

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT NO.
55

DATE:

9/7/11

GS-08P-13980

ADDRESS OF PREMISES 1595 Wynkoop
Denver, Colorado 80202

THIS AGREEMENT, made and entered into this date by and between: DENVER EPA OC, LLC
c/o AllCapital/GPT Properties, LLC
whose address is 13625 California Street, Suite 310
Omaha, Nebraska 68154

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 incorporate a new Paragraph 82 that covers the cost of composting for the 2nd year.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said

This Lease is amended August 26, 2011 as follows:

Paragraph 82 is hereby incorporated into the lease:

"82 The Lessor hereby agrees to provide all necessary labor and materials as required to perform composting services per the attached spreadsheet. The Lessor and Government have agreed that the frequency of interior Atrium cleaning will be reduced to one (1) time per year which will provide a credit to the government in the amount of [REDACTED]. This credit will be used to defer the cost of the composting program. An itemized spreadsheet is attached to and made part of this Supplemental Lease Agreement. Upon completion of said work, to the reasonable satisfaction of the Government, not to be unreasonably withheld, the government hereto agrees to pay the Lessor the lump sum amount of [REDACTED].

Reimbursement to the Lessor will be made upon completion of the work, inspection and acceptance of the work by the GSA Contracting Officer and upon receipt of an itemized invoice from the Lessor. Approval by the GSA Contracting Officer shall occur within ten (10) business days of completion of the work. In no event shall the Government make payment prior to the completion of said work.

The vendor receiving payment shall issue the invoice. Additionally the invoice shall include a unique invoice number and cite the following PDN number PS0021348. Invoices submitted without the PDN are immediately returned to the Vendor. Invoices shall be submitted to the Greater Southwestern Finance Center (with a copy to the Contracting Officer) electronically on the Finance Website at www.finance.gsa.gov. Vendors who are unable to process the invoices electronically, may mail the invoices to the following address: GSA, Greater Southwest Finance Center (7BCP), P.O. Box 17181, Fort Worth, Texas 76102."

ALL OTHER CONDITIONS REMAIN IN EFFECT

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

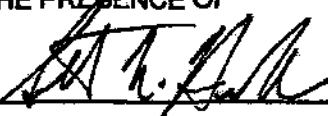
LESSOR, DENVER EPA OC, LLC

By 
(Signature)

Director - Asset Management

(Title)

IN THE PRESENCE OF




(Signature)

13625 California St, Ste 310
Omaha, NE 68154

(Address)

UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION, PUBLIC BUILDINGS SERVICE, REAL ESTATE DIVISION

By 
Officer

Contracting

Sandra Rowlin