

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT 3

TO LEASE NO. **GS-05B-18671**
PS# **0024850**

ADDRESS OF PREMISES **1329 S. Division Street
Traverse City, MI 49684-4427**

THIS AGREEMENT, made and entered into this date by and between 2JS Development, LLC
whose address is **125 Park Street, Suite 475
Traverse City, Mi 49684**

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 October 3, 2012, as follows:

This Lease Amendment No. 3 is issued to memorialize the initial construction tenant improvement change orders costs, the cost of installation of the security system, and how to claim reimbursement for all of those costs and the tenant improvement overage costs stated on Lease Amendment No. 2.

Paragraph 22 is added to the Lease:

22. The Government agrees to pay the Lessor a lump sum payment in the amount of **\$ 36,295.92** that includes \$6,561.92 for initial tenant improvement construction overage costs that will not be amortized in the monthly rental payments, [REDACTED] for security system installation, and \$6,238 for change orders listed below. These costs include profit, overhead, and installation:

Initial Tenant Improvement Cost Overage per Notice to Proceed letter dated 8/22/2012.....	\$ 6,561.92
Security System Installation approved 10/4/2012	[REDACTED]
Change Order #1 approved 10/11/2012 for door seals	[REDACTED]
Change Order #2 approved 10/22/2012 for bathroom accessories.....	[REDACTED]
Change Order #3 approved 10/30/2012 for [REDACTED] wall covering	[REDACTED]
Lump sum due \$36,295.92	

The Lessor waives any right to future payment for the initial construction costs except for the \$36,295.92 as stated above and the \$364,664.08 amortized in the rent. Submit your invoice directly to: GSA Greater Southwest Finance Center (7BCP), P.O. Box 17181, Fort Worth, Texas, 76102 or to the GSA Finance Website at www.finance.gsa.gov. **Your invoice must include an invoice number, this lease number, and the following Pegasus Document Number: PS# 0024850.**

All other terms and conditions of the Lease shall remain in force and effect. [REDACTED]

IN WITNESS WHEREOF, the parties subscribed their names as of the below:

FOR THE LESSOR
Signature: [REDACTED]
Name: GERALD A SALAZAR
Title: M. Member
Entity Name: 2JS, LLC
Date: NOV. 6, 2012

FOR THE GOVERNMENT
Signature: [REDACTED]
Name: ALLAN BRONHOLM
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: 1-28-13

WITNESSED FOR THE LESSOR BY
Signature: [REDACTED]
Name: LALISA SIKI
Title: Admin. Asst.
Date: 11-6-12