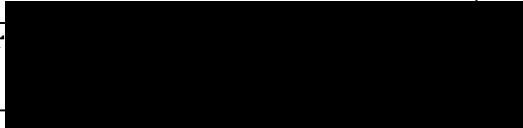





<b>GENERAL SERVICES ADMINISTRATION</b> <b>PUBLIC BUILDINGS SERVICE</b>	SUPPLEMENTAL AGREEMENT <b>NO 51</b>	DATE <b>4-7-11</b>
<b>SUPPLEMENTAL LEASE AGREEMENT</b>	TO LEASE NO. <b>GS-07B-13867</b>	
<b>ADDRESS OF PREMISES: 2601 Meacham Blvd.</b> <b>Fort Worth, TX 76137-4224</b>		
<b>THIS AGREEMENT, made and entered into this date by and between Mercantile Partners, L.P.</b>  whose address is <b>2650 Meacham Blvd.</b> <b>Fort Worth, TX 76137-4203</b>  <b>hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:</b>  <b>WHEREAS, the parties hereto desire to amend the above Lease.</b>  <b>NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended as follows:</b>  1.) Extend the term of the lease; 2.) Increase the Shell Rent and Operating Rent; 3.) Modify the termination rights; 4.) Identify new lease term requirements if termination rights are executed; and 5.) All other terms and conditions of the lease shall remain in full force and effect.		
<b>IN WITNESS WHEREOF, the parties subscribe their names as of the above date.</b>		
BY: Mer   Signature _____  Brian L. Randolph _____ Printed Name	Vice President _____ (Title)	
W   Sig _____  Ramona Peterson _____ Printed Name	 _____ (City, State, Zip)	
U   Molinda Ellis <b>MOLINDA ELLIS</b>	Contracting Officer _____ (Official Title)	

Supplemental Lease Agreement #51

LTX13867

2601 Meacham Blvd.  
Fort Worth, TX 76137-4224

1.) The lease is amended to extend the lease for a period beginning October 29, 2013 and ending October 28, 2015 subject to termination and renewal rights as may be hereinafter set forth.

2.) The new Rental Schedule shall be as follows:

Effective October 29, 2013, the base cost of services is established at \$7.7431 per rentable square feet (RSF). Annual CPI adjustments will continue. The Operating Rate and Shell Rate shall increase as outlined below:

Term:	10/29/2013 – 10/28/2015
Total Rate per RSF:	\$20.1122
Shell Rate per RSF:	\$12.3691
Operating Rate Per RSF:	\$7.7431

3.) The Government may terminate this lease anytime after April 28, 2015, by giving at least 120 days' notice in writing to the Lessor. Said 120 day notice period shall be calculated from the day following the date such notice is mailed. No rental shall accrue after the effective date of termination provided the Government has fully vacated the Premises and fulfilled all other obligations under the lease.

4.) In the event the Government properly exercises the termination rights outlined in item 3 above, Lessor and tenant may desire to enter into a new lease for all or a portion of the Premises. Such new lease shall be on terms mutually acceptable to tenant and Lessor.

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

Gov't Initials

*ME*

Lessor Initials:

*[Signature]*