

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 32	TO LEASE NO. GS-06P-20039	DATE JUL 23 2009	PAGE 1 of 2
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Meritex Lenexa Executive Park, 17501 W. 98th Street, #31-50, Lenexa, KS 66219

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

Meritex Inc.

whose address is: 17501 W. 98th St. #26-32
Lenexa, KS 66219

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 the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective May 1, 2009, as follows:

This Supplemental Lease Agreement (SLA) Number 32 is issued to reconcile the square footage of space and parking spaces leased under the contract, establish a new base year for operating costs, and establish a new base year cost of services.

1. Effective May 1, 2009, the Government releases 75 parking spaces back to the Lessor to service GSA Lease Number GS-06P-70103. The new total parking spaces occupied by the Government under this lease contract is 185. See *Attachment A-32, Space Calculation Worksheet, for an itemized statement of the space occupied by the government*
2. In accordance with Paragraph 8 of the Lease and Paragraph 7 of SLA Number 20 the Government occupies a total of 681,863 square feet of space and 185 inside structured parking spaces. See *Attachment A-32, Space Calculation Worksheet, for an itemized statement of the space occupied by the government.*

As a result of this reconciliation, the Government agrees to pay the Lessor \$ 2,413,795.02 per annum (\$3.00 for shell and \$0.54 for operating), plus future annual adjustments for operating costs per Miscellaneous Section, Paragraph 3.5 (Operating Costs) and plus adjustments for real estate taxes over base year real estate taxes per Miscellaneous Section, Paragraph 3.4 (Regional Tax Adjustment Clause).

3. Effective May 1, 2009, the new base year cost of services (BCOS) is \$368,206.02 (\$0.54 PRSF) and is subject to annual adjustments as stated in Miscellaneous Section, Paragraph 3.5 (Operating Costs). The new base year for operating adjustments is February 15, 2009. The next adjustment will occur in February 2010.

The new BCOS now includes costs to operate the [redacted] office [redacted] expansion area, [redacted] restrooms and the [redacted] Stack 3 Cloud area. These services were paid outside the terms of this lease to date but are now incorporated as part of the lease agreement in accordance with Paragraph 7.6 – Janitorial Services of the contract.

All other terms and conditions of the Lease shall remain in full force and affect.

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSOR

SIGNATURE By [redacted]	NAME OF SIGNER Thomas F. Hotovec, Chief Financial Officer
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ADDRESS 24 University Ave NE, #200, Minneapolis, MN 55413	
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IN [redacted]	NAME OF SIGNER Keith W. Baker, V.P. + Secretary
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SIGN [redacted]	UNITED STATES OF AMERICA
	NAME OF SIGNER Christopher J. Bolinger OFFICIAL TITLE OF SIGNER Contracting Officer

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4. Effective February 15, 2013, the rental will increase to \$2,584,260.77 (\$3.25 for shell and \$0.54 for operating) for 681,863 ANSI/BOMA Office Area square feet of office and warehouse space plus annual adjustments for operating costs per Miscellaneous Section, Paragraph 3.5 (Operating Costs) and annual adjustments for increases in real estate taxes per Miscellaneous Section, Paragraph 3.4 (Regional Tax Adjustment Clause).

 5. A one-time rental adjustment for overpayment of previous rental associated with the incorrect square footage, withholding \$42,748.32, will be processed by the Government as a result of this reconciliation.

A handwritten signature in black ink, appearing to be 'TAC' with a flourish, located in the bottom left corner of the page.