

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT		SUPPLEMENTAL AGREEMENT NO. 4 DATE <u>July 8, 2010</u> TO LEASE NO. <u>GS-07B-16854</u>
ADDRESS OF PREMISES <u>433 Jager Drive NE</u> <u>Rio Rancho, NM 87144</u>		
This agreement, made and entered into this date by and between <u>Seven Properties, L.L.P.</u> whose address is: <u>4808 Jefferson, N.E.</u> <u>Albuquerque, NM 87109</u> 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, July 1, 2010, as follows:		
1. Paragraph 1 of the Lease shall be deleted and replaced with the following: "1. The Lessor hereby leases to the Government the following described premises: "A total of 9,755 rentable (8,728 occupiable) square feet of fully serviced office space constructed on 1.711 acres located at 4433 Jager Drive NE, Rio Rancho, Sandoval County, New Mexico, and sixty (60) on site parking spaces' twenty-six (26) of which shall be separated for employee parking, to be used for such general office purposes as determined by the General Services Administration. The common area factor is agreed to as 1.117667278 or 11.7667278%."		
2. Paragraph 2 of the Lease shall be deleted in its entirety and replaced with the following: "2. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning on <u>July 1, 2010</u> and continuing for a term through 15 years, expiring June 30, 2025, unless earlier terminated by the Government as described in Paragraph 4 of the lease."		
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 above date.		
LESSOR: <u>Seven Properties, L.L.P.</u> BY <u>[Signature]</u> (Signature) IN PRESENCE OF <u>[Signature]</u> (Signature) <u>DAWE SEW</u>		<u>MANAGER</u> (Title) <u>4808 JEFFERSON N.E.</u> (Address) <u>ALBUQUERQUE, N.M. 87109</u>
UNITED STATES OF AMERICA BY <u>[Signature]</u> (Signature)		CONTRACTING OFFICER GENERAL SERVICES ADMINISTRATION 819 Taylor Street, Room 5C05 <u>Ft. Worth, Texas 76102</u> (Official Title)

3. Paragraph 27. shall be added to the Lease:

"27. The Government has requested and agreed to the following change orders:

Lessor shall furnish and install a security fence around the employee parking area. The fence shall be 8' in height and shall have a rolling gate for egress in and out of the parking area. The cost of the fence shall also include a "walk gate" accessible by security code.

Lessor shall furnish and install an under counter cabinet in the Employee Women's and Men's Restrooms.

Total cost of fence, gate and cabinets including fees and taxes: \$82,640.17

Lessor shall furnish and install an etched glass accent panel in the wall partition separating the reception waiting area and the reception room interview windows.

Total cost including fees and taxes: \$5,400.00

Lessor shall furnish and install a fan in the VIP cabinet.

Total cost including fees and taxes: \$265.00

Lessor shall furnish and install two additional signs on the site indicating SSA hours of operations.

Total cost including fees and taxes: \$816.00

Total cost for all change orders: \$89,121.17

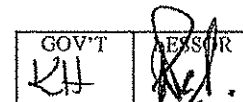
The Government shall pay the Lessor a one time lump sum payment in the amount of \$89,121.17 for the above additional items.

The Lessor receiving payment for the lump sum charge shall issue the invoice. Additionally, the invoice shall include a unique invoice number and cite the following PDN number "PS0017216" [Invoices submitted without the PDN are immediately returned to the Lessor.] Invoices shall be submitted to the Greater Southwestern Finance Center (with a copy to the Contracting Officer) electronically on the Finance Website at www.finance.gsa.gov. Lessors who are unable to process the invoices electronically, may mail the invoices to the following address:

General Services Administration
FTS and PBS Payment Division (7BCP)
P.O. Box 17181
Fort Worth, TX 76102-0181

A copy of the invoice must be provided to the Contracting Officer at the following address:

General Services Administration
Attn: GSA CONTRACTING OFFICER, Kelly Hantz
819 Taylor Street
Room 5C05
Ft. Worth, TX 76102



A proper invoice must include the following:

- Invoice date
- Name of the Lessor as shown on the Lease
- Lease contract number, building address, and a description, price, and quantity of the items delivered
- GSA PDN # PS0017216

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it."

END OF SLA No 4

GOV'T KH	LESSOR RGA
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