

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDING SERVICES SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 1	DATE 12/20/11
	TO LEASE NO. GS-03B-09618	

ADDRESS OF PREMISE 2400 Broening Highway Baltimore, Maryland 21224-6658	PDN NO: PS0022334
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THIS AGREEMENT, made and entered into this date by and between

Pointe Breeze, LLC

whose address is 2200 Broening Highway, #255
Baltimore, Maryland 21224-6646

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 **order tenant improvements which exceed the tenant improvement allowance.**

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective December 13, 2011, as follows:


- A. In separate correspondence dated December 13, 2011 the Government has issued a Notice to Proceed for Tenant Improvements in the amount of \$188,791.12. The total costs amortized into the rental rate for tenant improvements are \$118,521.00. The remaining portion of the Tenant Improvements will be paid via a one-time lump sum payment in the amount of \$70,270.12.
- B. The Government shall reimburse the Lessor in a lump sum payment in the amount of \$70,270.12, upon receipt of an original invoice after completion, inspection, and acceptance of the space by the Contracting Officer.

The lessor hereby waives restoration as a result of all improvements.

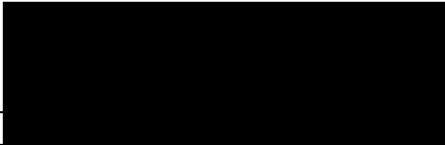
All other terms and conditions of the lease shall remain in force and effect.

(Continued onto page 2)

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR BY  (Signature)	VICE PRESIDENT _____ (Title)
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IN THE  (Signature)	2200 BROENING HWY SUITE 255 BALTIMORE MD 21224 _____ (Address)
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UNITED STATES OF AMERICA BY  _____ (Official Title)	Contracting Officer _____ (Official Title)
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Initials: MR Lessor NR Government