

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>  <b>LEASE AMENDMENT</b>	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-09P-LAZ03208
ADDRESS OF PREMISES: 625 E. White Mountain Boulevard, Suite C Pinetop, AZ 85935	PDN Number: N/A

**THIS AMENDMENT** is made and entered into between

Martinez Investment LLC

whose address is: 625 E. White Mountain Boulevard, Suite F  
Pinetop, AZ 85935-3130

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.

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:

- A. Painting, per the specifications in paragraph 5.07 of U.S Government Lease #GS-09P-LAZ03208 (the "Lease"), must be completed at the same time as the upcoming alterations or by January 1, 2016, whichever is sooner. Notwithstanding anything to the contrary contained herein, painting finish selections are subject to the requirements in paragraph 5.02 of the Lease.
- B. New carpeting, per the specifications in paragraph 5.08 of the Lease, must be installed at the same time as the upcoming alterations or by January 1, 2016, whichever is sooner. Notwithstanding anything to the contrary contained herein, carpeting finish selections are subject to the requirements in paragraph 5.02 of the Lease.

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: \_\_\_\_\_  
Title: \_\_\_\_\_  
Entity Name: \_\_\_\_\_  
Date: \_\_\_\_\_

**FOR THE GOVERNMENT:**

Signature: \_\_\_\_\_  
Name: RENEE COLLIER  
Title: Lease Contracting Officer  
GSA, Public Buildings Service,  
Date: 8/12/14

**WITNESSED FOR THE LESSOR BY:**

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: FINANCE DIRECTOR  
Date: 8-06-14

**The Paragraph titled “LEASE TERM” of page 1 of the Lease is hereby deleted in its entirety and replaced as follows:**

“To Have and To Hold the said Premises with their appurtenances for the term beginning on August 1, 2014 and ending on July 31, 2024.”

**Paragraph 1.05 titled “ TERMINATION RIGHTS (AUG 2011) of the Lease is hereby deleted in its entirety and replaced as follows:**

“The Government may terminate this lease, in whole or in part, any time on or after July 31, 2019 by providing not less than 90 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.”

**-Remainder of this page is intentionally left blank-**

INITIALS:  &   
LESSOR GOVT