

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-05P-LIL18792
ADDRESS OF PREMISES 402 West Main Street, Benton IL 62812-1316	PDN Number: N/A

THIS AGREEMENT, made and entered into this date by and between

whose address is: PHT Inc.,
3201 Foxberry Circle
Carbondale, IL 62901-5235

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

WHEREAS, the parties hereto desire to amend the above Lease. Lease Amendment (LA) No.1 is issued to clarify paragraph 1.15, section A and B, and offer an alternative to previously agreed upon Lessor Shell alterations which address security deficiencies/concerns in the building.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective **June 20, 2014** as follows:

- A. In accordance with paragraph 1.15 "Building Improvements," sections A and B, Lessor has agreed to make necessary shell alterations as described in the Lease and in Lease Exhibit H in order to address the security deficiencies/concerns should the Lessor lease out the vacant space (Exhibit A – Space that is not included in this Lease contract) on the 1st floor to a new tenant (such as a non U.S. Government tenant). In exchange for said shell alterations as described in the Lease, the Government has agreed that Non Government tenants and their guests shall not be required to enter the building through the main entrance and be subjected to Government security screening. **Alternatively, the Government agrees that should the Lessor be willing to comply with subjecting his Non-Government tenant and their guests to Government security screening, said alterations shall not be necessary, except to the extent where the Government secured parking area is concerned.** Lessor shall still be responsible for ensuring that the current emergency egress door leading past the [REDACTED] into the Government secured parking area is relocated, as to not allow unauthorized individuals access to Government secured parking area while still complying with local fire, life safety codes. See diagram as depicted on Exhibit H of the Lease.

This Lease Amendment contains 1 page.

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: HARISH THAKKAR
Title: PRES
Entity Name: PHT, Inc.
Date: June 22, 2014

FOR THE GOVERNMENT:

Signature: [REDACTED]
Name: [REDACTED]
Title: Lease Contracting Officer
GSA, Public Buildings Service, 5PSC E
Date: 6-25-2014

WITNESSED FOR THE LESSOR BY:

Signature: [REDACTED]
Name: EDWARD E. SMITH
Title: PROJECT MANAGER
Date: 22 JUNE 2014