

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-09B-03071
LEASE AMENDMENT	
ADDRESS OF PREMISES 353 W. MIDDLE VERDE ROAD CAMP VERDE, AZ 86322	PDN Number: N/A

THIS AMENDMENT is made and entered into between
YAVAPAI-APACHE NATION
whose address is: 2400 W. DATSI
CAMP VERDE, AZ 86322

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 beneficial occupancy and attach a schedule of tenant improvements to be completed by the Lessor.

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 by the Government** as follows:

Paragraph entitled LEASE TERM on page 1 of GS-09B-03071 is deleted and replaced as follows:

"To Have and to Hold the said Premises with their appurtenances for the term beginning on April 6, 2013 through April 5, 2023.

10 Years, 5 Years Firm,

Subject to termination and renewal rights as may be hereinafter set forth, to be used for such purposes as determined by GSA. The commencement date of this Lease, along with any applicable termination and renewal rights, shall more specifically be set forth in a Lease Amendment upon substantial completion and acceptance of the space by the Government.


The Government may terminate this Lease, in whole or in part, at any time, effective April 5, 2018, by providing not less than sixty (60) 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."

Continued on Exhibit "A" hereby attached to Lease Amendment 1


This Lease Amendment contains 2 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: Davis Koval
Title: Chairman
Entity Name: Yavapai Apache Nation
Date: 4-4-13

FOR THE GOVERNMENT:

Signature: 
Name: Justin Costello
Title: Lease Contracting Officer
GSA, Public Buildings Service, _____
Date: 4/10/13

WITNESSED FOR THE LESSOR BY:

Signature: 
Name: Karla Keim
Title: Council Secretary
Date: 4-4-13