GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE **SUPPLEMENTAL LEASE AGREEMENT**	SUPPLEMENTAL AGREEMENT No. 1	DATE 9/29/2011
	TO LEASE NO. **GS-09B-02703**	

ADDRESS OF PREMISES: Yuma Commerce Center
First Floor
7102 East 30th Street
Yuma, Arizona 85365-6547

THIS AGREEMENT, made and entered into this date by and between **Ingold Family Investments, LLC**

whose address is: 304 N Orange Ave
Fallbrook, CA 92028-2153

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

WHEREAS, the parties hereto desire to amend the above Lease to correct the zip code of the Premises, issue a Notice to Proceed Construction, and provide a means for a Lump Sum Payment of the Tenant Improvement Cost Overage.

THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective upon execution by the Government. In this regard, Paragraph 1 is deleted in its entirety, and the following new Paragraph 1 is replaced; and Paragraphs 26, 27, and 28 have been added to the lease as follows:

"1 The Lessor hereby leases to the Government the following described premises:
4,442 rentable square feet (r.s.f.), yielding approximately 4,442 ANSI/BOMA Office Area square feet and related space located on the 1st Floor at the Yuma Commerce Center, 7102 East 30th Street, Yuma, AZ 85365-6547 together with 4 onsite, secured, surface parking spaces as depicted on the site plan (Exhibit A) (the "Premises") to be used for SUCH PURPOSES AS DETERMINED BY THE GENERAL SERVICES ADMINISTRATION.

"26. **NOTICE TO PROCEED CONSTRUCTION:** Following a Government review of the submitted cost proposal, the Government has determined that the bid submitted is fair and reasonable. A Notice to Proceed is hereby issued for the construction of Tenant Improvements at a total cost not to exceed $305,701.00 inclusive of all management and architectural fees.

"27. **TENANT IMPROVEMENT COST OVERAGE:** The total cost for the Tenant Improvements in the amount of $305,701.00 exceeds the Tenant Improvement Allowance of $166,374.04 and as such, the Tenant Improvement Cost Overage is $139,326.96. The Government hereby orders this overage to be included as an addition to the Tenant Improvement Allowance and shall be paid via lump sum.

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

LESSOR: Ingold Family Investments, LLC

BY _____ (Signature) _____ (Title)

IN THE PRESENCE OF (witnessed by:)

_____ (Signature) [redacted] (Address)

UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION, Public Buildings Service.

BY _____ (Daniel J. McGrath) Contracting Officer, GSA