

90504 GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL
AGREEMENT

DATE

30 31
TO LEASE NO. GS-07B-14420

1-18-08

ADDRESS OF PREMISES 1301 Young Street
Dallas, Texas 75202

THIS AGREEMENT, made and entered into this date by and between
HPI/GSA 2B, LP

whose address is
100 N Tryon Street, Suite 5500
Charlotte, NC 28202

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 said Lease is amended to provide for wall covering and \$150,000.00 credit to the Government and to provide for use of \$9,000 credit to the Government specified in SLA 29, upon execution by the Government, as follows:

Paragraph 14 is added:

"14. Credit for discretionary improvements:

a. In consideration of the Government waiving the requirement to replace all wall coverings in GSA Lease GS-07B-14420, the Lessor hereby provides a one-time \$150,000.00 credit for discretionary improvements for tenants to use for building improvements in GSA Lease GS-07B-15644 (Reference Supplemental Lease Agreement 4 to GSA Lease GS-07B-15644).

b. Pursuant to Supplemental Lease Agreement Number 29, and the Lessor provided one-time \$9,000.00 credit for discretionary improvements, those improvements are to be used for tenants to use for building improvements in GSA Lease GS-07B-15644."

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 above date

LESSOR: HPI/GSA - 2B, LP
By: HPI/GSA 2B, Inc.
Its: G

By: David Ginner
Its: President

ADDRESS
100 N. Tryon Street, Suite 5500, Charlotte, NC 28202

UNITED STATES OF AMERICA

BY

General Services Administration