

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT NO. 4	DATE 4-22-11
	TO LEASE NO. GS-07B-16714	

ADDRESS OF PREMISES: Bellway Lakes Building Phase I, 5825 North Sam Houston Parkway West, Houston, TX 77086-1533

THIS AGREEMENT, made and entered into this date by and between RADLER LIMITED PARTNERSHIP,

whose address is: C/O RADLER ENTERPRISES
5825 N SAM HOUSTON PARKWAY WEST, SUITE 100
HOUSTON TX 77086

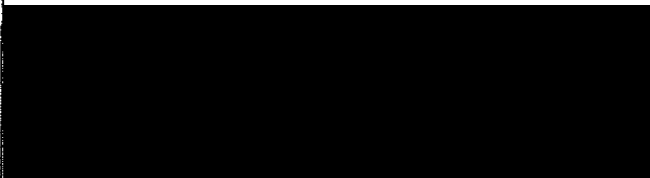
hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto agree to supplement the above Lease.

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


- 1.) Description of additional Tenant Improvements coverage; and
- 2.) Provides for Lessor's management fee; and
- 3.) To provide for the lump-sum payment of the Tenant Improvements; and
- 4.) Provides for a Lessor change of address; and
- 5.) All other terms and conditions are in full force and effect.

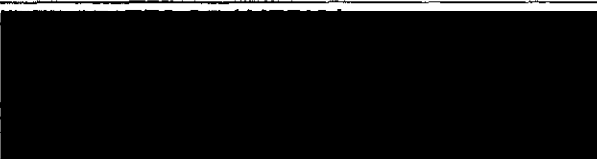
See attached

	names as of the above date.
(Signature)	President (Title)

Michael Radom
(Printed Name)

WITNESSED IN THE PRESENCE OF

	5825 N Sam Houston Pkwy W. #100 (Address)
(Signature)	Houston TX 77086 (City, State, Zip)
Sandra Dyson (Printed Name)	

UN	GENERAL SERVICES ADMINISTRATION 819 TAYLOR ST WORTH, TX 76102 CONTRACTING OFFICER (Official Title)
BY 	

Supplemental Lease Agreement # 4
Beltway Lakes Building Phase I LSE: GS-07B-16714

- 1.) Paragraph 25. The amount of **\$149,970.49** is hereby added to the lump sum payment for tenant improvement overage reimbursement for the approved change orders as follows and attached as "Exhibit A".
 - a. Additional fencing at secured evidence locker - \$ [REDACTED]
 - b. Door sweeps at egress doors - \$ [REDACTED]
 - c. [REDACTED] - \$ [REDACTED]
 - d. Frosted film at communication room - \$ [REDACTED]
 - e. Additional security hardware - \$ [REDACTED]
 - f. Install government furnished cores for locking hardware - \$ [REDACTED]
 - g. Modification of vault gates at secured evidence lockers - \$ [REDACTED]
 - h. Hardware changes for security - \$ [REDACTED]
 - i. Electrical additions - \$ [REDACTED]
 - j. Schindler traveling cable for elevator cab #3 access control - \$ [REDACTED]
 - k. Schindler after hours technician - \$ [REDACTED]
 - l. Access control systems for elevator cab #3 - \$ [REDACTED]
- 2.) Lessor's management fee - \$7,141.45
- 3.) The total cost of the Tenant Improvements (TIs) is \$2,432,515.97. The Lessor and the Government agree that a lump-sum payment for a portion of the total tenant improvement cost shall be made in the amount of \$365,903.29.

The Lessor agrees that the invoice shall be printed on the same letterhead as the named on this lease, shall include the Lease number, building address, and a price and quantity of the items delivered. Invoices shall reference number PS0019152 and shall be sent electronically to the GSA Finance Website at <http://www.finance.gsa.gov/defaultexternal.asp>. Instructions for invoice submission are included on the website. Additional assistance is available from the Finance Customer Service line at 817-978-2408. If the Lessor is unable to process this invoice electronically, and invoice may be mailed to:

- The original invoice 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 invoice electronically you may mail the original invoice to the following address:

GSA, Greater Finance Center
FAS and PBS Payment Division (7BCP)
P O Box 17181
Fort Worth, TX 76102-0181

- A copy of the invoice must be provided to the Contracting Officer's representative at the following address:

Daphne E. Hadley
GSA/PBS
819 Taylor Rm. 5C06
Fort Worth, TX 76102

- 4.) The Lessor's address has changed to 5825 N Sam Houston Pkwy. W, Ste.100, Houston TX 77086
- 5.) All other terms and conditions of the lease shall remain in full force and effect.

Gov't Initials dh

Lessor Initials: mt