

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No. 3
	TO LEASE NO. GS-04B-60084
LEASE AMENDMENT	
ADDRESS OF PREMISES 1849 PARIS AVENUE PORT ROYAL, SC 29935-1927	PDN Number: N/A

THIS AMENDMENT is made and entered into between Port Royal center Associates L.P.

whose address is: 1706 Ribaut Road
Port Royal SC 29935-1927

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

WHEREAS, the parties hereto desire to amend the above Lease, effective August 15, 2014.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended upon the Government's execution of this Lease Amendment (LA) to issue Notice to Proceed (NTP) for the construction of tenant improvements outlined in the bid dated May 1, 2015 for [REDACTED] at 1849 Paris Ave Port Royal SC (attached hereto).

In accordance with Lease Paragraphs 1.03.C and 1.08, this Notice to Proceed is issued for the NOT-TO-EXCEED amount of \$229,685.55. Upon completion, inspection, and acceptance of the tenant improvements as signified by an executed Lease Amendment, the amount due and owing for such tenant improvements will be paid as back rent, over the firm term

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:

FOR THE GOVERNMENT:

Signature: [REDACTED]
Name: [REDACTED]
Title: [REDACTED]
Entity Name: Port Royal Center Associates
Date: 6/24/15

Signature: [REDACTED]
Name: [REDACTED]
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 6/24/15

WITNESSED

Signature: [REDACTED]
Name: CHRISTOPHER IV. SUTHERLAND
Title: Manager Partner
Date: 6-24-15