

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-03B-12053
ADDRESS OF PREMISES Cedar One 804 Omni Boulevard Suite 104 Newport News, VA 23606-4422	PDN Number: N/A

THIS AMENDMENT is made and entered into between
Cedars Enterprises, LLC

whose address is: 11837 Rock Landing Drive, Suite 300
Newport News, VA 23606-4493

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 include form 1364A-1 and state the rental rate breakdown for shell and operating costs.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, **effective March 1, 2013** as follows:

- A. The attached Form 1364A-1 is hereby incorporated into the lease contract. The rental rates are as follows:
 Firm term: \$18.00 per rentable square foot (Shell \$14.75/RSF, Operating, \$3.25/RSF)
 Non Firm term: \$19.50 per rentable square foot (Shell \$16.25/RSF, Operating, \$3.25/RSF)

This Lease Amendment contains 5 pages.

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:

Signature: _____
 Name: MILORE T. SMITH
 Title: PARTNER
 Entity Name: CEDARS ENTERPRISES LLC
 Date: 3/1/13

FOR THE GOVERNMENT:

Signature: _____
 Name: MIKE LORA
 Title: Lease Contracting Officer
GSA, Public Buildings Service, Richmond Section
 Date: 3.1.13

WITNESSED

Signature: _____
 Name: _____
 Title: Bookkeeper
 Date: 3/1/13

Initials: AA
LESSOR