

**LEASE AMENDMENT**

LEASE AMENDMENT NO. 6	TO LEASE NO. GS-10B-07293	DATE 7/23/13	PAGE 1 of 2
ADDRESS OF PREMISES 5200 Industrial Way, Ferndale, WA 98248		BUILDING NO.: WA8027	

**THIS AGREEMENT**, made and entered into this date by and between SYB HOLDING CO., INC.

whose address is 1440 ADMIRAL PLACE  
FERNDALE, WASHINGTON 98248-8965

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 order tenant improvements which exceed the Tenant Improvement Allowance (TIA),

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective June 26, 2013, as follows:

I. In a separate document (*Lease Amendment #3*) dated November 12, 2012, the Government issued Notice to Proceed in the amount of \$942,840.77, which exceeded the TIA by \$684,538.86. Then, in a separate document (*Lease Amendment #4*) dated April 30, 2013, the Government ordered Change Order No. 1 in the total amount not to exceed [REDACTED]. Now, the Government hereby orders Change Order No. 2 dated January 16, 2013 for the purpose of changing electrical vendors in the total amount not to exceed [REDACTED]. The Government additionally hereby orders Change Order No. 4 dated June 10, 2013 for the purpose of reinstalling parts of locks on doors 2, 11, 13, 14 and 23 in the total amount not to exceed [REDACTED]. The Government additionally hereby orders Change Order No. 5 dated June 18, 2013 for the purpose of adding additional security items in the total amount not to exceed [REDACTED]. Said amounts of Change Orders 2, 4 and 5 include, but are not limited to, all materials, labor, overhead, profit, applicable sales tax, permitting and A/E fees, and any other costs required to complete the work to the Government's satisfaction. Change Orders No. 2, 4 and 5 are hereby attached as Exhibits "A", "B" and "C", respectively (5 pages).

TIA authorized via LA #3, 11/12/12	\$ 258,301.91	Amortized in Rent
TI overage authorized via LA #3, 11/12/12	[REDACTED]	Lump Sum Payment
Change Order 1 authorized via LA #4, 4/30/13	[REDACTED]	Lump Sum Payment
Change Order 2 authorized via this LA #6	[REDACTED]	Lump Sum Payment
Change Order 4 authorized via this LA #6	[REDACTED]	Lump Sum Payment
Change Order 5 authorized via this LA #6	[REDACTED]	Lump Sum Payment
Total TI Price	\$1,032,569.96	

*Continued on Page 2*

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

**LESSOR**

[REDACTED]	NAME OF SIGNER M. B. Boulos
Address 1440 Admiral Pl. Ferndale, wa 98248	

**IN PRESENCE OF**

[REDACTED]	NAME OF SIGNER Tracy L. Kaus
Address 1440 Admiral Pl. ferndale, WA 98248	

**UNITED STATES OF AMERICA**

[REDACTED]	NAME OF SIGNER TERRIA HEINLEIN
[REDACTED]	OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER

*MBS*

II. Upon completion, inspection, and acceptance of the space, the Government shall reimburse the Lessor in a lump sum payment in the amount of \$55,402.24 (Change Orders No. 2, 4 and 5). Payment shall be made within 30 days after receipt of an invoice and the above stated completion and acceptance requirements.

The original invoice must be submitted directly to the GSA Finance Office at the following address:

General Services Administration  
FTS and PBS Payment Division (7BCP)  
P.O. Box 17181  
Fort Worth, TX 76102-0181

Or online at: [www.finance.gsa.gov](http://www.finance.gsa.gov)

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

General Services Administration  
C/O Ronald Weber, LCO  
400 15<sup>th</sup> Street SW, PBS, 10PRA  
Auburn, WA 98001  
ron.weber@gsa.gov

A proper invoice must include the following:

- Invoice date
- Name of the Lessor as shown on the Lease
- Lease contract number, building address, and a description, price, and quantity of the items delivered
- GSA PDN # PS0025005

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it.

III. The Lessor hereby waives restoration as a result of all improvements.

All other terms and conditions remain in full force and effect.

INITIALS: MLD LESSOR JA GOV'T