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Supplemental Lease Agreement No. 1 to Lease GS-08P-14197

Rent for a lesser period shall be prorated. Rent checks shall be payable to:

BJC Development Corporation
601 Colorado Blvd.
Denver, CO 80206

12. TAX ADJUSTMENT: Pursuant to Paragraph 3.5, subparagraph F, "Tax Adjustment (SEP 2000)," for purposes of tax escalation, the Government occupies 9,668 rentable square feet (RSF) or 46.394% of the 20,839 rentable square feet available in the building. (9,668 RSF /20,839 RSF).

13. OPERATING COST: Pursuant to Paragraph 3.7, "Operating Cost" , the base rate for purposes of operating cost escalation is established at \$54,334.16 annually or \$5.62 per rentable square foot per annum."

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Lessor  Gov't 