

<p align="center">GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</p> <p align="center">SUPPLEMENTAL LEASE AGREEMENT</p>	<p>SUPPLEMENTAL AGREEMENT No. 1</p>	<p>DATE 5/9/11</p>
<p>TO LEASE NO. GS-04B-50119</p>		
<p>ADDRESS OF PREMISES: 1058 Claussen Road, Augusta, GA 30907-0300</p>		
<p>THIS AGREEMENT, made and entered into this date by and between Capital Commercial Holdings. LLC whose address is: 3523 Stratford Court Martinez, GA 30907-8938 hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereafter called the Government:</p> <p>WHEREAS, the parties hereto desire to amend the above Lease.</p> <p>NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that said Lease is hereby amended to modify the scope of the required Tenant Improvements to be provided by the Lessor as part of the Tenant Improvement Allowance as follows:</p>		
<p>Section 8.15 of Solicitation for Offers 9GA2184 is hereby deleted in its entirety and replaced with the following:</p> <p>"DATA DISTRIBUTION (AUG 2008) A. TENANT IMPROVEMENT INFORMATION <i>The Lessor shall be responsible for purchasing and installing data cable meeting Government specifications. The Lessor shall safely conceal data outlets and the associated wiring used to transmit data to workstations shall be in floor ducts, walls, columns, or below access flooring. The Lessor shall provide as part of the Tenant Improvement Allowance outlets, which shall include rings and pull strings to facilitate the installation of the data cable. When cable consists of multiple runs, the Lessor shall provide ladder-type or other acceptable cable trays to prevent Government-provided cable coming into contact with suspended ceilings or sprinkler piping. Cable trays shall form a loop around the perimeter of the Government-demised area such that they are within a 30-foot horizontal distance of any single drop."</i></p> <p>[Continued on Page 2 of 2]</p>		
<p align="center">LESSOR</p>		
<p>SIGNATURE Lessor <i>Hafeez S. Chaudhry</i></p>	<p>NAME OF SIGNER Hafeez Chaudhry</p>	
<p>ADDRESS <i>3523 Stratford Ct., Martinez, GA 30907</i></p>		
<p>IN THE PRESENCE OF (SIGNATURE) <i>ERIK WEISS</i></p>	<p>NAME OF SIGNER <i>[Signature]</i></p>	
<p align="center">UNITED STATES OF AMERICA</p>		
<p>SIGNATURE <i>[Signature]</i></p>	<p>NAME OF SIGNER Craig Thomas</p> <p>OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER</p>	

Section 8.16.A.2. of Solicitation For Offers 9GA2184 is hereby deleted in its entirety and replaced with the following:

"2. The Government shall be responsible for purchasing data and telecommunications cable. Said cable shall be installed and connected to systems furniture by the Lessor/contractor with the assistance and/or advice of the Government or computer vendor. The Lessor shall provide wall-mounted data and telephone junction boxes, which shall include rings and pull strings to facilitate the installation of the data and telecommunications cable. When cable consists of multiple runs, the Lessor shall provide ladder-type or other acceptable cable trays to prevent Government-provided cable coming into contact with suspended ceilings or sprinkler piping. Cable trays shall form a loop around the perimeter of the Government-demised area such that they are within a 30-foot horizontal distance of any single drop. Said cable trays shall provide access to both telecommunications data closets and telephone closets."

Section 11.2. of Solicitation For Offers 9GA2184 is hereby added to the SFO stating:

"Special Requirements: Additional TI Scope

A. TENANT IMPROVEMENT INFORMATION

The Lessor shall be responsible for providing the following items as "Adds" to the TI scope and pricing. The Government will review the cost/benefit of including these items in the final build-out and will approve or disapprove the cost and scope at the time Notice to Proceed for the Tenant Improvements is given.

1. [REDACTED] that provides the maximum resistance possible against [REDACTED]. If the cost of this [REDACTED] is in excess of the [REDACTED] film required in Section 10.29 of this SFO, then only the additional cost of the [REDACTED] required by this Section shall be included in the Tenant Improvements. If approved, the [REDACTED] required in this Section will take the place of that required in Section 10.29.
2. Roll-down shutters shall be installed at the public counters in the public lobby. The shutters shall be similar in construction and operability to the type described below:
Manufacturer: QMI
Model #: 1M-BD-WT-B-1
Customer Service #: 1-800-446-2500"

Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of this Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.


Gov't


Lessor