

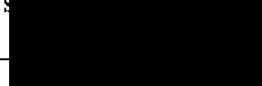


GENERAL SERVICES ADMINISTRATION PUBLIC BUILDING SERVICES	SUPPLEMENTAL AGREEMENT No. 1	DATE <b>FEB 07 2011</b>
<b>SUPPLEMENTAL LEASE AGREEMENT</b>		
ADDRESS OF PREMISE <b>502 Hill Point Boulevard Suffolk, Virginia 23434-7198</b>	TO LEASE NO. <b>GS-03B-09462</b>	
<p>THIS AGREEMENT, made and entered into this date by and between <b>Overyork, LLC</b></p> <p>whose address is <b>5859 Harbour View Boulevard Suite 300 Suffolk, Virginia 23435-3287</b></p> <p>hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:</p> <p>WHEREAS, the parties hereto desire to amend the above Lease, to establish early rent commencement.</p> <p>NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective <u>March 26, 2011</u>, as follows:</p> <p>A. Paragraph 2 of the Standard Form 2 of the Lease is hereby deleted in its entirety and the following is inserted in lieu thereof:</p> <p>"2. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning March 26, 2011 through March 25, 2021, subject to termination and renewal rights as may be hereinafter set forth."</p> <p>B. Paragraph 3 of the Standard Form 2 of the Lease is hereby deleted in its entirety and the following is inserted in lieu thereof:</p> <p>"3. The Government shall pay the Lessor annual rent of \$143,356.10, at a rate of \$11,946.34 per month in arrears. This figure consists of \$112,606.00 for the Shell Rent and \$30,750.10 for the Annual Cost of Services. Rent for a lesser period shall be prorated. Rent checks shall be made payable to: Overyork, LLC, 5859 Harbour View Boulevard, Suite 300, Suffolk, Virginia 23435-3287."</p> <p>C. This Supplemental Lease Agreement (SLA) is being executed to establish the Government's desire for early rent commencement. The Annual Rental described above represents the Shell and Annual Cost of Services Rates only, as described in Paragraph 13, Years 1 through 5, of the Rider to the Lease. The Rental Rate associated with the Tenant Improvements and Building Specific Security, as identified in Paragraph 13, Years 1 through 5, of the Rider to the Lease shall commence upon the Government's Official Inspection and Acceptance of the Tenant Improvements and continue for five (5) consecutive calendar years. In addition, upon the Government's Official Inspection and Acceptance of the Tenant Improvements, the Lessor and Government agree to extend the Firm Term of the lease to identify a new five (5) year firm term period. Accordingly, upon the Government's Official Inspection and Acceptance of the Tenant Improvements, the Government's Termination Right Date identified in Paragraph 4 of the Standard Form 2 will be amended to identify a date in which the Government may terminate this lease at any time, in whole or in part, on or after five (5) years from the Government's Official Inspection and Acceptance of the Tenant Improvements.</p> <p>D. This Supplemental Lease Agreement (SLA) contains one (1) page.</p> <p>All other terms and conditions of the lease shall remain in force and effect.</p> <p>IN WITNESS WHEREOF, the parties subscribed their names as of the above date.</p>		
LESSOR BY  IN 	<p><u>MANUAL MEMBER</u> (Title)</p> <p><u>5859 HARBOUR VIEW BLVD SUITE 300 SUFFOLK VA 23435</u> (Address)</p>	
UNITED STATES OF AMERICA BY 	<p>ral Services Administration, South Branch, Richmond Section</p> <p><u>Contracting Officer</u> (Official Title)</p>	
INITIALS: LESSOR _____	U.S. GOVERNMENT _____	