

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 1	TO LEASE NO. GS-04B-61001	DATE 5/11/2012	PAGE 1 of 2
ADDRESS OF PREMISES 230 Village Green Boulevard, Aiken, SC			

THIS AGREEMENT, made and entered into this date by and between Village Design Center LLC

whose address is 1419 Silver Bluff Road
Aiken, SC 29803

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

WHEREAS, the parties hereto desire to amend the above Lease contract as indicated below.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective January 27, 2012, as follows:

This Supplemental Lease Agreement (SLA) No. 1 has been prepared to issue acceptance and Notice to Proceed of the Lessor's proposals, indicated in Exhibit "A" attached to this SLA, in the total amount of **\$217,962.60**, for the Tenant Improvements (TI) in accordance with the Lease Contract, Approved Design Intent Drawing (DID)'s and the [REDACTED] Specific Requirements pages 1 thru 42. The IGE's have been received and the cost has been determined to be fair and reasonable.

Payment will be due only for items which are listed in the Scope of Work, Exhibit "A" attached to this SLA or requested in writing by the Contracting Officer."

The Lessor will be issued a lump sum payment upon completion, inspection and acceptance of the Scope of Work by the Government. Payment is predicated on receipt of this signed SLA and a certified invoice at the time of work completion. All invoices shall be sent to: U. S. General Services Administration, Finance Division – 7BCP, 819 Taylor Street, Fort Worth, Texas 76102-0181. The Payment Document Code Nos. are PS 0023937 in the amount **\$125,074.58** must be included with payment submittals. Upon said payment, all removable non-structural fixtures shall become the property of the Government and may be changed, relocated and/or removed from the leased premises by the Government."

The Lessor hereby waives of restoration for all areas affected by this alteration.

Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of this Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.

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

LESSOR	
[REDACTED]	NAME OF SIGNER W. Kent Baldwin
ADDRESS 230 Village Green Blvd, Aiken SC 29803	
PRESENCE OF	
[REDACTED]	NAME OF SIGNER PATRICK CUNNING
UNITED STATES OF AMERICA	
[REDACTED]	NAME OF SIGNER ROBERT E. SCOTT
[REDACTED]	OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER