

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDING SERVICES SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 2	DATE 12/22/10
	TO LEASE NO. GS-03B-10301	PDN: PS0018724

ADDRESS OF PREMISE English Creek Corporate Center
500 Scarborough Road
Egg Harbor Township, NJ 08234-4857

THIS AGREEMENT, made and entered into this date by and between
English Creek Corporate Center, LLC

whose address is 201 Woolston Drive, Suite 1-A
Morrisville, PA 19067-5000

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 the considerations hereinafter mentioned covenant and agree that the said Lease is amended,
effective October 14, 2010 as follows:

- A. In separate correspondence dated October 14, 2010 the Government has issued a Notice to Proceed for Tenant Improvements in the amount of \$608,735.00. The total costs amortized into the rental rate for tenant improvements are \$192,196.62. The remaining portion of the Tenant Improvements will be paid via a one-time lump sum payment in the amount of \$416,538.38.
- B. The Government shall reimburse the Lessor in a lump sum payment in the amount of \$416,538.38, 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 (7BCP)
P.O. Box 17181
Fort Worth, TX 76102-0181

A copy of the invoice must be faxed to the Contracting Officer at 215-209-0859.

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IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LES [Redacted] Corporate Center, LLC
BY _____
IN T [Redacted]

(Signature)

Manager Director
(Title)
201 WOOLSTON DRIVE, STE 1-A
MORRISVILLE, PA 19067
(Address)

[Redacted]

Estate Acquisition Division

Contracting Officer
(Official Title)

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 #

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