follows:

To have and to hold the said premises with their appurtenances for the term of Three Years, Two Years Firm, beginning on February 15, 2012 through February 14, 2015, or sooner if possible subject to termination and renewal rights as may be hereinafter set forth. The Government has termination rights on or after February 15, 2014, upon giving the Lessor sixty days written notice to terminate said lease.

II. Rent Schedule is hereby deleted in its entirely and replaced as follows:

The Government shall pay the Lessor annual rent for the entire term, monthly, in arrears, as follows:

Term	Annual Rent/Monthly		Rate per RSF/ABOA	Base Rate RSF	Operating RSF /*
2/15/2012 –2/14/2015	$72,945.00	$6,078.75	$22.50/$26.277	$14.63	$7.87
Parking- 3 Spaces @$125.00 per/space	$4,500.00	$375.00			

*Subject to annual CPI escalations.

All other terms and conditions of the lease shall remain in force and effect.
IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR PT Associates, LP By: SAP IV Park Tower NF, GP LLC, its General Partner
By: SAP IV Manager, Inc., its Manager

BY _____, Authorized Official *(Signature)*

IN PRESENCE OF

(Signature) *(Address)*

UNITED STATES OF AMERICA

BY _____ CONTRACTING OFFICER
(Signature) GENERAL SERVICES ADMINISTRATION
(Official Title)

GSA FORM 276 (REV. 7-67)