

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-03P-LNJ12120
<b>LEASE AMENDMENT</b>	
ADDRESS OF PREMISES 51 HADDONFIELD ROAD CHERRY HILL, NJ 08002-4801	PDN Number:

**THIS AMENDMENT** is made and entered into between 51 Haddonfield Equities LLC

whose address is: 555 US Highway 1 South, Iselin, NJ 08830-3179

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 issue notice to proceed on all change orders and add those changes to the lease.

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 December 15, 2014 as follows:

- A. 1. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #1 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

2. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #2 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

This Lease Amendment contains 6 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:**

*By 51 Equities, Inc. Mr. [REDACTED]*

Signature: [REDACTED]  
Name: [REDACTED]  
Title: *President of 51 Equities, Inc.*  
Entity Name: *51 Equities, Inc.*  
Date: *1-12-15*

**FOR THE GOVERNMENT:**

Signature: [REDACTED]  
Name: [REDACTED]  
Title: Lease Contracting Officer  
GSA, Public Buildings Service,  
Date: *1/14/15*

**WITNESSED FOR THE LESSOR BY:**

Signature: [REDACTED]  
Name: [REDACTED]  
Title: [REDACTED]  
Date: *1-12-15*

*MR*

3. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #3 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

4. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #6 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

5. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #8 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

6. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #9 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

7. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #10 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

8. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #11 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

9. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #12 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

INITIALS: AR & SY  
LESSOR GOVT

10. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #13 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

11. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #14 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

12. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #15 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

13. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #16 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

14. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #17 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on December 15, 2014.

15. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #18 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on January 15, 2014.

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16. 51 Haddonfield Equities LLC shall furnish, install, and maintain all labor, materials, tools, equipment, services & associated work "as outlined" in the attached pricing break down dated 12/31/2014 of all items contained in Change Order #19 for the Government in the agreed upon amount of [REDACTED] in accordance with all Lease requirements and Construction Drawings.

As per Paragraph 13 of the Lease Rider, the Lessor shall complete the building shell as defined in the Lease and complete all alterations, improvements, and repairs required by this Lease, and deliver the leased premises ready for occupancy by the Government on January 15, 2014.

The total amount of the change orders is \$102,353.78. The initial notice to proceed was given on July 30, 2014, in the amount of \$580,667.51. The total amount to be amortized is \$683,021.29 (\$683,021.29 amortized at 3.0% interest over the term of five(5) years, upon completion and acceptance of the improvements)

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