

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 5
	TO LEASE NO. GS-10P-LID07417
ADDRESS OF PREMISES: 2878 ADDISON AVENUE EAST TWIN FALLS, ID 83301-5354	BUILDING NO. #ID4409

THIS AMENDMENT is made and entered into between **Twin Falls BLM, LLC**

whose address is: is **694 Grandview Ln., Lake Forest, IL 60045-3953**

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 order change orders, which exceed the tenant improvement allowance;

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 upon execution by the Government, as follows:

- I. Under Lease Amendment #4, Notice to Proceed for Tenant Improvements was issued in the amount [REDACTED].
- II. This Lease Amendment #5 is issued to approve and order CO#1:

Date Approved	Change Order	Description	Amount
LA 5	1	Includes: OCI-023, OCI-024, OCI-028, OCI-030	[REDACTED]

III. Under receipt of an original invoice after completion, inspection, and acceptance of space, the Government shall reimburse the Lessor in a lump sum payment in the amount not to exceed [REDACTED]. The amount shall include all materials, labor and overhead and the Lessor is to complete the work to the Government's satisfaction. The change order is hereby attached and made a part of the lease, one page. The total cost of the Tenant Improvements is hereby increased to **\$2,357,825.30**. The total cost for tenant improvements amortized in the lease is \$772,290.86 (amortized for 20 years at 4.8%).

This Lease Amendment contains 2 pages, plus the change order log as Attachment

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

FOR THE LESSOR
[REDACTED]
Signature: _____
Name: _____
Title: Member
Entity Name: Twin Falls BLM LLC
Date: 4/23/2015

FOR THE GOVERNMENT
[REDACTED]
Signature: _____
Name: _____
Title: _____
Date: 4/23/15

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: _____
Title: Member
Date: 4/23/2015

IV. The invoice should be submitted electronically to (www.finance.gsa.gov) with a courtesy copy to michael.j.obrien@gsa.gov or sent to the addresses below:

Invoice Address:
General Services Administration
FTS and PBS Payment Division (7BCP)
P.O. Box 17181
Fort Worth, TX 76102-0181

Courtesy Copy Address:
General Services Administration
c/o Brian Votava
904 West Riverside Ave. Room 135
Spokane, WA 99201

A proper invoice must include the following:

- Invoice date
- Name of the Lessor as shown on the Lease
- Lease contract number, building address, and a description, price, and quantity of the items delivered
- GSA PDN # **PS0031463**

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it.

V. The Lessor hereby waives restoration as a result of all improvements.

GSA must be notified prior to any additional work being performed where the cost exceeds the approved amount above. Only the GSA Contracting Officer has the authority to obligate funds for any work, request or demand under the terms and conditions of the contract. While there may be discussions regarding potential changes, you are required to obtain approval from the GSA Contracting Officer through a signature or written affirmation prior to proceeding, regardless of cost.

All other terms and conditions of the lease shall remain in force and effect.

INITIALS:


LESSOR

&


GOVT