

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No. 1
LEASE AMENDMENT	TO LEASE NO. GS-04B-80114 60114 (let) CD
ADDRESS OF PREMISES Financial Plaza 3800 Financial Plaza Tallahassee, FL 32312-3999	PDN Number: TBD PS # 0029458 (let)

THIS AMENDMENT is made and entered into between Investor Properties, LLC

whose address is: 3800 Financial Plaza, Tallahassee, FL 32312-3999
hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to order tenant improvements which exceed the tenant improvement allowance,

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective October 27, 2014 as follows:

- I. The total costs for tenant improvements are ~~\$128,437.12~~ **197,969.82 (let)**. In separate correspondence dated 10/27/14, the Government has issued a Notice to Proceed for Tenant Improvements in the amount of \$128,828.48. The Government hereby orders the balance of ~~\$89,808.64~~ **69,341.54 (let)**.
- II. Upon completion, inspection, and acceptance of the space, the Government shall reimburse the Lessor in a lump sum payment in the amount of \$69,341.54, upon receipt of an original invoice after completion, inspection, and acceptance of the space by the Contracting Officer.

The original invoice must be submitted directly to the GSA Finance Office at the following address:
General Services Administration
FTS and PBS Payment Division (7BCF)
P.O. Box 17181, Fort Worth, TX 76102-0181
A copy of the invoice must be provided to the Contracting Officer at the following address:

This Lease Amendment contains 2 pages.

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 below date.

	OR THE
	Signature
	Name:
	Title: Lease Contracting Officer
Entity Name: <u>INVESTOR PROPERTIES, LLC</u>	GSA, Public Buildings Service, Leasing Division
Date: <u>10-27-14</u>	Date: <u>10/27/14</u>

WITNESSED FOR THE LESSOR BY:

Signature:

Name: Erin Marie Jarvis

Title: Executive Assistant

Date: 10-27-14

General Services Administration
Attn: Milagros Lemus-Toro, GSA Contracting Officer
Leasing Division -- 4PRIA
400 West Bay Street, Suite 67
Jacksonville, FL 32202

A proper Invoice must include the following:

- Invoice date
- Name of the Lessor as shown on the Lease
- Lease contract number, building address, and a description, price, and quantity of the items delivered
- GSA PDN# ~~TBP~~ PS # 0029458 (9)

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

III. The Government-approved construction drawings including Addendum #1 dated 6-18-14, and Addendum #2 dated 6/25/14 were used as the basis for the tenant improvement costs and are hereby incorporated into the lease by reference.

IV. The Lessor hereby waives restoration as a result of all improvements.

All other terms and conditions remain in full force and effect.

INITIALS: MT & D
LESSOR & GOVT