

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. <u> 1 </u>
	TO LEASE NO. GS- <u>11B</u> -LVA12696 <u> </u>
ADDRESS OF PREMISES 14701 WILLIARD RD	PDN Number:

THIS AMENDMENT is made and entered into between Lee Business Center, LLC

whose address is: 14900 Bogle Drive
Suite 204
Chantilly, VA 20151

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

WHEREAS, the parties hereto desire to amend the above Lease. .

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 as follows:

Hereby Amended as;

1.01 TERMINATION RIGHTS (SIMPLIFIED) (JUN 2012)

The Government may terminate this Lease, in whole or in part, after the Firm Term of this Lease by providing not less than 120 days' prior written notice to the Lessor. The effective date of the termination shall be the day following the expiration of the required notice period or the termination date set forth in the notice, whichever is later. No rental shall accrue after the effective date of termination.

The lease amendment is to commence rent on April 29, 2015 and expire April 28, 2025 with termination rights after the fifth year.

1. Paragraph 1.05 Renewal option has been deleted in its entirety.
2. The percentage of occupancy is 3.24%
3. Both paragraphs 2.07 Real Estate Tax Adjustment and 2.09 Operating Cost Adjustment remains in full force per the lease.

This Lease Amendment contains {x} 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: Cecil Truitt
Title: Manager
Entity Name: Lee Business Center, LLC
Date: 8/6/15

FOR THE GOVERNMENT:

Signature: _____
Name: _____
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 9/8/15

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: Peter McCabe
Title: Director of Asset Management
Date: 8/6/15