

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT NO. 3 TO LEASE NO: GS-07B-16849	DATE 12-1-01
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ADDRESS OF PREMISES: Miller Building, 627 West Broadway Street, Muskogee, OK 74401

THIS AGREEMENT, made and entered into this date by and between MILLER, GERALD R

whose address is: [REDACTED]

hereinafter called the Lessor and the UNITED STATES OF AMERICA, hereinafter call the Government.

WHEREAS, the parties hereto desire to amend the above lease to establish the lease commencement date, approve the change order, finalize the Tenant Improvement cost, and adjust the rent and commission based on the final Tenant Improvement cost.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the lease is amended, effective upon execution by the Government, as follows:

A. Paragraph 2 of the Lease is hereby deleted in its entirety and replaced with the following:

"TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning on November 17, 2011 and ending on November 16, 2021, subject to termination and renewal rights as may be hereinafter set forth."

B. Paragraph 3 of the Lease is hereby deleted in its entirety and replaced with the following:

"For years 1 – 5, the Government shall pay the Lessor annual rent of \$77,551.98 at the rate of \$6,462.67 per month in arrears, which includes annual shell rent of \$48,887.28 at the rate of \$4,073.94 per month, annual operating expenses of \$16,400.22 at the rate of \$1,366.69 per month, and annual amortized Tenant Improvement Allowance of \$12,264.48 at the rate of \$1,022.04 per month.

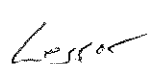
For years 6 – 10, the Government shall pay the Lessor annual rent of \$72,634.52 at the rate of \$6,052.88 per month in arrears, which includes annual shell rent of \$56,234.30 at the rate of \$4,686.19 per month and annual operating expenses of \$16,400.22 at the rate of \$1,366.69 per month.

Rent for a lesser period shall be prorated. Rent shall be made payable to:

GERALD R. MILLER
P.O. BOX 2667
MUSKOGEE, OK 74402-2667"

Continued on next page.

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

[REDACTED] _____ (Signature)	 _____ (Title)
IN PR [REDACTED] _____ (Title)	_____ (Title)
[REDACTED]	CONTRACTING OFFICER GENERAL SERVICES ADMINISTRATION 819 TAYLOR ST _____ Contracting Officer

