

SUPPLEMENTAL LEASE AGREEMENT

2/16/11
2/8/11

SUPPLEMENTAL LEASE AGREEMENT NO. 1	TO LEASE NO. GS-07B-16766	DATE	PAGE 1 of 1
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ADDRESS OF PREMISES
1445 North Loop West, Houston, Texas 77008

THIS AGREEMENT, made and entered into this date by and between **PN2 1445 LTD A TEXAS LTD PARTN.**

whose address is 1445 NORTH LOOP WEST, SUITE 398
HOUSTON, TEXAS 77008-1364

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 effective **UPON EXECUTION BY BOTH PARTIES** as follows:

I. Full execution of this agreement will serve as the **Government's Notice to Proceed for total Tenant Improvements** in accordance with the approved drawings in the amount of **\$223,726.07**. This cost includes all tenant improvement costs to build the leased premises, including, but not limited to, all architectural and engineering fees, as well as filing, permit and expediter fees, labor, materials, overhead and profit. Any additional change orders after the start of the construction process need to be submitted in writing the Contracting Officer for review and approval. The lessor cannot proceed with the changes unless approved from the Contracting Officer in writing. The consolidation of costs will be completed upon acceptance of space through the supplemental lease for beneficial completion establishing the final rent payment.

II. The Lessor hereby waives restoration as a result of all improvements.

All other terms and conditions remain in full force and effect.

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

[REDACTED]		LESSOR
SIGNATURE	[REDACTED]	NAME OF SIGNER MAX BLANKFELD
ADDRESS	[REDACTED]	
IN PRESENCE OF		
SIGNATURE	[REDACTED]	NAME OF SIGNER EILEEN KRAUSE
ADDRESS	[REDACTED]	
UNITED STATES OF AMERICA		
[REDACTED]	MARY L. HEWSON CONTRACTING OFFICER	NAME OF SIGNER
		OFFICIAL TITLE OF SIGNER