

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT				SUPPLEMENTAL AGREEMENT NO. 1 Revised	DATE 9/21/11
ADDRESS OF PREMISES 2001 Butterfield Road Downers grove, Illinois 60515-7915				TO LEASE NO. GS-05B-18564	

THIS AGREEMENT, made and entered into this date by and between

Esplanade at Locust point I, Illinois Limited Partnership
whose address is 300 Park Blvd.
Itasca, IL 60143

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 consideration hereinafter mentioned covenant and agree that the said Lease is amended, effective September 21, 2011, as follows:

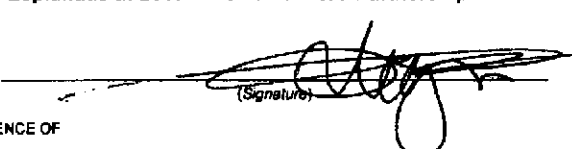
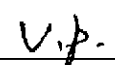
This Supplemental Lease Agreement is being issued to correct the annual rent table.

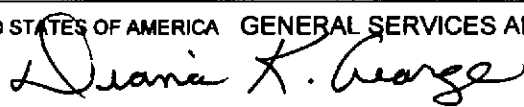
Therefore, the SF-2 to lease GS-05B-18564, No. 3 is deleted in its entirety and replaced with the following:

The Government shall pay the Lessor the following annual rent:

Lease Year	Shell/Base Rent	Real Estate Taxes	Operating Costs	Total Rental Rate	Annual Rent
1	13.47	2.02	7.41	22.90	1,720,041.90**
2	13.87	2.02	7.41	23.30	1,750,086.30*
3	14.29	2.02	7.41	23.72	1,781,632.92
4	14.72	2.02	7.41	24.15	1,813,930.65
5	15.16	2.02	7.41	24.59	1,846,979.49
6	15.62	2.02	7.41	25.05	1,881,530.55
7	16.08	2.02	7.41	25.51	1,916,081.61
8	16.57	2.02	7.41	26.00	1,952,886.00
9	17.06	2.02	7.41	26.49	1,989,690.39
10	17.58	2.02	7.41	27.01	2,028,748.11

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR Esplanade at Locust Point I Limited Partnership c/o Hamilton Partners	
BY  <small>(Signature)</small>	 <small>(Title)</small>
IN PRESENCE OF _____ <small>(Signature)</small>	_____ <small>(Address)</small>

UNITED STATES OF AMERICA GENERAL SERVICES ADMINISTRATION	
 BY Diana K. George <small>(Signature)</small>	Contracting Officer <small>(Official Title)</small>


*The Government will not be responsible for paying rent, operating expenses or real estate taxes for January, February and March and no remodeling requirement will be applied.

**Per SLA No. 18 of Lease GS-05B-15951 The Government will withhold \$54,819.45 of rent concessions from the August 2011 rental payment to the Lessor. This concession applies to demolition costs that had been performed during the previous expansion.

Rent checks shall be made payable to:

Hamilton Partners
300 Park Blvd.
Itasca IL 60143

All other terms and conditions of the lease shall remain in force and effect.

LESSOR	UNITED STATES OF AMERICA
BY (Initial) 	BY (Initial) 