

# SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 02 TO LEASE NO. GS-04B-50076 DATE 6/9/2012 PAGE 1 of 1

ADDRESS OF PREMISES 389 East Broad Street, Winder, GA 30680-2278

THIS AGREEMENT, made and entered into this date by and between Allen H. Giddens

whose address is 3292 Thompson Bridge Road, Suite 341  
Gainesville, GA 30606-1501

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

WHEREAS, the parties hereto desire to amend the above Lease contract as indicated below.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective April 2, 2012, as follows:

Paragraphs 2, 3, 4 and 6 of the lease is hereby deleted in its entirety and replaced as follows:

"2. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning on April 2, 2012 through April 1, 2022, subject to termination and renewal rights as may be hereinafter set forth."

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

TERM	ANNUAL RENT	RATE PER RSF <sup>1</sup>	RATE PER ABOASF <sup>2</sup>	MONTHLY RATE
04/02/2012 -- 04/01/2017	\$250,701.00	\$27.98	\$29.15	\$20,891.75
04/02/2016 -- 04/01/2022	\$188,339.20	\$21.02	\$21.90	\$15,894.93

Note 1: The rate per Rentable Square Feet (RSF) is determined by dividing the total annual rental by the RSF (8,960) set forth in paragraph 6 below.

Note 2: The rate per ANSI/BOMA Office Area Square Feet (ABOASF) is determined by dividing the total annual rental by the ABOASF (8,600) set forth in paragraph 1 of the lease contract."

"4. The Government may terminate this lease, in whole or in part, at any time on or after April 1, 2017, by giving the Lessor at least sixty (60) days notice in writing. No rent shall accrue after the effective date of termination. Said notice shall be computed commencing with the day after the day of mailing."

"6. Rent shall be based on the rate per Rentable Square Feet (8,960) as noted in Paragraph 3 above in accordance with Clause 28 (PAYMENT), GSA form 3517, General Clauses. Rent for a lesser period shall be prorated. Rent checks shall be made payable to:

Allen H. Giddens  
3292 Thompson Bridge Road, Suite 341  
Gainesville, GA 30606-1501

Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of this Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.

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

LESSOR Allen H. Giddens

SIGNATURE [Signature] NAME OF SIGNER Allen H. Giddens  
ADDRESS [Redacted]

IN PRESENCE OF

SIGNATURE [Signature] NAME OF SIGNER Maribel Giddens  
ADDRESS [Redacted]

UNITED STATES OF AMERICA

SIGNATURE [Signature] NAME OF SIGNER Craig Thomas  
OFFICIAL TITLE OF SIGNER Contracting Officer