

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO.1

TO LEASE NO. GS-07B-17047

Northpark Corporate II, 103 Northpark Boulevard, Covington, LA 70433

THIS AGREEMENT, made and entered into this date by and between Northpark Corporate II, L.L.C.
whose address is 109 Northpark Boulevard, Covington, LA 70433

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 the considerations hereinafter mentioned covenant and agree that the said Lease is amended,
effective August 21, 2012, as follows:

To amend the lease term on page one of L202:

To have and to hold the said premises with their appurtenances for the term beginning August 21, 2012 and continuing through August 20,
2022.

Paragraph 1.03A RENT AND OTHER CONSIDERATION (SUPERSEDING) (SEPT2011) of the subject lease is hereby deleted and
replaced with the following:

A. The Government shall pay the Lessor annual rent, payable monthly in arrears, at the following rates:

	Years 1 through 5	Years 6 through 10
	Annual Rent	Annual Rent
Shell Rent	\$104,962.08	\$104,962.08
Tenant Improvements rent ¹	\$ 12,716.43	\$ 0.00
Operating Costs	\$ 29,834.00	\$ 36,991.28
Building Specific Security	\$ 0.00	\$ 0.00
Total Annual Rent	\$147,512.51	\$141,953.36

¹The Tenant Improvements of \$54,160.00 are amortized at a rate of 6.50% percent per annum over 5 years.

Paragraph 7.01 ADDITIONAL IMPROVEMENTS of the subject lease is hereby amended to include the following:

- Door 15 of the Training Room, depicted on Page 1 of Exhibit A, is not removed and remains in place at no additional cost to the Government.
- The [redacted] Security Contractor will utilize the space's existing [redacted] by installing an [redacted] in the [redacted] Room and an [redacted]. The improvements will be tied into the current [redacted] at no additional cost to the Government.
- Remove the Evidence Room's existing VCT tile to install new VCT tile that matches the VCT tile in the Training Room at no additional cost to the Government.
- Install VCT tile in Agent Office #4. Agent Office #4 is depicted on Page 1 of Exhibit A at no additional cost to the Government.

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 By Stirling Development II,
L.L.C., its Manager
Signature: [Signature]
Name: Gerald E. Songy
Title: Manager
Entity Name: Stirling Development II, L.L.C.
Date: September 12, 2012

FOR THE GOVERNMENT:

Signature: [Signature]
Name: GARRETT GARNON
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: 9/13/12

WITNESSED FOR THE LESSOR BY:

Signature: [Signature]
Name: Nancy B. Stallings
Title: Paralegal
Date: September 12, 2012