

**GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT**

SUPPLEMENTAL AGREEMENT
NO. 10

DATE
DEC 11 2003

TO LEASE NO. **GS-02B-23096**

ADDRESS OF PREMISES: 11 Center Place
Newark, NJ 07102

THIS AGREEMENT, made and entered into this date by and between Claremont Newark LLC, a New Jersey Limited Liability Company whose address is c/o Brewran Group, 1144 Zerega Avenue, Castle Hill, NY 10462

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

WHEREAS, the Government has requested certain alterations as more particularly set forth on the attachment labeled Invoice No. 0023; and

Whereas, the Lessor has agreed to perform the requested work; and

Whereas, the parties have agreed that the Government shall pay the Lessor in a one-time lump sum payment of [REDACTED] upon substantial completion of the alterations by the Lessor and acceptance by the Government.

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

- 1) The Lessor shall perform the installation of four (4) [REDACTED] as set forth on the attachment labeled "Invoice No. 0023".

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

[REDACTED] as of the above date.

MEMBER

(Title)

[REDACTED]
(Address)

[REDACTED] S ADMINISTRATION

Contracting Officer

(Official Title)

2) The parties agree that notwithstanding anything contained in the aforesaid attachments to the contrary, the foregoing work shall be performed by the Lessor at a cost to the Government of [REDACTED]

3) That upon substantial completion of the Lessor's work, acceptance thereof by the Government and submission of a bill in proper form, the Government shall pay the lessor in a one time lump sum payment, the sum [REDACTED]. The Lessor agrees that the invoice shall be on the same letterhead as the payee named in this lease, that it shall contain a reference to PDN# PA0004225 and that the original invoice shall be sent to:

General Services Administration
Finance Division
819 /Taylor Street
Fort Worth, TX 76102-0181

The Lessor agrees that a copy of the invoice shall be simultaneously sent to the Contracting Officer.

INITIALS _____
LESSOR GOVERNMENT