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| GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE | LEASE AMENDMENT No. 2 |
| LEASE AMENDMENT | TO LEASE NO GS-07B-17176 |
| ADDRESS OF PREMISES 2945 Rndeo Drive Santa Fe, NM 87505 6312 | PDN Number PS0027902 |

THIS AMENDMENT is made and entered into between 86th STREET ASSOCIATES, LLC c/o PHASE ONE REALTY, INC

whose address is: 2011 Botolph Road
Santa Fe, NM 87505-4777

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

WHEREAS, the parties hereto desire to amend the above Lease. The purpose of this Lease Amendment is to

- 1) Revise the Acceptance of Space and Certificate of Occupancy provisions in the lease
- 2) Reflect the acceptance of the space and establish the lease term and rent commencement date.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective January 1, 2014 as follows:

1. Paragraph 16 of the GSA Form 3517B (Rev 6/12), entitled Acceptance of Space and Certificate of Occupancy (JAN 2011) is revised as follow:


"At least (10) working days prior to the completion of the Space, the Lessor shall issue written notice to the Government to schedule an inspection for the acceptance of the space. The Government shall accept the Space only if: 1) it is determined the space meets an acceptable level of safety; 2) the Space may be used by the Government for its intended purpose; and, 3) the completion of any remaining work will not unreasonably interfere with the Government's enjoyment of the space.

This Lease Amendment contains 2 pages.

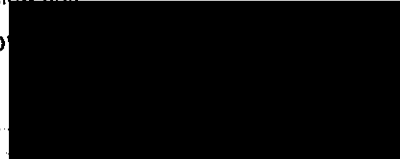
All other terms and conditions of the lease shall remain in force and effect.
IN WITNESS WHEREOF, the parties subscribed their names as of the below date

FOR THE LESSOR:

86th STREET ASSOCIATES, LLC
c/o

Signature: 
Name: [Redacted]
Title: [Redacted]
Entity Name: 86th Street Associates, LLC
Date: 6.2.14

FOR THE GO

Signature: 
Name: [Redacted]
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 2/10/14

WITNES

Signature: 
Name: [Redacted]
Title: [Redacted]
Date: 2.6.14

Acceptance shall be final and binding upon the Government with the exception of any items identified on a punch list generated as a result of the inspection, concealed conditions, latent defects, or fraud, but shall not relieve the Lessor of any other Lease requirements."


2. The Government accepts the space and the Lease Term is revised as follows:

"To Have and To Hold the said Premises with their appurtenances for the term beginning January 1, 2014 and continuing through December 31, ~~2024~~, subject to termination and renewal rights as may be hereinafter set forth."

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- 1) All other terms and conditions of the lease shall remain in full force and effect.

INITIALS


LESSOR

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