

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT

DATE: 7/10/2008

NO. 14

(DATE WHEN GSA SIGNS)

TO LEASE NO. GS-07B-14933

ADDRESS OF PREMISES: J. Gordon Shanklin Building for the
One Justice Way
Dallas, TX 75220

THIS AGREEMENT, made and entered into this date by and between: Cowperwood Dallas I, L.P.

whose address is: Cowperwood Dallas I, L.P.
245 Commerce Green Blvd., Suite 140
Sugar Land, TX 77478

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

WHEREAS, the parties hereto desire to amend the above Lease.

NOW THEREFORE, these parties for the consideration hereinafter mentioned covenant and agree that the said Lease is amended, effective, upon execution by the Government, as follows:

The purpose of this Supplemental Lease Agreement (SLA) No. 14 is as follows:

- 1) Credit due to the Government for the change in the Scope of Work of Phase 2 for the renovation work on the fifth (5th) floor as shown in Exhibit A (Pages 1-4 of 7) for:
 - a. Electrical in the amount of [REDACTED] as shown in Exhibit A, Pg 2 of 7.
 - b. Delete 30 lf of glass wall in CP COM room in the amount of [REDACTED] as shown in Exhibit A, Pgs 3-4 of 7.
- 2) Additional work to Phase 2 for the following add-ons:
 - a. Install 310 lf of wood base trim in (5) ASAC offices in the amount of [REDACTED] as shown in Exhibit A, Pg 5 of 7.
 - b. Move (2) walls on 5th floor TPD area in the amount of [REDACTED] as shown in Exhibit A, Pgs 6-7 of 7.

It is mutually agreed between the parties that the Lessor shall furnish all labor, materials and equipment required to modify said space. The work will be done in three phases. Upon completion, inspection, and acceptance of each phase, the Government shall reimburse the Lessor: Phase 1 (already completed) in the amount of \$56,890.02; Phase 2 in the revised amount of \$129,917.04; and for Phase 3 in the amount of \$16,633.77, for a total of \$203,440.83. Payment will be made 30 days after acceptance by a Government Contracting Officer and receipt of a correct invoice.

An original invoice for each phase must be submitted directly to the GSA Finance Office electronically on the finance website at www.finance.gsa.gov. If you are unable to process the invoices electronically, you may mail the original invoice to the following address:

GSA, Greater Southwest Finance Center (7BCP)
PO Box 17181
Fort Worth, TX 76102

(CONTINUED ON PAGE 2 ATTACHED HERETO AND MADE PART OF SLA NO.14 TO LEASE GS-07B-14933)

A copy of the invoice must be provided to the Contracting Officer at the following address:

General Services Administration
Attn: Jeff Seria, Senior Realty Specialist, COTR
1100 Commerce Street, Suite 720
Dallas, TX 75242-1043

A proper invoice must include the following:

- (1) invoice date
- (2) Name of the Lessor as shown on the Lease
- (3) Lease Contract Number, building address, description, price, and quantity of the items delivered
- (4) GSA PDN No. PS0011274
- (5) the invoice must be submitted on company letterhead

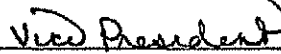
All other terms and conditions of the lease shall remain in force and effect.

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

LESSOR

BY

IN P



(Title)

UNITED STATES OF AMERICA

BY



CONTRACTING OFFICER
GENERAL SERVICES ADMINISTRATION
819 TAYLOR ST, Room 14B
FORT WORTH, TX 76102

VERYL D. GRAHAM

Typed Name and Official Title)

