

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. <u>_1_</u>
	TO LEASE NO. <u>GS-01P-LNH04947</u>
ADDRESS OF PREMISES <u>20 West Park Street, Lebanon, NH</u>	PDN Number: <u>N/A</u>

THIS AMENDMENT is made and entered into between
20 West Park, LLC

whose address is: **20 West Park Street, Lebanon, NH 03766**
hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

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

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, effective September 3, 2015 as follows:

Per paragraph 4.01 Tenant Improvement work is to be completed within sixty (60) working days of Lease execution. In separate correspondence to Lessor dated August 25, 2015, the Government issued a Notice to Proceed for Tenant Improvements in the amount of \$13,302.50 of which cost and pricing has been submitted and approved by the Government for a do not exceed amount of \$13,302.50.

Rent shall commence effective October 1, 2015 on the shell and operating portion only. As stated in paragraph 1.03 of the Lease, annual rent amounts are as follows:

Shell Rent: \$19,026.56
Operating Costs: \$4,718.28

Upon completion, inspection and acceptance of the Tenant Improvements, the rent will be reconciled retroactively to October 1, 2015 via Lease Amendment and increased annually as stated in paragraph 1.03 of the Lease as follows:

Tenant Improvement Rent: \$3,012.42

This Lease Amendment contains 1 page.

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:

[Redacted Signature]

Signature: _____
Name: _____
Title: MANAGER
Entity Name: 20 WEST PARK, LLC
Date: Sept 11, 2015

FOR THE GOVERNMENT:

[Redacted Signature]

Signature: _____
Name: _____
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 9-11-15

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: LARSEN W. JOHNSON
Title: Senior Personal Banker
Date: 9-11-15