

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT NO. 2	DATE 12.10.10
	TO LEASE NO. GS-05B-18441	

ADDRESS OF PREMISES
211 West Fort Street
Detroit, MI 48226-3216

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

whose address is **211 Fort Washington Associates, LLC**
211 West Fort Street, Suite 1604
Detroit, MI 48226-3216

WHEREAS, the parties hereto desire to amend the above Lease by defining the commencement date and the tenant improvement amount, amending the rent.

NOW THEREFORE, these parties for the consideration hereinafter mentioned covenant and agree that the said Lease is amended, effective October 7, 2010, as follows:

Therefore, the following 6 items commemorate the changes:

Item #1 Paragraph 2 is hereby deleted in its entirety and replaced with the following:

- "2. TO HAVE AND TO HOLD the said premises with their appurtenances for a term of ten (10) years, five (5) years firm, beginning upon October 7, 2010 and continuing through October 6, 2020, subject to any termination rights."


Item #2 Paragraph 3 is hereby deleted in its entirety and replaced with the following:

"3. The Government shall pay the Lessor annual rent of \$244,192.98 at the rate of \$20,349.42 per month in arrears for years 1-5. Annual rent for years 6-10 shall decrease by \$14,170.33. Accumulated operating cost adjustments are included in the stated per annum rates at the time they become effective. Rent for a lesser period shall be prorated. Rent checks shall be made payable to:

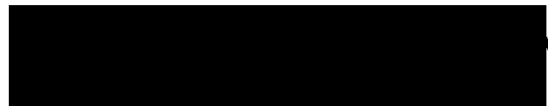
211 Fort Washington Associates, LLC
211 West Fort Street, Suite 1604
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IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LES B IN  _____ (Signature)	<p style="text-align: center;"><u>CEO</u> _____ (Title)</p> <p style="text-align: center;"><u>Secretary</u> _____ (Title)</p> <p style="text-align: center;"><u>220 Sunrise Ave, Ste 213, PB FL</u> _____ (Address)</p>
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UNITED STATES OF AMERICA GENERAL SERVICES ADMINISTRATION

BY  10/10 Contracting Officer

 (Official Title)

Item #3 Paragraph 4 is hereby deleted in its entirety and replaced with the following:

"4. The Government may terminate this lease at any time on or after October 7, 2015 by giving at least 90 (ninety) days' notice in writing to the Lessor, and no rental shall accrue after the effective date of termination. Said notice shall be computed commencing with the day after the date of mailing."

Item #4 Paragraph 15 is hereby deleted in its entirety and replaced with the following:

"15. In accordance with the SFO paragraph entitled Tenant Improvement Rental Adjustment, Tenant Improvements in the total amount of \$231,325.25 are amortized through the rent for five (5) years at the rate of 0.00%. Therefore, the amortized tenant build out costs are \$46,265.05 per annum or \$5.86 per rentable square foot. The amortized cost of these improvements is included in the stated rent in Paragraph 3 above."

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

Lessor RM 12/5/2010 (initials & date)
Government JT 12.10.10 (initials & date)