



Supplemental Lease Agreement
Number 1

Lease Number: GS-09B-02743 Date: 3/19/2012

2715 Argent Avenue, Elko NV 89801-8439

THIS AGREEMENT made and entered into this date by and between GATEWAY CENTER ONE, LLC.

whose address is: 2715 Argent Avenue, Elko NV 89801-8439

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

WHEREAS, the parties hereto desire to amend the above lease to issue a Notice to Proceed; incorporate and order Tenant Improvements which exceed the tenant improvement allowance; and provide for Lump Sum Payment of the tenant improvement costs which exceed the tenant improvement allowance.

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

Paragraphs 20, 21 and 22 are hereby added:

"20. NOTICE TO PROCEED

Notice to Proceed is hereby issued for the construction of Tenant Improvements, as identified herein, at a total cost not to exceed \$159,309.77 inclusive of all management and architectural fees, as identified in the attached sheet numbers 2 through 5."

"21. Pursuant to paragraph 18, the total cost for Tenant Improvements in the amount of \$159,309.77 exceeds the tenant improvement allowance by \$44,559.77. Upon completion, inspection, and acceptance of the space, the Government shall reimburse the Lessor in a lump sum payment in the amount of \$44,559.77 pursuant to Paragraph 22, herein. The Lessor hereby waives restoration as a result of all improvements."

Continued on Sheet 1

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

Lessor, GATEWAY CENTER ONE, LLC.

By [Redacted Signature] (Signature)

OWNER/MGR. (Title)

[Redacted Address]

1074 W 10600 S. (Address)

Administration, Public Buildings Service.

[Redacted Signature]

CONTRACTING OFFICER (Official Title)

