

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO. 4

TO LEASE NO. **GS-07B-17012**

ADDRESS OF PREMISES: 11204 McPherson Rd
Laredo, TX 78045-6576

THIS AGREEMENT, made and entered into this date by and between FLEX SPACE GROUP, LTD.,

whose address is: 10410 Medical Loop
Unit 1A
Laredo, TX 78045-6612

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 the Government, as follows:

The purpose of this Lease Amendment No. 4 is to (i) incorporate door type D-14 into the Master Specifications document, and (ii) update the specifications for the Mail Room Purification System. The new specifications for each are as follows:

(i). Door Type D-14

Typical Single Interior Door for [REDACTED]

- [REDACTED]
- [REDACTED]
- Floor mounted stop and (3) door silencers.

(ii). Mail Room HVAC

Install High-Efficiency, Low-Pressure, Germicidal, Electrically Enhanced Air Purification System, similar to Dynamic Air Quality Solutions RS-3 Integrated Air Purification System (www.dynamicaircleaners.com, Princeton, NJ, 800-578-7873). System shall contain a UL Class (2) rated filter. System shall have a Minimum Efficiency Reporting Value (MERV) of 13 as determined by the ASHRAE Test Standard 52.2-1999. System shall have a one-pass kill-rate efficiency (measured at the filters) of at least 95% against vegetative bacteria, spore forming bacteria, and mold/fungi. The system must have demonstrated kill efficiency of at least 99% against a milled, weapons-grade anthrax surrogate.

Note: The Air Purification System is controlled by a wall-mounted switch, which should be turned on whenever opening mail or packages.

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 be [REDACTED]

FOR THE LESSOR [REDACTED]

FOR THE [REDACTED]

Signature: [REDACTED]

Signature: [REDACTED]

Name: [REDACTED]

Name: [REDACTED]

Title: Managing Partner

Title: Lease Contracting Officer

Entity Name: Flexspace Group

GSA, Public Buildings Service

Date: 9/25/12

Date: 10-11-12

WITNESSED [REDACTED]

Signature: [REDACTED]

Name: [REDACTED]

Title: Witness Agent

Date: 9/25/12