

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 2	TO LEASE NO. GS-05B-18101	DATE	PAGE 1 of 2
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ADDRESS OF PREMISES 9875 Redhill Drive, Blue Ash, OH 45242-5626

THIS AGREEMENT made and entered into this date by and between
REDHILL SKYLINE PARTNERS, LLC

whose address is 9595 Wilshire Blvd.
Beverly Hills, CA 90212-2512

hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above lease.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the Lease dated April 21, 2011 is amended, effective upon signing by both parties, as follows:

This Supplemental Lease Agreement No. 2 is being issued to establish a new commission and commission credit paragraph.

Paragraph 22 of Lease #GS-05B-18101 is deleted in its entirety and replaced with the following:

22. The Lessor and Broker have agreed to a cooperating lease commission of [REDACTED] of the Aggregate Lease Value for the initial firm term of the lease of twenty (20) years, or [REDACTED]. In accordance with the "Broker Commission and Commission Credit" paragraph, the Broker has agreed to forego [REDACTED] of the commission that it is entitled to receive in connection with this lease transaction ("Commission Credit"). The Commission Credit is [REDACTED]. The Lessor agrees to pay the Commission less the Commission Credit, or [REDACTED] to the Broker in accordance with the "Broker Commission and Commission Credit" paragraph in the SFO attached to and forming a part of this Lease.

Lessor and Broker recognize and agree that the Broker will discount the broker portion of the commission by [REDACTED]. This amounts to a total broker commission of [REDACTED]. The Broker reserves the right to collect the full commission should the Lessor neglect to pay the first half of the amount due within ten days of the execution of this SLA.

Notwithstanding Paragraph 3 of this Standard Form 2, the shell rental payments (not including real estate taxes) due and owing under this Lease shall be reduced to fully recapture this Commission Credit. The reduction in shell rent shall commence with the first month of the full rental payments and will continue until the commission credit has been accounted for.

(continued on page 2)

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSEE SIGNATURE [REDACTED]	NAME OF SIGNER <i>STEVEN DOCKY</i>
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ADDRESS *4895 Pacific Hwy San Diego, CA 92110*

IN PRESENCE SIGNATURE [REDACTED]	NAME OF SIGNER <i>Alva Tanabe</i>
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ADDRESS *- same -*

UNITED STATES OF AMERICA [REDACTED]	NAME OF SIGNER JOANNE LADWIG OFFICIAL TITLE OF SIGNER LEASE CONTRACTING OFFICER
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To date, no commission has been paid by the landlord. Per the lease agreement; one-half of the commission is due within 10 days of execution of this agreement and one-half is due upon the earlier of tenant's occupancy of the premises or the commencement date of the Lease.

The monthly rent adjusted for the commission credit is as follows:

Rent Period	Scheduled Monthly Rent	Scheduled Monthly Shell Rent	Commission Credit	Adjusted Monthly Rent Payment
Month 1	\$93,408.47	\$50,204.20		
Month 2	\$93,408.47	\$50,204.20		
Month 3	\$93,408.47	\$50,204.20		
Month 4	\$93,408.47	\$50,204.20		
Month 5	\$93,408.47	\$50,204.20		
Month 6	\$93,408.47	\$50,204.20		
Month 7	\$93,408.47	\$50,204.20		
Month 8-60	\$93,408.47	\$50,204.20		

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

INITIALS:  LESSOR
GOVT