

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 4
	TO LEASE NO. GS-04P-LFL60249
ADDRESS OF PREMISES 2027 S. PARSONS AVE, SEFFNER, FL 33584-5207	PDN Number: PS0040781

THIS AMENDMENT is made and entered into between
 RP VALRICO, LLC
 whose address is: 445 BISHOP STREET, SUITE 200
 ATLANTA, GA 30318-4303
 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 issue notice to proceed.

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 of this lease amendment (LA) as follows:

- A. The Government hereby accepts the Lessor's proposal to provide, install, and maintain tenant improvements to the Leased Premises, as agreed to by all parties and in accordance with the Scope of Work (SOW), the approved Construction Drawings, and the Building Specific Security bid dated January 3, 2018.
- B. The total BSAC cost of \$171,489.00 exceeds the BSAC Allowance in the lease of \$44,600.00 by \$126,889.00. Notice to proceed is hereby issued for the above mentioned work, not to exceed the amount of \$126,889.00. This cost shall include all necessary labor, materials, and equipment required to complete the alterations and tenant improvements.
- C. Notice to proceed is also hereby issued for the door security change order in the amount of [REDACTED] This cost shall include all necessary labor, materials, and equipment required to complete the alterations and tenant improvements.
- D. Upon completion, inspection, and GSA's acceptance of the Premises, a properly executed invoice requesting lump sum payment in the amount of \$363,938.47 must be submitted electronically to GSA Finance at www.finance.gsa.gov. The lessor is responsible for visiting the website, applying for a login and password, and following the instructions to submit an invoice electronically. Invoices shall be broken down as follows:

Description of Work	Total	Associated PDN
TI/BSAC overage	\$237,049.47	PS0040781
Door Hardware, STR Rating change, Misc Electrical Work	\$126,889.00	PS0040781
Total	\$363,938.47	

- E. A copy of the invoice must be submitted to the Contracting Officer at the following address: General Services Administration, Attn: Lease Contracting Officer, 7771 W. Oakland Park Blvd, Suite 119, Sunrise, FL 33351-6737.

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: [REDACTED]
 Name: John W. Braswell
 Title: Member
 Entity Name: RP Valrico, LLC
 Date: 3/21/18

FOR THE GOVERNMENT:

Signature: _____
 Name: _____
 Title: Lease Contracting Officer
 GSA, Public Buildings Service,
 Date: _____

WITNESSED FOR THE LESSOR BY:

Signature: [REDACTED]
 Name: Philip Perry
 Title: Member
 Date: 3/21/18

- F. For an invoice to be considered proper, it must:
- a. Be received after acceptance of the work by the General Services Administration
 - b. Include an invoice date, a unique vendor-supplied invoice number, and a GSA supplied PS number
 - c. Indicate the exact payment amount requested
 - d. Specify the payee's name and address
 - e. The payee's name and address must EXACTLY match the Lessor's name and address listed on this Lease Amendment
 - f. Include the Lease contract number, building address, and a description of the work provided, including the price, and quantity of the item(s) delivered.
 - g. Be submitted on company letterhead, or include the signature of the person(s) with whom the Lease contract is made.
- G. The Lessor hereby waives restoration as a result of these improvements. The Lessor shall remain responsible for maintenance, repair, and replacement of all items provided by the Lessor under this Lease as required by the Lease.
- H. All other terms and conditions of the Lease remain in full force and effect.

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INITIALS:


LESSOR

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GOV'T