

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>  <b>LEASE AMENDMENT</b>	LEASE AMENDMENT No. 2
	TO LEASE NO. GS-07P-LLA17076
ADDRESS OF PREMISES One Galleria Boulevard Suite 2000 Metairie, LA 70001	PDN Number: PS0030438

**THIS AGREEMENT**, made and entered into this date by and between GALLERIA OPERATING COMPANY, LLC

whose address is: 7 Penn Plaza  
Suite 618  
New York, NY 10001

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 approve required change orders and order tenant improvements which exceed the tenant improvement allowance.

**NOW THEREFORE**, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective upon execution by the Government, as follows:

1. This Lease Amendment is your Notice to Proceed to furnish and install Change Order #1 as part of the Tenant Improvements. The cost of Change Order #1 is \$24,412.00 as described in Exhibit A attached (2 pages). As outlined in Lease Amendment No. 1, the total cost for the Tenant Improvements and furniture relocation was \$801,988.00. Therefore the total cost for the Tenant Improvements and furniture relocation increased to \$826,400.00. Of the \$826,400.00 only \$510,220.32 has been amortized into the rent as tenant improvements at 6.0% for 120 months. The Government hereby orders the total balance of \$316,179.68 ( $\$801,988.00 + \$24,412.00 - \$510,220.32 = \$316,179.68$ ).
2. Upon completion, inspection, and acceptance of the space, the Government shall reimburse the Lessor in a total lump sum payment in the amount of \$316,179.68, upon receipt of an original invoice after completion, inspection, and acceptance of the space by the Contracting Officer.

Invoices shall be submitted to the Greater Southwest Finance Center (with a copy to the Contracting Officer) electronically on the Finance Website at [www.finance.gsa.gov](http://www.finance.gsa.gov). Lessors who are unable to process the invoices electronically, may mail the invoices to the following address:

This Lease Amendment contains 2 pages plus Exhibit A (2 pages).  
All other terms and conditions of the lease shall remain in force and effect.

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

**FOR THE LESSOR**  
GALLERIA OPERATING COMPANY, LLC

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Entity Name: \_\_\_\_\_  
Date: \_\_\_\_\_

**FOR THE GOVERNMENT**

Signature: \_\_\_\_\_  
Name: DU  
Title: Le  
GSA, Public Buildings Service,  
Date: 3/3/2015

**WITNESSED FOR THE LESSOR BY:**

Signature: \_\_\_\_\_  
Name: Simone A. Aptman  
Title: \_\_\_\_\_  
Date: 3/3/2015

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

A copy of the invoice must be provided to the Contracting Officer at the following address:

General Services Administration  
Attn: GSA LEASING SPECIALIST – KELLY HANTZ  
819 TAYLOR STREET, ROOM 11A159  
FT. WORTH, TX 76102

A proper invoice must include the following:

- Invoice date
- Unique invoice #
- 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 # **PS0030438**

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

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

*End of Lease Amendment No. 2*

INITIALS:

JZ  
LESSOR

&

Dg  
GOV'T