

**SUPPLEMENTAL LEASE AGREEMENT**

ADDRESS OF PREMISES

Corporate Square Building # 12, Twelve Corporate Square, Atlanta, GA 30329

THIS AGREEMENT, made and entered into this day by and between Hallwood Real Estate Investors Fund XV

whose address is 3710 Rawlins, Suite 1500  
Dallas, TX 75219-4236

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter 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 as follows:

1. The Lease is hereby amended to incorporate alterations to the existing space in accordance with the construction documents originated by Barrett, Woodyard & Associates, Consulting Engineers dated May 2, 2000, revised May 24, 2000 and June 27, 2000, and attached as Exhibit "A".
2. Reimbursement will be made for items furnished and installed or completed in accordance with the corrected construction pricing dated July 31, 2000 as follows:

Item of Work	Cost
A. GENERAL CONDITIONS	
B. PERMITS/FEES	
C. MISC. SITE DEMOLITION	
D. MISC. SITE WORK	
E. EXT/INT CONCRETE & ASPHALT	
F. CMU SCREEN WALL	
G. MISC. STEEL	
H. ROUGH CARPENTRY	
I. ROOF PATCH	
J. DOORS, FRAMES, HARDWARE	
K. GLASS & GLAZING	
L. DRYWALL & ACOUSTICAL	
M. FLOORING	
N. PAINTING	
O. ACCESS FLOORING	
P. FIRE EXTINGUISHERS	
Q. FIRE PROTECTION	
R. HVAC	
S. ELECTRICAL	
T. FEE	

CONSTRUCTION COST TOTAL

\$640,151.00

\*\* Continued on page 2 of 2. \*\*

LESSOR

BY

Richard D. Stilovich  
(Signature)

UNITED STATES OF AMERICA

BY

Contracting Officer, General Services Administration  
(Signature)

GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE  
**SUPPLEMENTAL LEASE AGREEMENT**

SUPPLEMENTAL AGREEMENT

DATE

NO. 10

September 19, 2000

TO LEASE NO.

PAGE


GS-04B-31130

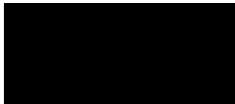
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ADDRESS OF PREMISES

Corporate Square Building #12, Twelve Corporate Square, Atlanta, GA 30329

2. (Continued)

CONSTRUCTION COST TOTAL  
MANAGEMENT FEE   
REIMBURSABLES (Estimate)  
TOTAL PROJECT COST

  
\$692,163.08

3. The lessor will be reimbursed by lump-sum payment, upon completion, inspection, and acceptance by the Government, and receipt of a Lessor-furnished invoice, submitted in conformity with Paragraph 18 of the GENERAL CONDITIONS, which is hereby attached as Exhibit "B".
4. The lessor waives restoration rights for this lease.
5. All work will be substantially complete within thirty (30) days.

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 Hallwood Real Estate Investors Fund XV  
by: Hallwood Commercial Real Estate, LLC as agent.

BY

  
Richard D. Stilovich  
(Signature)

IN PRESENCE OF

(Signature)

Regional Director

(Title)

(Address)

UNITED STATES OF AMERICA

BY

  
(Signature)

Albert J. Rowand

Contracting Officer, General Services Administration  
(Official Title)