

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No.1
	TO LEASE NO. GS-05P-LIN19329
LEASE AMENDMENT	PDN Number: Not Applicable
ADDRESS OF PREMISES: Keystone Office Building 328 Ley Road Fort Wayne, IN 46825-5220	

THIS AGREEMENT, made and entered into this date by and between

Keystone Realty Ltd.
202 W. Berry St., Ste #800
Fort Wayne, IN 46825-2248

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective July 14, 2015, as follows:

This Lease Amendment No. 1 represents your Notice to Proceed (NTP) with the Tenant Improvements to the premises. These Tenant Improvements, shall not exceed \$ \$227,344.35 . This total of \$ 227,344.35 is pursuant to a proposal from lessor, dated July 14, 2015 (Exhibit A). This amount is to be amortized into the rent for five (5) years at a rate of 5 %, as described in the lease. Construction shall be substantially complete no later than August 24, 2015. The Government will not pay any amount over \$227,344.35 unless the Lease Contracting Officer approves an additional expenditure in writing.


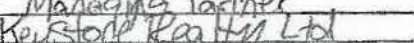
1. Only a Contracting Officer for the General Services Administration has the authority to approve changes under this lease agreement. If any changes are requested during the course of the project, please submit these changes to Marilyn Fornell and James Guidos along with a detailed cost estimate. Any changes or work performed without Contracting Officer approval will not be reimbursed.

This Lease Amendment contains 2 pages.


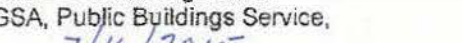
All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the below date.


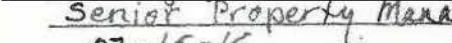
FOR THE LESSOR:

Signature: 
Name: 
Title: Managing Partner
Entity Name: Keystone Realty Ltd
Date: 07-15-15

FOR THE GOVERNMENT:

Signature: 
Name: 
Title: GSA, Public Buildings Service,
Date: 7/16/2015

WITNESSED FOR THE LESSOR BY:

Signature: 
Name: 
Title: Senior Property Manager
Date: 07-15-15

2. The Government approved design internet drawings, which formed the basis for the Tenant Improvement costs are hereby incorporated into the lease as Exhibit B (1 page).

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

INITIALS: RBS & 
LESSOR GOVT