

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. <u> 4 </u>
	TO LEASE NO. GS-04B-62312
ADDRESS OF PREMISES 1633 JOHN SMALL AVENUE WASHINGTON, NC 27889-8032	PDN Number:

THIS AGREEMENT, made and entered into this date by and between The Paradigm Development Group, LLC whose address is: 315 West Main Street Williamston, NC 27892-2317

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

WHEREAS, the parties hereto desire to amend the above Lease by issuing Notice to Proceed on Change Order 1.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective, upon Government execution, as follows:

The purpose of this Lease Agreement (LA) Two (2) is to provide Notice to Proceed on Change Order One

NOTICE TO PROCEED FOR CHANGE ORDERS

The Government has determined that the Lessor's Change Order 1, proposal dated August 14, 2013 and hereby attached, as Exhibit A, to this Lease Amendment in the total amount of \$21,915.00 is fair and reasonable. Upon full execution and delivery of this Lease Agreement (LA) the Lessor can consider this as a Notice to Proceed with the construction of change order 1 in the amount not to exceed \$21,915.00 which is more than the tenant improvement allowance.

The TIA amount is a total of \$223,845.00 per the lease. A NTP was issued per LA #3 for a total of \$211,308.06. Due to the BSS costs not being utilized, a credit was issued for \$4,800.00. With the approval of CO1, the total amount which exceeds the TIA is

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



Signature: _____
Name: _____
Title: Mgr Member
Entity Name: Paradigm Development Group LLC
Date: Sept 6, 2013

FOR THE GOVERNMENT



Signature: _____
Name: HEATHER DRISKELL
Title: Lease Contracting Officer
GSA, Public Buildings Service, 4PR1D
Date: 9/13/2013

WITNESSED FOR THE LESSOR BY:



Signature: _____
Name: ALTR. CHESSON
Title: MEMBER MANAGER
Date: SEPTEMBER 17, 2013

of \$4,578.06.

Of this amount, \$4,578.06 will be paid in a one-time lump sum payment to the Lessor upon completion, inspection, and acceptance of the work and receipt of an invoice for the work by the Lease Contracting Officer or designated representative.

Regarding the lump sum payment of \$4,578.06, please follow these instructions:

Create and include a unique invoice number on the invoice submitted for payment.

The billing vendor's name and address must match the name and address of the payee on the Government lease document.

Please cite PS Number PS 0027294 on your invoice and submit your invoice directly to the Greater Southwest Finance Center with a copy to the Contracting Officer. Invoices submitted to Finance without the PS number are immediately returned to the vendor or lessor.

Please submit invoices electronically on the Finance Website at www.finance.gsa.gov. Vendors or lessors who are unable to process the invoices electronically, may mail the invoices to the following address:

GSA, Greater Southwest Finance Center (7BCP)
PO Box 17181
Fort Worth, TX 76102

Any additional expenditures must be approved by the Lease Contracting Officer in writing.

Should [REDACTED] request changes, these changes must be documented, estimates received, and the change order approved in writing by the GSA Lease Contracting Officer before the change can be made since additional funds will be required from [REDACTED] before proceeding. The Lessor will not get reimbursed for any change orders not approved by the Lease Contracting Officer in writing.

All work must be completed in accordance to the lease. Any additional work must be authorized in writing by the Contracting Officer.

INITIALS:


LESSOR

&


GOVT