

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL AGREEMENT
No. 1

DATE
9/28/2010

SUPPLEMENTAL LEASE AGREEMENT

TO LEASE No.
GS-07B-16809

ADDRESS OF PREMISES: Total Plaza
1201 Louisiana Street, Houston TX 77002

THIS AGREEMENT is made and entered into this date by and between 1201 Louisiana Co LP

whose address is: 1201 Louisiana, Ste 304, Houston TX 77002

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

WHEREAS, the parties hereto desire to amend the above Lease to clarify the term and such related matters as follows.

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

The purpose of Supplemental Lease Agreement Number 1 is to authorize a one time lump sum payment to the Lessor to furnish and install tenant improvements based on the requirements as outlined in the Lease GS-07B-16809, the SFO 0TX2096, and the [redacted] Space Requirements.

Upon completion, inspection, and acceptance of the work by the Contracting Officer, the Government shall reimburse the Lessor in a lump sum payment in the amount of \$859,584.02 upon receipt of an original invoice.

The original invoice must be submitted directly to the GSA Finance office electronically on the Finance website at www.finance.gsa.gov and a copy provided to the Contracting Officer. If you are unable to process the invoice electronically you may mail the original invoice to the following address:

General Services Administration
FTS and PBS Payment Division (7BCP)
PO Box 17181
Fort Worth, TX 76105-0181

A copy of the invoice must be provided to the Contracting Officer at the following address:

General Services Administration
Attention: Nancy Lopez
Real Estate Acquisition Division
819 Taylor Street, Rm
Fort Worth, TX 76102

A proper invoice must be on the Lessor's company letterhead and include the following:

- Invoice Date
- Name of the Lessor as shown on the Lease
- Lease contract number and building address
- Description, price, and quantity of items delivered
- GSA PDN# PS0018589

If the invoice is not submitted on company letter head, the person(s) with whom the Lease contract is made must sign the invoice.

You must not perform any alterations nor install any lump sum items not approved in writing by the Contracting Officer. This includes any additional items which are not covered by this lease and for which an award has not specifically been made. Failure to adhere to these instructions could result in lengthy delays in payment of invoices for such work.

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

IN WITNESS WHEREOF, the undersigned have hereunto set their names as of the above date.

LESSOR

By: [redacted]

Paul H. Frazier V.P., Leasing
(Printed Name & Title)

IN THE PRESENCE OF (witnessed by): John Morton
(Name)

1200 Smith, Suite 1200 Houston TX 77002
(Address)

UNITED STATES OF AMERICA

BY [redacted]

Contracting Officer
General Services Administration
819 Taylor Street, Fort Worth, TX 76102
(Official Title)