

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No.3
	TO LEASE NO. GS-08P-14841
ADDRESS OF PREMISES 3122 Sterling Circle, Suite 100 Boulder, CO 81301	PDN Number:n/a

THIS AMENDMENT is made and entered into between AWEIDA PROPERTIES, INC.

whose address is: 500 Discovery Parkway, Suite 300, Superior, CO 80027

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 further memorialize the Government's exercise of its option under Section 1.06 of the lease to renew the Lease for one year at the option term, year two rental rate.

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 March 21, 2015, as follows:

LEASE TERM

"To Have and To Hold the said Premises with its appurtenances for the term beginning March 21, 2014 and continuing for a period of 1 Years, 1 Years Firm with [REDACTED] is hereby deleted and replaced with the following:

"To Have and To Hold the said Premises with its appurtenances for the term beginning March 21, 2015 and continuing for a period of 1 Years, 1 Years Firm with [REDACTED]

Paragraph 1.03 is hereby deleted and replaced with the following:

"1.03 RENT AND OTHER CONSIDERATION (SEP 2013)

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

	FIRM TERM	
	ANNUAL RENT	
SHILL RENT	\$335,337.24	
OPERATING COSTS	\$244,999.16	
TOTAL ANNUAL RENT	\$580,336.40	

¹Shill rent calculation:

(Firm Term) \$24,000 per FSI multiplied by 28,568 FSI

(Operating Costs) \$24,000 per FSI multiplied by 28,568 FSI

[Handwritten Signature]
12/3/14

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: PRESIDENT
Entity Name: ALWEIDA PROPERTIES, INC
Date: 12/3/14

FOR THE GOVERNMENT:

Signature: _____
Name: _____
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 2/25/15

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: _____
Title: _____
Date: _____

12/3/14

INITIALS: AD LESSOR & DH GOV'T