

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 5	TO LEASE NO. GS-10B-07170	DATE 7/27/2011	PAGE 1 of 2
ADDRESS OF PREMISES 300 Fifth Avenue, Seattle, WA 98104		BUILDING NO.: WA79562 am	

THIS AGREEMENT, made and entered into this date by and between YESLER INVESTMENT COMPANY, LLC

whose address is 1000 SECOND AVENUE, SUITE 1800
SEATTLE, WA 98104-1046

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 provide Notice to Proceed for Tenant Improvements.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease, applicable to Block A/Department of Labor, is amended effective June 16, 2011 as follows:

Block A/

I. In separate correspondence dated May 6, 2011 and June 2, 2011, the Government issued Limited Notices to Proceed in the amounts of \$419,200.00 and \$534,800.00 respectively, for long lead construction items. This SLA represents your Final Notice to Proceed (NTP) with construction of the TIs not to exceed the amount of \$2,745,895.81, for the total cost of Tenant Improvements in the amount of \$3,699,895.81. The amount of \$3,388,516.50 will be amortized over the firm term of the lease. The Government hereby orders the balance of \$311,379.31 to be paid via lump sum. Completion of construction shall be no later than Friday, September 30, 2011.

II. Upon completion, inspection, and acceptance of the space, the Government shall reimburse the Lessor in a lump sum payment in the amount of \$311,379.31. Payment shall be made within 30 days after receipt of an invoice and the above stated completion and acceptance requirements.


The original invoice must be submitted directly to the GSA Finance Office at the following address:
General Services Administration
FTS and PBS Payment Division (7BCP)
P.O. Box 17181
Fort Worth, TX 76102-0181

Or online at: www.finance.gsa.gov

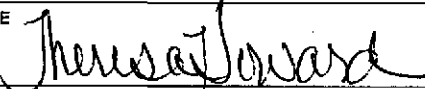
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IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

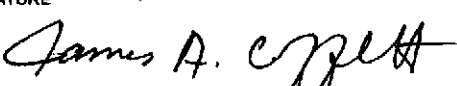
LESSOR - YESLER INVESTMENT COMPANY, LLC

SIGNATURE 	NAME OF SIGNER Martin Selig
ADDRESS 1000 2nd Avenue, Ste. 1800, Seattle, WA 98104-1046	

IN PRESENCE OF

SIGNATURE 	NAME OF SIGNER Theresa Howard
ADDRESS 1000 2nd Ave #1800 Seattle WA	

UNITED STATES OF AMERICA

SIGNATURE 	NAME OF SIGNER JAMES A. COFFELT
	OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER

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

General Services Administration
Attn: Terria Heinlein
PBS, 10PRA
400 15th Street SW
Auburn, WA 98001
terria.heinlein@gsa.gov

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 # PS0020629

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

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

All other terms and conditions remain in full force and effect.

INITIALS: _____ LESSOR  GOVT

INITIALS: _____ LESSOR  GOVT