




|   |   |
|---|---|
| GENERAL SERVICES ADMINISTRATION<br>PUBLIC BUILDINGS SERVICE<br>LEASE AMENDMENT  | LEASE AMENDMENT NO. 10<br>TO LEASE NO. <b>GS-07B-17113</b>  |
| ADDRESS OF PREMISES: 20760 North US Highway 281<br>San Antonio, TX 78258-7501   |   |
| THIS AGREEMENT, made and entered into this date by and between <b>PBC ACQUISITIONS II, LLC</b><br>whose address is 1160 Battery Street, Suite 250<br>San Francisco, CA 94111  |   |
| hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government.   |   |
| WHEREAS, the parties hereto desire to amend the above Lease.  |   |
| <b>NOW THEREFORE</b> , these parties for the considerations hereinafter mentioned covenant and agree that the said lease is amended, <u>effective upon execution by the Government</u> , as follows:  |   |
| The purpose of this Lease Amendment (LA) 10 is to provide for alterations in the above named lease space and change the lessor's address to reflect address above.  |   |
| <ol style="list-style-type: none"><li>1. The Lessor shall provide in alterations at 20760 North US Highway 281, San Antonio, TX in consideration of a one time lump sum payment of \$23,234.00. The alterations shall be provided in accordance with scope of work attached as Exhibit A and lessor's cost proposal attached as Exhibit B. The scope of work (Exhibit A) and the cost proposal (Exhibit B) are hereby incorporated into the lease.</li><li>2. The Government shall be exclusively responsible for the repair and maintenance of the alterations for the remaining term of the lease. The Lessor hereby waives all rights to restoration pertaining to these alterations.</li><li>3. All work will be completed within 90 days of Notice to Proceed of the Government's execution of this Lease Amendment. Work will be coordinated with Steve Bishop at 210-306-2950.</li></ol> |   |
| (Continued on next page)  |   |
| 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 below date.  |   |
| FOR THE LESSOR<br>Signature: <br>Name: <u>NEIL M. MILLER</u><br>Title: <u>AUTHORIZED REPRESENTATIVE</u><br>Entity Name: <b>PBC ACQUISITIONS II, LLC</b><br>Date: <u>4-26-17</u>  | FOR THE GOVERNMENT<br>Signature: <br>Name: <u>Tracy A. Harter</u><br>Title: Lease Contracting Officer<br>GSA, Public Buildings Service<br>Date: <u>04/26/17</u> |
| WITNESSED FOR THE LESSOR BY:<br>Signature: <br>Name: <u>K. Cyrus Sanandaji</u><br>Title: <u>Authorized Representative</u><br>Date: <u>4.26.17</u>  |   |

4. Full execution of this agreement will serve as the Government's Notice To Proceed. Any change orders to the scope of work as specified in Paragraph 1 above must be approved by the Contracting Officer.
5. Payment will be made upon substantial completion of the work by the Lessor and acceptance by the Government.
6. In order to receive payment, the Lessor should create and include a unique invoice number on the invoice submitted for payment. The invoice should have the Lessor's name and lease number cited exactly how it is stated on the lease contract. The invoice should include the PDN number **PS0038131**. Lessor should submit invoices electronically on the GSA Finance Website at [www.finance.gsa.gov](http://www.finance.gsa.gov) (instructions for submitting invoices are found on the website).

Lessor



Gov't

