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| GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE | LEASE AMENDMENT No. 1 |
| | TO LEASE NO. GS-07B-LLA17510 |
| LEASE AMENDMENT | |
| ADDRESS OF PREMISES: 200 Terminal Drive Lafayette, Louisiana 70508-2159 | PDN Number: N/A |
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THIS AMENDMENT is made and entered into between the **Lafayette Airport Commission** whose address is:

222 Jet Ranger X Drive
Lafayette, Louisiana 70508

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

WHEREAS, the parties hereto desire to amend the above Lease. Purpose of this Lease Amendment is to accept the leased premise as substantially complete.

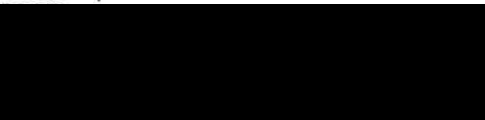
- 1.) To establish the Commencement Date of the lease rental payments; and
- 2.) To establish the square footages of the leased space; and
- 3.) To provide the annual rental amounts; and
- 4.) To establish the Base for the Operating Cost adjustment; and
- 5.) To establish the Common Area Factor; and
- 6.) To provide for the payment of the Tenant Improvements; and
- 7.) All other terms and conditions are in full force and effect.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective January 6, 2015, as follows: See Attached


This Lease Amendment contains 2 pages.

IN WITNESS WHEREOF, the parties subscribed their names as follows:


FOR THE LESSOR

Signature: 
Name: PAUL A. GUILBERT
Title: Chairman
Entity Name: Lafayette Airport Commission
Date: 1/14/16

FOR THE GOVERNMENT

Signature: 
Name: Thomas Bell
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 2.2.16

WITNESSED FOR THE LESSOR

Signature: 
Name: [Redacted]
Title: Executive Director
Date: 1/16/16

- 1.) The Commencement Date of the rental shall be January 14, 2016 and shall expire on October 31, 2020, subject to the termination rights set forth in the lease.
- 2.) The leased premise square footage shall be 1,822 Rentable Square Feet (RSF) yielding 1,822 ANSI/BOMA Office Area (ABOA).
- 3.) The Government shall pay the Lessor annual rent as follows:



From January 14, 2016 through October 31, 2016, the total annual rental shall be \$125,954.86 paid monthly in arrears. The total annual rent consists of annual Shell Rent of \$62,494.60 and Operating Costs of \$63,460.26.

From November 01, 2016 through October 31, 2017, the total annual rental shall be \$132,641.60 paid monthly in arrears. The total annual rent consists of annual Shell Rent of \$69,181.34 and Operating Costs of \$63,460.26.

From November 01, 2017 through October 31, 2018, the total annual rental shall be \$139,674.52 paid monthly in arrears. The total annual rent consists of annual Shell Rent of \$76,214.26 and Operating Costs of \$63,460.26.

From November 01, 2018 through October 31, 2019, the total annual rental shall be \$146,658.25 paid monthly in arrears. The total annual rent consists of annual Shell Rent of \$83,197.99 and Operating Costs of \$63,460.26.

From November 01, 2019 through October 31, 2020, the total annual rental shall be \$153,991.16 paid monthly in arrears. The total annual rent consists of annual Shell Rent of \$90,530.90 and Operating Costs of \$63,460.26.
- 4.) There are no operating cost adjustments.
- 5.) In accordance with the Lease paragraph 1.01 entitled "The Premises", the Common Area Factor shall be 1.0 (1,822 RSF/1,822 ABOA).
- 6.) There are no amortized tenant improvement costs. There is no cost of the Building Specific Security (BSS) in this lease agreement.
- 7.) All other terms and conditions of the lease shall remain in full force and effect.

INITIALS:  & 
LESSOR GOV'T