

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE		SUPPLEMENTAL AGREEMENT NO. 3	DATE 11/16/10
SUPPLEMENTAL LEASE AGREEMENT		TO LEASE NO. GS-07B-16635	
ADDRESS OF PREMISES      5810 SAN BERNARDO Laredo, TX 78041			
THIS AGREEMENT made and entered into this date by and between VAQUILLAS REALTY LTD., whose address is 5810 San Bernardo Ave Suite 490 Laredo, TX 78041			
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 upon execution by the Government, as follows:			
The purpose of this Supplemental Lease Agreement (SLA) No.3 is to issue Notice to Proceed on the requested change order in accordance with Exhibit A, Lessor Cost Breakdown, attached and made part of the lease; and to amend the lump sum amount per SLA No. 2.			
The following changes are made in accordance with the changes clause of the General Clauses of the lease section 552.270-14(2). Works and Services:			
a. [REDACTED] change specified lockers from Fasco Security Products FGL-708-12/3-WP to Fasco Security Products CFP-FLGC-783-10/12 [REDACTED] Total cost to change lockers is [REDACTED]			
b. <u>Plastic Laminate Upgrade to Granite</u> : upgrade plastic laminate in conference room #25 per detail 18/A500, Galley #23 as per detail #20/A500, Men's Locker's as per detail 5A/A500 and Women's Locker as per detail 7B/A500. Total cost to upgrade is [REDACTED]			
c. <u>Additional Electrical receptacles and Phone/Data Back Boxes</u> : furnish and install fourteen (14) additional outlets per Exhibit A. Total cost for additional receptacles is [REDACTED]			
d. <u>Convert Existing Storage Closets (Labeled as Elec. #32) to trophy/display case</u> : provide all necessary labor and materials to convert existing storage rooms labeled as elec. #32 on the plans, to trophy case per Exhibit A. Total cost for to convert storage closets is [REDACTED]			
e. <u>Fur Downs in Task Force</u> : furnish and install fur downs per Exhibit A. Total cost for Fur Downs is [REDACTED]			
Continued on Sheet 2, attached hereto and made a part of the lease.			
IN WITNESS WHEREOF, the parties subscribed their names as of the above date.			
LESSOR: VAQUILLAS REALTY LTD			
BY <u>[Signature]</u> (Signature)	<u>Owner/manager</u> (Title)		
IN PRESENCE OF <u>[Signature]</u> (Signature)	<u>5810 San Bernardo Suite 490</u> <u>Laredo, Texas 78041</u> (Address)		
UNITED STATES OF AMERICA			
BY <u>[Signature]</u> (Signature)	CONTRACTING OFFICER GENERAL SERVICES ADMINISTRATION 819 TAYLOR ST., FT. WORTH, TX 76102 (Official Title)		

Sheet 2, attached hereto and made a part of lease GS-07B-16635, Supplemental Lease Agreement No. 3.

- f. Galley VCT: Replace regular VCT with Armstrong Natural Creation. Total cost for VCT replacement is [REDACTED]
- g. Additional Outlets: Furnish and install additional outlets in the following locations:
  - (1) Full Drop on north wall of squad room just outside of Work/File #12.
  - (1) Phone Drop, (1) Duplex outlet and (1) conduit for speaker wire for niche in southeast corner of FIT room #14 for stereo system and phone on niche shelf.
  - (1) Data outlet on south wall of Galley #23
  - (2) Full drops, (1) duplex outlet and (1) conduit for speaker wire under counter in Conference #25.
  - (1) Full drop on south wall of Office #26
  - (1) Full drop on north wall of Office #27
  - (1) Full drop on north wall of Office #28
  - (1) Full drop on south wall of Administrative Area for workstation.
  - (1) Data drop in northwest corner of Work/File #30.
  - (2) Full outlets on east wall of Task Force #10. Total cost for additional outlets is [REDACTED]
- h. Agency Interior Aluminum Signage: Furnish and install aluminum letters and signage per attached SOW. Total cost for aluminum signage is [REDACTED]
- i. Interior Vinyl Wall Mural: Furnish and install aluminum letters and signage per attached Lassiter quote #8563-R3 dated 8-31-2010. Total cost for Vinyl wall mural is [REDACTED]
- j. Granite at Transaction Counter: Furnish and install granite at transaction counter in reception in place of plastic laminate. Total cost to replace plastic laminate with granite counter is [REDACTED]
- k. Additional Outlets for ADT: Provide three (3) outlets per ADT request for agency security, total cost of [REDACTED]
- l. Cable Wiring for TV outlets and for speaker wiring: Installation of plenum RG59 cabling and termination with wall plates and inserts per drop (11-drops). TV 5<sup>th</sup> to 3<sup>rd</sup> floor demark. Installation of plenum rated speaker wire as indicated in sketch provided by architect in (4) in conference and (4) in fit rooms. Total cost of [REDACTED]


The changes described above and in the attached Exhibit A pursuant to this SLA shall be maintained by the Lessor during the term of this lease and are to remain the property of the lessor. Lessor waives restoration of the premises for these changes.

The total cost for the above work is (\$11,114.36) plus Lessor overhead of \$1,719.28 for a grand total of (\$9,395.08).

Upon completion, inspection, and acceptance of the space by the GSA Contracting Officer or Contracting Officer's designee, and receipt of an original invoice, the Government shall reimburse the lessor an amended lump sum amount of \$304,994.59

*Continued on Sheet 3, attached hereto and made a part of the lease.*

Initials:

  
Lessor

&

  
Government

Sheet 3, attached hereto and made a part of lease GS-07B-16635, Supplemental Lease Agreement No. 3.

The original invoice must be submitted directly to the GSA Finance office electronically on the Finance Website at [www.finance.gsa.gov](http://www.finance.gsa.gov) and a copy provided to the Contracting Officer's designee. If you are unable to process the invoice electronically you may mail the original invoice to the following address:

General Services Administration  
FTS and PBS Payment Division (7BCP)  
P.O. Box 17181  
Fort Worth, TX 76105-0181

A copy of the invoice must be provided to the Contracting Officer's designee at the following address:

Lisa Smith  
US General Services Administration  
819 Taylor Street, Room 5A18  
Fort Worth, TX 76102

A proper invoice must be on the Lessor's company letterhead and include the following:

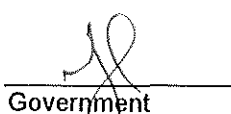
- Invoice Date
- Name of the Lessor as shown on the Lease
- Lease Contract Number and Building address
- Description, price and quantity of items delivered
- GSA PDN #: PS0018575

If the invoice is not submitted on company letter head, the person (s) with whom the Lease contract is made must sign the invoice.

Initials:

  
Lessor

&

  
Government