

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO. 1

TO LEASE NO. GS-03P-LVA00029

ADDRESS OF PREMISES

North Stafford Center for Business and Technology
50 Tech Parkway
Stafford, Virginia 22556-1818

THIS AGREEMENT, made and entered into this date by and between

REDUS One, LLC

whose address is

301 S. College Street, 4th floor
Charlotte, NC 28202-6000

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 reflect a Change of Ownership/Payee.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective February 1, 2018, as follows:

1. The heading of this lease is amended by deleting the text following "by and between" and up to "and whose interest in the property..." and substituting, in lieu thereof, the following: "REDUS One, LLC, whose address is 301 S. College Street, 4th floor, Charlotte, NC 28202-6000."
2. Lessor shall update any new payee information as per Lease contract section 1.03 (G). Rent shall be paid by Electronic Funds Transfer to an account designated by Lessor.

GSA Form 3518-SAM and Novation Agreement are attached hereto and made a part of this Lease Amendment No. 3.

This LA contains 10 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:

Signature: _____
Name: KYAN SANSAVERA
Title: VICE PRESIDENT
Entity Name: REDUS ONE, LLC
Date: 1/25/18

FOR THE GOVERNMENT:

Signature: _____
Name: JOE BECK
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: 1/31/2018

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: Kamal Patel
Title: Assistant Vice President
Date: 1/25/2018

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**ADDENDUM to the System for Award Management (SAM)
REPRESENTATIONS AND CERTIFICATIONS (Acquisitions
of Leasehold Interests in Real Property)**

Request for Lease
Proposals Number
GS-03P-LVA00029 &
GS-03B-11337

Dated

8/21/2017

Complete appropriate boxes, sign the form, and attach to offer.

The Offeror makes the following additional Representations. NOTE: The "Offeror," as used on this form, is the owner of the property offered, not an individual or agent representing the owner.

**1. ANNUAL REPRESENTATIONS AND CERTIFICATIONS FOR LEASEHOLD ACQUISITIONS
(APR 2015)**

- (a) (1) The North American Industry Classification System (NAICS) code for this acquisition is 531120, unless the real property is self-storage (#531130), land (#531190), or residential (#531110).
- (2) The small business size standard is 38.5 Million in annual average gross revenue of the concern for the last 3 fiscal years.
- (3) The small business size standard for a concern which submits an offer in its own name, other than on a construction or service contract, but which proposes to furnish a product which it did not itself manufacture, is 500 employees.
- (b) The System for Award Management (SAM) is a centrally located, searchable database which assists in the development, maintenance, and provision of sources for future procurements. The Offeror, by signing this addendum, hereby certifies he is registered in SAM.

☒ Registration Active and Copy Attached

**2. 552.203-72 REPRESENTATION BY CORPORATIONS REGARDING AN UNPAID
DELINQUENT FEDERAL TAX LIABILITY OR A FELONY CONVICTION UNDER ANY FEDERAL LAW
(DEVIATION) (OCT 2013)**

- (a) In accordance with Sections 630 and 631 of Division of the Consolidated Appropriations Act, 2012 (Pub. L. 112-74), and Section 101 of the Continuing Appropriations Act, 2014 (Pub. L. 113-16) none of the funds made available by the Continuing Appropriations Act 2014 may be used to enter into a contract action with any corporation that—
- (1) Has any unpaid Federal tax liability that has been assessed, for which all judicial and administrative remedies have been exhausted or have lapsed, and that is not being paid in a timely manner pursuant to an agreement with the authority responsible for collecting the tax liability, where the awarding agency is aware of the unpaid tax liability, unless the agency has considered suspension or debarment of the corporation and made a determination that this further action is not necessary to protect the interests of the Government, or
- (2) Was convicted, or had an officer or agent of such corporation acting on behalf of the corporation convicted of a felony criminal violation under any Federal law within the preceding 24 months, where the awarding agency is aware of the conviction, unless the agency has considered suspension or debarment of the corporation or such officer or agent and made a determination that this action is not necessary to protect the interests of the Government.
- (b) The Contractor represents that—
- (1) It is ☐ is not ☒ a corporation that has any unpaid Federal tax liability that has been assessed, for which all judicial and administrative remedies have been exhausted or


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have lapsed, and that is not being paid in a timely manner pursuant to an agreement with the authority responsible for collecting the tax liability.

- (2) It is ☐ is not ☒ a corporation that was convicted, or had an officer or agent of the corporation acting on behalf of the corporation, convicted of a felony criminal violation under any Federal law within the preceding 24 months.

OFFEROR OR LEGALLY AUTHORIZED REPRESENTATIVE	NAME, ADDRESS (INCLUDING ZIP CODE) RYAN M. SANSAVERA VICE PRESIDENT 301 S. COLLEGE ST MAC DIO53-150 CHARLOTTE, NC 28202 [REDACTED] Signature 	TELEPHONE NUMBER 704-715-8558 8/21/2017 Date
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*** LESSOR'S NINE (9) DIGIT DUNS NUMBER : 078850280

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