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|---|------------------------------|
| GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT | LEASE AMENDMENT No. 01 |
| | TO LEASE NO. GS-04P-LFL62692 |
| ADDRESS OF PREMISES 3927 Highway 4 Jay, FL 32565-1752 | PDN Number: |

THIS AMENDMENT is made and entered into between **D&K Holdings of Jay LLC**

whose address is: 5100 Hwy 4, Jay, FL 32565-2326

hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease. .

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 signature of the Contracting Officer as follows:

The purpose of this Lease Amendment (LA) No. 01 is to issue a Notice to Proceed based on Tenant Improvement costs of \$159,717.84, to be amortized in the rent.

Paragraph 1.03 Rent and Other Consideration, Section A. is hereby deleted and replaced as follows:

(See Page 2 of LA01)

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:

FOR THE GOVERNMENT:

Signature: 

Signature: 

Name:

Name: Patricia K. Singleton

Title:

Title: Lease Contracting Officer

Entity Name: D&K Holdings of Jay, LLC

Title: GSA, Public Buildings Service, Leasing Division

Date: 10/15/14

Date: 10-22-2014

WITNESSED FOR THE LESSOR BY:

Signature: 

Name:

Title: Project Manager

Date: 10/15/14

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:

| | YEARS 1-5 | YEARS 6-10 |
|---------------------------------------|---------------------|--------------------|
| | ANNUAL RENT | ANNUAL RENT |
| SHELL RENT ¹ | \$53,731.20 | \$53,731.20 |
| TENANT IMPROVEMENTS RENT ² | \$31,943.57 | \$0.00 |
| OPERATING COSTS ³ | \$31,960.80 | \$31,960.80 |
| PARKING ⁴ | \$0.00 | \$0.00 |
| TOTAL ANNUAL RENT | \$117,635.57 | \$85,692.00 |

¹Shell rent calculation:

(Years 1-10) \$11.60 per RSF multiplied by 4,632 RSF (\$13.00 per ABOA multiplied by 4,132 ABOA)

²The Tenant Improvement Allowance of \$159,717.84 is amortized at a rate of 0 percent per annum over 5 years

(Years 1-5) \$6.90 per RSF multiplied by 4,632 RSF (\$7.73 per ABOA multiplied by 4,132 ABOA)

³Operating Costs rent calculation:

(Years 1-10) \$6.90 per RSF multiplied by 4,632 RSF (\$7.74 per ABOA multiplied by 4,132 ABOA)

⁴Parking costs described under sub-paragraph H below

INITIALS:

LESSOR

GOVT