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|---|---------------------------|
| GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT | LEASE AMENDMENT No. 1 |
| | TO LEASE NO. GS-06P-51012 |
| ADDRESS OF PREMISES 10383 N. Executive Hills Boulevard, Kansas City, Missouri | PDN Number: |

THIS AGREEMENT, made and entered into this date by and between USDA/KC LLC
 whose address is: 24 USONIA ROAD
 PLEASANTVILLE, NY 10570-2617

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 establish a new shell rent.

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

The purpose of this Lease Amendment (LA) Number one (1) is to address a change in use of space.

1. Effective April 1, 2015 550 USF of storage space will go to occupied space. The rent will be modified accordingly. The actual space usage change occurred March, 15, 2014 under superseded lease GS-06P-70058. A lump sum in the amount of \$8,696.65 will be provided to cover the rent associated with the superseded lease. There are no TI's included in the rental structure.
2. Paragraph 4 of Standard Form 2 of the subject lease is further amended as follows:


The Government shall pay the Lessor annual rent at the monthly rate in arrears as follows:

SEE ATTACHED RENTAL RATE SPREADSHEET ON PAGES 3 and 4


This Lease Amendment contains 4 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: _____
 Entity Name: _____
 Date: 01/07/15

FOR THE GOVERNMENT:

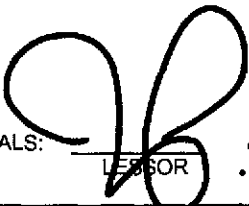
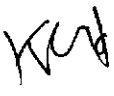
Signature: 
 Name: ROSEY L. BOGARDEN
 Title: Lease Contracting Officer
 GSA, Public Buildings Service,
 Date: 7/1/2015

WITNESSES:

Signature: 
 Name: RONI FODOLL
 Title: _____
 Date: 01/07/15

Rental amounts were determined by physical mutual measurement and based on the rate per ABOA (formerly referred to as USF) as noted on the attached spreadsheet, and in accordance with Paragraph 26 Payment and the General Clauses. Rent for a lesser period should be prorated. Rent checks shall be made payable to:




INITIALS:  & 
LESSOR . GOVT

Superseding Lease LMO51012 Rent Summary - April 1, 2015 through February 20, 2027

| Occupied SF 54,214 | | | Occupied SF 550 | | | Storage SF 1,067 | | | Total SF 55,831 | | |
|--------------------------------|-----------------|------------------------|--------------------------------|-----------------|---------------------|--------------------------------|-----------------|---------------------|--------------------------------|-----------------|------------------------|
| April 1, 2015 - March 17, 2026 | | | April 1, 2015 - March 17, 2026 | | | April 1, 2015 - March 17, 2026 | | | April 1, 2015 - March 17, 2026 | | |
| | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount |
| Shell | \$ 19.57 | \$ 1,060,742.67 | Shell | \$ 19.57 | \$ 10,761.21 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 19.34 | \$ 1,079,762.46 |
| TI | \$ 17.95 | \$ 973,124.27 | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ 17.43 | \$ 973,124.27 |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 46.09 | \$ 2,444,392.24 | Total Rent | \$ 27.14 | \$ 14,925.99 | Total Rent | \$ 11.96 | \$ 12,759.78 | Total Rent | \$ 44.28 | \$ 2,472,078.00 |

| Occupied SF 54,214 | | | Occupied SF 550 | | | Storage SF 1,067 | | | Total SF 55,831 | | |
|-----------------------------------|-----------------|------------------------|-----------------------------------|-----------------|---------------------|-----------------------------------|-----------------|---------------------|-----------------------------------|-----------------|------------------------|
| March 18, 2026 - October 27, 2026 | | | March 18, 2026 - October 27, 2026 | | | March 18, 2026 - October 27, 2026 | | | March 18, 2026 - October 27, 2026 | | |
| | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount |
| Shell | \$ 19.06 | \$ 1,033,115.62 | Shell | \$ 19.06 | \$ 10,480.94 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 18.84 | \$ 1,051,855.14 |
| TI | \$ 14.01 | \$ 759,529.78 | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ 13.60 | \$ 759,529.78 |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 40.64 | \$ 2,203,170.70 | Total Rent | \$ 26.63 | \$ 14,645.71 | Total Rent | \$ 11.96 | \$ 12,759.78 | Total Rent | \$ 39.95 | \$ 2,230,576.19 |

| Occupied SF 54,214 | | | Occupied SF 550 | | | Storage SF 1,067 | | | Total SF 55,831 | | |
|--------------------------------------|-----------------|------------------------|--------------------------------------|-----------------|---------------------|--------------------------------------|-----------------|---------------------|--------------------------------------|-----------------|------------------------|
| October 28, 2026 - February 20, 2027 | | | October 28, 2026 - February 20, 2027 | | | October 28, 2026 - February 20, 2027 | | | October 28, 2026 - February 20, 2027 | | |
| | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount |
| Shell | \$ 18.71 | \$ 1,014,436.28 | Shell | \$ 18.71 | \$ 10,291.44 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 18.50 | \$ 1,032,986.30 |
| TI | \$ 8.37 | \$ 453,607.79 | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ 8.12 | \$ 453,607.79 |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 34.65 | \$ 1,878,569.37 | Total Rent | \$ 26.28 | \$ 14,456.21 | Total Rent | \$ 11.96 | \$ 12,759.78 | Total Rent | \$ 34.13 | \$ 1,905,785.35 |

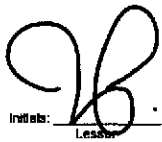
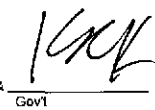

 Initials: J.B. & Kent
 Lease & Govt

Superseding Lease LMO51012 Rent Summary - February 21, 2027 through August 28, 2032

| Occupied SF 54,214 February 21, 2027 - August 28, 2027 | | | Occupied SF 550 February 21, 2027 - August 28, 2027 | | | Storage SF 1,067 February 21, 2027 - August 28, 2027 | | | Total SF 55,831 February 21, 2027 - August 28, 2027 | | |
|---|-----------------|------------------------|--|-----------------|---------------------|---|-----------------|---------------------|--|-----------------|------------------------|
| Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | |
| Shell | \$ 18.54 | \$ 1,005,147.78 | Shell | \$ 18.54 | \$ 10,197.21 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 18.33 | \$ 1,023,503.57 |
| TI | \$ 5.92 | \$ 315,463.56 | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ 5.65 | \$ 315,463.56 |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 31.93 | \$ 1,731,136.64 | Total Rent | \$ 26.11 | \$ 14,361.98 | Total Rent | \$ 11.96 | \$ 12,769.78 | Total Rent | \$ 31.49 | \$ 1,758,268.39 |

| Occupied SF 54,214 August 29, 2027 - March 17, 2031 | | | Occupied SF 550 August 29, 2027 - March 17, 2031 | | | Storage SF 1,067 August 29, 2027 - March 17, 2031 | | | Total SF 55,831 August 29, 2027 - March 17, 2031 | | |
|--|-----------------|------------------------|---|-----------------|---------------------|--|-----------------|---------------------|---|-----------------|------------------------|
| Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | |
| Shell | \$ 18.54 | \$ 1,005,147.78 | Shell | \$ 18.54 | \$ 10,197.21 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 18.33 | \$ 1,023,503.57 |
| TI | \$ 1.97 | \$ 106,898.13 | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ 1.91 | \$ 106,898.13 |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 28.08 | \$ 1,522,571.21 | Total Rent | \$ 26.11 | \$ 14,361.98 | Total Rent | \$ 11.96 | \$ 12,759.78 | Total Rent | \$ 27.76 | \$ 1,549,692.86 |

| Occupied SF 54,214 March 18, 2031 - August 28, 2032 | | | Occupied SF 550 March 18, 2031 - August 28, 2032 | | | Storage SF 1,067 March 18, 2031 - August 28, 2032 | | | Total SF 55,831 March 18, 2031 - August 28, 2032 | | |
|--|-----------------|------------------------|---|-----------------|---------------------|--|-----------------|---------------------|---|-----------------|------------------------|
| Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | | Rate | Annual Amount | |
| Shell | \$ 18.54 | \$ 1,005,147.78 | Shell | \$ 18.54 | \$ 10,197.21 | Shell | \$ 7.74 | \$ 8,258.58 | Shell | \$ 18.33 | \$ 1,023,503.57 |
| TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ - | \$ - | TI | \$ - | \$ - |
| BCOS | \$ 7.57 | \$ 410,525.30 | BCOS | \$ 7.57 | \$ 4,164.77 | BCOS | \$ 4.22 | \$ 4,501.20 | BCOS | \$ 7.51 | \$ 419,191.27 |
| Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - | Taxes | \$ - | \$ - |
| Total Rent | \$ 26.11 | \$ 1,415,673.08 | Total Rent | \$ 26.11 | \$ 14,361.98 | Total Rent | \$ 11.96 | \$ 12,769.78 | Total Rent | \$ 26.84 | \$ 1,442,794.83 |



 Initials: _____ & _____
 Lessee Gov1