

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 004 TO LEASE NO. GS-09B-02010
ADDRESS OF PREMISES 610 West Ash Street, San Diego, CA 92101	PDN Number:

THIS AMENDMENT is made and entered into between GLENBOROUGH WEST ASH, LLC, A DELAWARE LIMITED LIABILITY COMPANY

whose address is: 400 SOUTH EL CAMINO REAL, SUITE 1100, SAN MATEO, CA 94402

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 establish a rent credit, pursuant to completion of Tenant Improvements for Block B expansion outlined in Lease Amendment 003 to this Lease GS-09B-02010;

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that said Lease is amended, effective upon execution by the Government, as follows:

Paragraphs 29 and 30 are hereby added, and read as follows:

"29. Use of the GSA Form 276, Supplemental Lease Agreement has been discontinued. All references in the lease to "GSA Form 276" or "Supplemental Lease Agreement" shall be now hereby construed to mean "Lease Amendment."

"30. Lease Amendment 003 of the Lease provided for a Lessor contribution of \$121,030.00 to be utilized for the construction of Tenant Improvements in Block B expansion space and for any remaining funds to be applied as a credit to the Government's rental payment obligation. The total cost of the aforementioned Tenant Improvements was \$112,978.00. The remaining balance of \$8,052.00 shall be applied as a rent credit for the benefit of the Government and withheld from the annual rent."


-----End-----

This Lease Amendment contains 1 page.

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 below date.


FOR THE LESSOR:

Signature: 
Name: John Woo
Title: Portfolio Manager
Entity Name: Glenborough West Ash, LLC
Date: 4/25/13

FOR THE GOVERNMENT:

Signature: 
Name: Don Crawford
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: 5.24.13

WITNESSED FOR THE LESSOR BY:

Signature: 
Name: Paula Dorman
Title: Market Lease Analyst
Date: 4/25/13