

**SUPPLEMENTAL LEASE AGREEMENT**

SUPPLEMENTAL LEASE AGREEMENT NO. <b>1</b>	TO LEASE NO. <b>GS-07B-16965</b>	DATE <b>8/20/12</b>	PAGE <b>1 of 1</b>
ADDRESS OF PREMISES <b>2460 S. Locust, Suite G, Las Cruces, NM 88001-5797</b>			

THIS AGREEMENT, made and entered into this date by and between **Greco Rentals Commercial, LLC** whose address is

1001 E. University Ave  
Suite G  
Las Cruces, NM 88001-6629

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

WHEREAS, the parties hereto desire to amend the above Lease dated February 23, 2012.

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 supplemental lease agreement 1 is to establish occupancy and rent commencement for the project.**

**Page 1 is amended as follows. The following paragraph is deleted in its entirety and replaced with the following:**

The Lessor hereby leases to the Government the Premises described herein, being all or a portion of the Property located at **Territorial Village**

**2460 S. Locust, Suite G  
Las Cruces, NM 88001-5797**

and more fully described in Section 1 and Exhibit A, together with rights to the use of parking and other areas as set forth herein. To Have and To Hold the said Premises with their appurtenances for the term beginning on September 1, 2012 and continuing for a period of

**Ten (10) Years, Five (5) Years Firm,**

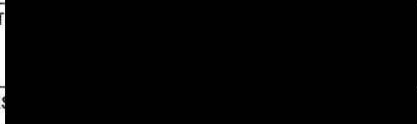

subject to termination and renewal rights as may be hereinafter set forth, to be used for such purposes as determined by the General Services Administration.

The remaining tenant improvement work consisting of the installation of the shades is to be completed within 30 days of the execution of the lease term.


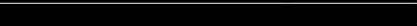
(Continued on Page 2)

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

**LESSOR**

SIGNATURE 	NAME OF SIGNER <b>Toni Carrizal</b>
ADDRESS 	

**IN PRESENCE OF**

SIGNATURE 	NAME OF SIGNER <b>Debbie Carbajal</b>
ADDRESS 	

**UNITED STATES OF AMERICA**

SIGNATURE 	NAME OF SIGNER <b>Garthet Gordon</b>
	OFFICIAL TITLE OF SIGNER <b>C.O.</b>

Paragraph 1.03 A is hereby deleted in its entirety and replaced with the following:

1.03 RENT AND OTHER CONSIDERATION—SUCCEEDING (APR 2011)

A. The Government shall pay the Lessor annual rent payable monthly in arrears at the following rates:

	SEPTEMBER 1, 2012 – AUGUST 31, 2017	SEPTEMBER 1, 2017 – AUGUST 31, 2022
	ANNUAL RENT	ANNUAL RENT
SHELL RENTAL RATE	\$13,440.00	\$15,200.00
TENANT IMPROVEMENTS RENTAL RATE*	\$0.00	\$0.00
OPERATING COSTS	\$8,314.00	\$8,314.00
BUILDING SPECIFIC SECURITY COSTS	\$0.00	\$0.00
FULL SERVICE RATE	\$21,754.00	\$23,514.00

\*The Tenant Improvements Allowance is amortized at a rate of N/A percent per annum for N/A years.

The remaining tenant improvement work consisting of the installation of the shades is to be completed within 30 days of the execution of this lease.

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

INITIALS:  LESSOR  
GOVT