

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL
AGREEMENT
NO. 3

DATE

4-8-2011

SUPPLEMENTAL LEASE AGREEMENT

LEASE NO.

GS-04B-59081

ADDRESS OF PREMISES 2 East Bryan Street
Suite 100
Savannah, Georgia 31401-2655

THIS AGREEMENT, made and entered into this date by and between PHRM Holdings, LLC

whose address is 2 East Bryan Street
Suite 100
Savannah, Georgia 31401-2655

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 April 8, 2011 as follows:

After the inspection and acceptance of the space by the Contracting Officer, the lessor shall receive a lump sum payment in the amount of \$314,104.29 in accordance with "Attachment A." The project's scope-of-work is for the build-out of space under a new lease.

Upon the completion of the scope-of-work under this Supplemental Lease Agreement, the lessor will issue the government a Certificate of Occupancy (CO). The Lease Contracting Officer will provide the clearance for tenants to move into the building once the Certificate of Occupancy (CO) is received. This amounts allocated under this SLA will be paid via reimbursable work authorization once the work has been accepted by the GSA, Contracting Officer.

No additional funding is authorized under this Supplemental Lease Agreement. A final invoice will be required, prior to payment. The payment will be based on the final invoiced amount. The lessor waives all restoration rights. "This is the Official Note to Proceed," once this document is executed.

General Conditions are attached and made a part of this agreement. 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, PHRM HOLDINGS, LLC

BY

[Signature]
(Signature)

MANAGING MEMBER
(Title)

IN PRESENCE OF

[Signature]
(Signature)

Carol Lawson
(Address)

2 E. Bryan St.

UNITED STATES OF AMERICA

CONTRACTING OFFICER