

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT
NO. 1

DATE

6-2-2010

TO LEASE NO.
GS-05B-18549

PS0017850

ADDRESS OF PREMISES Indiana University Mauer School of Law
211 S. Indiana Avenue
Bloomington, IN 47405-7001

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

The Trustees of Indiana University

whose address is 205C Bryan Hall
105 N. Indiana Ave.
Bloomington, IN 47405-1106

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 June 2, 2010, as follows:

The intent of this Supplemental Lease Agreement No. 1 (SLA) is to authorize the commencement of tenant alterations to the 2nd floor, 211 S. Indiana Ave, Bloomington, IN. The alterations include, but are not limited to, the demolition of existing partitions, removal of existing millwork, removal of all existing floor covering, installation of a toilet room and galley with sink, construction of new and modification of existing partitions, electric, HVAC and plumbing work to accommodate the revised layout, preparation and painting of all partitions, installation of new floor covering and installing new ceiling tile, in accordance with Construction Drawings dated 4/30/2010, Addendum #1 dated 5/16/2010, Addendum #2 dated 5/14/2010 and the Government's email of 5/18/2010, in reference to electronic ballasts (the "Construction Drawings").

SLA No. 1 hereby gives notice to proceed with the tenant improvement alterations in accordance with the Construction Drawings. The tenant improvement alterations are to be performed by the Lessor at a cost not to exceed \$699,053.63, in accordance with the Tenant Improvement Cost Summary (TICS) for Lease GS-05B-18549 furnished by the Lessor to the Government, dated June 1, 2010. This cost includes all materials, labor during and after normal working hours, fees, drawings, permits and inspections, overhead and profit associated with this scope. Payment will be made in a lump sum after substantial completion and acceptance of the tenant improvements by the Government.

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 The Trustees of Indiana University

BY

Mary Frances McCurtain

IN PRESENCE OF

Bette Morris

(Signature)

Treasurer

UNITED STATES OF AMERICA GENERAL SERVICES ADMINISTRATION

BY

Kimberly Barnes-Staples

(Signature) Kimberly Barnes-Staples

Lease Contracting Officer

(Official Title)