GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE

Lease Amendment No. 1

Effective Date:

To Lease No. GS-04B-LGA60268

(Insert date of execution by Govt.)

TRANSFEROR, TRANSFEREE, and the UNITED STATES OF AMERICA ("Government") enter into this Agreement (the "Agreement") as of the Effective Date. This Agreement is entered into pursuant to the "Assignment of Claims" provision of the General Clauses to the referenced Government lease, as well as 41 United States Code Section 6305, and is otherwise based on 48 Code of Federal Regulations Section 42.1204.

- A. DEFINITIONS. All initial capitalized words in this Agreement shall have the same meaning as specified below.
- (1) "Transferor": CH Realty VI/I Atlanta HW Portfolio, L.L.C., a Delaware Limited Liability Company

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	print name)	(Title) L.LF
(3) "Transferee": Tradeport Atlanta, LLC		
(4) Signatory authorized to bind Transferee: Kristopher Arvis	, Senior Vice P	
	[print name]	[Title]
(5) "Transfer Date": Date transfer of assets became effective under	or applicable State law: April 25, 2	016
(6) "Property": 4341 International Pkwy		[Street Address]
Atlanta, GA 30354-3905		[City State and 7in Code]
(7) "Leased Premises":1st Floor		
[Include location of leased pre	mises, e.g., floor number or suite num	iber.]

- B. THE PARTIES AGREE TO THE FOLLOWING FACTS:
- (1) The Government, represented by various Contracting Officers of the United States General Services Administration, has entered into that certain lease with Transferor: Lease GS-04B-LGA60268. The term "Lease," as used in this Agreement, means the above described lease, including all modifications, made between the Government and Transferor before the Effective Date of this Agreement. In addition, included in the term "Lease" are all modifications made under the terms and conditions of the Lease between the Government and Transferoe, on or after the Effective Date of this Agreement.
- (2) As of the Transfer Date, Transferor has transferred to Transferee all the assets of Transferor involved in performing its obligations under the Lease by virtue of a <u>deed</u>.
- (3) Transferee has acquired all the assets of Transferor involved in performing the Lease by virtue of the above transfer.
- (4) Transferee has assumed all obligations and liabilities of Transferor under the Lease by virtue of the above transfer. Without limiting any of the Government's rights, it is noted that this provision is not intended to modify or eliminate any indemnification or other agreements which Transferee and Transferor have to each other pursuant to their other agreements.
- (5) Transferee is in a position to fully perform all obligations that may exist under the Lease.
- (6) It is consistent with the Government's interest to recognize Transferee as the successor party to the Lease.
- (7) Evidence of the above transfer has been submitted to the Government.
- C. IN CONSIDERATION OF THESE FACTS AND THE REPRESENTATIONS SET FORTH BELOW; THE PARTIES AGREE THAT BY THIS AGREEMENT:
- (1) Transferor confirms the transfer to Transferee, and waives any claims and rights against the Government that it now has or may have in the future in connection with the Leasn
- (2) Transferee agrees to be bound by and to perform the Lease in accordance with the conditions contained in the Lease. Transferee also assumes all obligations and liabilities of, and all claims against, Transferor under the Lease as if Transferee were the original party to the Lease and is bound by all previous actions taken by Transferor with respect to the Lease, with the same force and effect as if the action had been taken by Transferee.
- (3) The Government recognizes Transferee as Transferor's successor in interest in and to the Lease. Transferee by this Agreement becomes entitled to all right, title, and interest of Transferor in and to the Lease as if Transferee were the original party to the Lease. Following the effective date of this Agreement, the term, "Lessor," as used in the Lease, shall refer to Transferee.

INITIALS: TRANSFEROR

TRANSFEREE

JH.

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CHANGE OF LESSOR FORM

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(4) Except as expressly provided in this Agreement, nothing in it sh against Transferor.	all be construed as a waiver of any rights of the Government
Lease. All payments and reimbursements made by the Government	ischarged those parts of the Government's obligations under the nent after the date of this Agreement in the name of or to Transferor e, and shall constitute a complete discharge of the Government's
(6) Following the full execution of this Agreement, Transferee desire in the Lease, be payable to Transferee and sent to Transferee vi	s, as soon as practicable, that rent payments, in the amount set forth a EFT to the bank account listed in Transferee's SAM.gov registration.
(7)Transferor and Transferee agree that the Government is not oblig effect to, any costs, taxes, or other expenses, or any related transfer or this Agreement, other than those that the Government of the country of th	gated to pay or reimburse either of them for or otherwise give increases, directly or indirectly arising out of or resulting from the ent in the absence of this transfer or Agreement would have been
(8) Transferor guarantees payment of all liabilities and the performant Agreement or (ii) may undertake in the future should these contra notice of and consents to any future modifications.	acts be modified under their terms and conditions. Transferor waives
(9) The Lease shall remain in full force and effect except as modified	by this Agreement.
to enter into this Agreement, and that each and every person significant for the state of the st	state Identified in Paragraph A (3) above, with full right and authority gning on behalf of Transferee is authorized to do so. Upon request, to Government confirming the foregoing covenants and warrants.
(11) The Lease is amounted to hiddle the providing addition in Edi	mais a, animal to automod to also made a part of time regrounding.
Exhibit A does not apply to Transferor and does not need to be fi	
IN WITNESS WHEREOF, each party has executed this Agreement	as of the day and year first above written.
TRANSFEROR: [Attach additional pages if necessary for multiple signatures or multiple entitles]	TRANSFEREE: [Attach additional pages if necessary for multiple signatures or multiple entities]
CH Realty VI/i Atlanta HW Portfolio, L.L.C., a Delaware limited liability company [Print name of Transferor]	Tradeport Atlanta LLC
By: Fund Managers 1.1 C. a Tayon limited liability company, its	By:
manager	Print Name: Kristopher Arviso
By:	Title: Senior Vice President
Print Name: Sen C. Donerry	
Title: Vice President	
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	ALL SECTION AND ADDRESS OF THE SECTION ADDRESS OF THE S
Name: /alles Cotte	
Title: Vice President	
	Title:

Government:

Title: Lease Contracting Officer