STANDARD FORM 2 FEBRUARY 1965 EDITION GENERAL SERVICES ADMINISTRATION FPR (41CFR) 1D16.601	**U.S. GOVERNMENT** **LEASE FOR REAL PROPERTY**
DATE OF LEASE: 7/19/2010	LEASE No. GS-09B-LNV02383

THIS LEASE, made and entered into this date between UNITED INSURANCE COMPANY OF AMERICA, C/O COMMERCIAL SPECIALISTS

whose address is: 7674 W. Lake Mead Blvd.
Suite 104
Las Vegas, NV 89128

and whose interest in the property hereinafter described is that of OWNER, hereinafter called the LESSOR, and the UNITED STATES OF AMERICA, hereinafter called the GOVERNMENT:

WITNESSETH: The parties hereto for the considerations hereinafter mentioned, covenant and agree as follows:

PARAGRAPHS PART I, A. REQUIREMENT (2) AND PART II, B. TERM (3) OF GSA FORM 3626 ARE DELETED IN THEIR ENTIRETY AND REPLACED AS PARAGRAPHS 1 (PART I, A. REQUIREMENT (2)) AND 9 (PART II, B. TERM (3)) IN THIS STANDARD FORM 2 AS FOLLOWS:

1. The Lessor hereby leases to the Government the following described premises:

   1,150 rentable square feet (r.s.f.), yielding approximately 1,000 ANSI/BOMA Office Area square feet and related space located on the second (2nd) at 7674 W. Lake Mead Blvd., Suite 220, Las Vegas, NV 89128 together with two (2) reserved onsite surface parking spaces, to be used for SUCH PURPOSES AS DETERMINED BY THE GENERAL SERVICES ADMINISTRATION.

2. PARAGRAPH 2 IS INTENTIONALLY OMMITTED.

3. PARAGRAPH 3 IS INTENTIONALLY OMMITTED.

4. The Government may terminate this lease, in whole or in part, effective any time after the fifth (5th) year of this lease by giving at least 120 days' prior notice in writing to the Lessor. No rental shall accrue after the effective date of termination. Said notice shall be computed commencing with the day after the date of mailing.

5. PARAGRAPH 5 IS INTENTIONALLY OMMITED.

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6. The Lessor shall furnish to the Government as part of the rental consideration, the following:

   A. The parking space(s) described in Paragraph 1 and parking spaces required by local code.

   B. All labor, materials, equipment, design, professional fees, permit fees, inspection fees, utilities, construction drawings (including, without limitation, plans and specifications), construction costs and services and all other similar costs and expenses associated with making the space, common areas, and related facilities ready for occupancy in accordance with the requirements of this lease and the Government's approved Design Intent Drawings. Rent is subject to adjustment in accordance with Paragraph 19 of this Standard Form 2. All cost associated with services, utilities, maintenance, repair, replacement, inspections, improvements and other requirements as required by the GSA Form 3626 and its attachments.

7. The following are attached and made a part hereof:

   All terms, conditions, and obligations of the Lessor and the Government as set forth in the following:

   a) The Standard Form 2 (pages 1-2 (all references to SF-2 shall also refer to any Special Requirements and Amendments);
   b) Sheet no. 1-4 containing Paragraphs 9-24;
   c) GSA Form 3626(Pages 1-2);
   d) Special Requirements (pages 1-2);
   e) Attachment 1 to GSA Form 3626, Minimum Lease Security Standards (pages 1-3);
   f) Attachment 2 to GSA Form 3626, Supplemental Lease Requirements (pages 1-13);
   g) GSA Form 3517 (pages 1-2);
   h) GSA Form 3518 (pages 1-4);
   i) Lease Cost Breakdown Summary;
   j) Site Plan/Parking Plan showing offered parking spaces.

8. The following changes were made in this lease prior to its execution:

   Paragraphs 2, 3 and 5 of this STANDARD FORM 2 were deleted in their entirety. Paragraphs 9 through 24 have been added.

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSOR: UNITED INSURANCE COMPANY OF AMERICA, C/O COMMERCIAL SPECIALISTS

BY _____ _____
(Signature) (Signature)

IN PRESENCE OF:

_____ [redacted]
(Signature) (Address)

UNITED STATES OF AMERICA: **GENERAL SERVICES ADMINISTRATION, Public Buildings Service:**

BY _____
CONTRACTING OFFICER, GSA