

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT
No. 2

DATE

6/6/11

TO LEASE NO.

GS-04B- 59167

ADDRESS OF PREMISES: 801 Broad Street, Augusta, Georgia 30901-1231

THIS AGREEMENT, made and entered into this date by and between **RDC Properties, LLC**

whose address is: 108 1/2 Court House Square
Edgefield, SC 29824-0388

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

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

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective May 3, 2011, as follows:

This Supplemental Lease Agreement is issued to amend the lease contract as follows: paragraph 2 is hereby deleted in its entirety and replaced to read:

"2. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning on May 3, 2011 through May 2, 2021. Subject to termination rights as described herein.

Paragraph 3 is hereby deleted in its entirety and replaced to read:

"3. The Government shall pay the Lessor annual rent for the entire term, monthly, in arrears, as follows:

Term	RSF	Annual Rent	Rate Per RSF (as rounded)	Rate per OASF (as rounded)	Monthly Rent
06/03/11-05/02/16	828	\$23,829.84	\$28.78	\$35.55	\$1,985.82
05/03/16-05/02/21	828	\$16,899.48	\$20.41	\$25.22	\$1,408.29

Paragraph 4 is hereby amended to reflect that termination of this lease, in whole or in part, at any time on or after May 2, 2016 by giving the Lessor at least ninety (90) days notice in writing. All other terms of this paragraph remain the same.

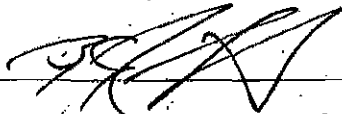
See attached Certificate of Occupancy dated May 3, 2011, Life and Safety Report dated 11/30/10, and Letter of completion dated November 30, 2010 which were accepted by the Government for occupancy.

Lessor hereby waives restoration. All other terms and conditions remain the same.

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR RDC Properties, LLC

BY



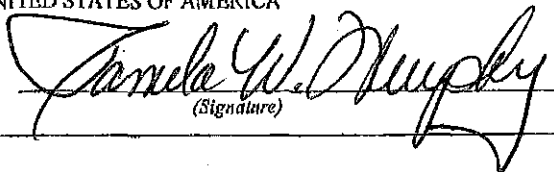
IN PRESENCE OF

Carolyn A. Rudd
(Signature)

(Address)

UNITED STATES OF AMERICA

BY


(Signature)

CONTRACTING OFFICER
GENERAL SERVICES ADMINISTRATION
(Official Title)