

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT</b>	LEASE AMENDMENT No. <u>3</u>
	TO LEASE NO. <b>GS-11B-12545</b>
ADDRESS OF PREMISES 9800 MEDICAL CENTER DRIVE ROCKVILLE, MD 20850-6386	PDN Number:

**THIS AMENDMENT** is made and entered into between

whose address is: **385 E. Colorado Boulevard, Suite 299  
Pasadena, CA 91101-6104**

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 establish Substantial Completion of Tenant Improvements and the Composite Rent Start Date,

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 September 5, 2013 as follows:

- A. Use of the GSA FORM 276, Supplemental Lease Agreement has been discontinued. All references in the lease to "GSA Form 276" or to "Supplemental Lease Agreement" shall be now hereby construed to mean "Lease Amendment.
- B. The Government hereby accepts the entire leased premises for Substantial Completion effective September 5, 2013, and,
- C. The Parties hereby agree, irrespective of the established dates of the Phased acceptance of the space, that the Composite Rent Start Date shall be August 1, 2013, which shall also serve as the lease commencement date from which the 15-year term of the lease shall begin, and,
- D. The Parties hereby agree that no net delay days (liquidated damages or free rent assessments) are due either party as a result of events which created delays in delivery of the space per the project construction schedule of August 8, 2012, Data Date August 28, 2012.
- E. The Lessor shall retain his right under the General Conditions Clauses of the lease to request equitable adjustment, however, such actions shall not be submitted for claims of project delay.

This Lease Amendment contains ~~(1)~~ 1 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.

FOR THE LESSOR:

[Redacted Signature]

Signature:  
Name:  
Title:  
Entity Name:  
Date:

09-10-13

FOR THE GOVERNMENT:

[Redacted Signature]

Signature:  
Name: ROBERT FEDERICO  
Title: Lease Contracting Officer  
GSA, Public Buildings Service,  
Date: 9/16/2013

WITNESSED FOR THE LESSOR BY:

[Redacted Signature]

Signature:  
Name:  
Title: Sr. Real Estate Legal Compliance Coordinator  
Date: 09-10-13