

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>  <b>LEASE AMENDMENT</b>	LEASE AMENDMENT No. 3
	TO LEASE NO. GS-06P-LMO41028
ADDRESS OF PREMISES 3639 SOUTH AVENUE SPRINGFIELD, MO 65807-5220	PDN Number: NA

**THIS AMENDMENT** is made and entered into between **Kickapoo Corners, LLC**

whose address is: 2921 South National  
Springfield, MO 65804-3633

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

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

The purpose of this Lease Amendment (LA) is to correct payment of the Building Specific Amortized Capital.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended as follows:

- The rent table that appeared in LA 2 is hereby deleted and replaced with the following:

	FIRM TERM OCTOBER 19, 2015-OCTOBER 18, 2020	NON FIRM TERM OCTOBER 19, 2020-OCTOBER 18, 2025
	ANNUAL RENT	ANNUAL RENT
SHELL RENT <sup>1</sup>	\$20,294.52	\$13,353.20
TENANT IMPROVEMENTS RENT <sup>2</sup>	\$ 11,545.68	\$0.00
BUILDING SPECIFIC AMORTIZED CAPITAL <sup>3</sup>	\$1,432.10	\$0.00
OPERATING COSTS <sup>4</sup>	\$ 10,347.40	\$ 10,347.40
<b>TOTAL ANNUAL RENT</b>	<b>\$43,619.70</b>	<b>\$23,700.60</b>

<sup>1</sup>Shell rent calculation:

(Firm Term) \$15.2590355 per RSF multiplied by 1,330 RSF

(Non Firm Term) \$10.04 per RSF multiplied by 1,330 RSF

<sup>2</sup>The Tenant Improvement Allowance of \$48,590.00 is amortized at a rate of 7 percent per annum over 5 years.

<sup>3</sup>The Building Specific Amortized Capital of \$6,027 is amortized at a rate of 7 percent per annum over 5 years.

<sup>4</sup>Operating Costs rent calculation: \$7.78 per RSF multiplied by 1,330 RSF. Operating Costs in the above rental table do not include annual CPI adjustments.

This Lease Amendment contains 1 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: \_\_\_\_\_

Title: \_\_\_\_\_

Entity Name: Kickapoo Corners, LLC

Date: 3-9-16

**FOR THE GOVERNMENT:**

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Title: Lease Contracting Officer

GSA, Public Buildings Service, Real Estate Acquisition Division

Date: 3/14/2016

**WITNESSED FOR THE LESSOR BY:**

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: 3-9-16