

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 3	TO LEASE NO. GS-09B-02403	DATE 26 March 2012	PAGE 1 of 2
ADDRESS OF PREMISES 19809 Prairie Street, Chatsworth, CA 9131106504			

THIS AGREEMENT, made and entered into this date by and between 3300 Wesix, LLC

whose address is: 3424 Wilshire Blvd, Suite 1200
Los Angeles, CA 90010-2263

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 provide Notice to Proceed for change orders.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, Upon Government Execution, as follows:

Paragraph 29 is hereby added to the lease:

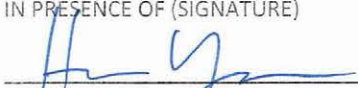
29. The following change orders are established as approved and will be paid to the Lessor in a Lump-Sum payment. The costs indicated below include all costs for labor, materials, fees, overhead, profit and any other costs required to complete this work. This lease amendment serves as the Notice to Proceed with Change Orders 1-31, not sequential, as documented.

NTP for TI Change Orders Issued by Lease Amendment		
Change Order #1	Exterior Monument Sign	
Change Order #2		
Change Order #3		
Change Order #4	Mail room millwork	
Change Order #6	Furring concrete column in room 108	
Change Order #7	Janitorial/Restroom/Accessories (T.I)	
Change Order #8	Voice/Data	
Change Order #9.1		
Change Order #11	Electric Revision (remove q flow add AV gang)	
Change Order #12	Add 2 hose bibs in RR 123 & 124	
Change Order #13	Change order for interior signage	
Change Order #14	Extended underground drain work	
Change Order #15.1	System furniture electric work	


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

OWNER

SIGNATURE 	NAME OF SIGNER David Lee
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IN PRESENCE OF (SIGNATURE) 	TITLE OF SIGNER Director of JPB Partners, Inc; managing member of 3300 Wesix, LLC
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UNITED STATES OF AMERICA

SIGNATURE 	NAME OF SIGNER: Sherry Shirkey
	OFFICIAL TITLE OF SIGNER LEASE CONTRACTING OFFICER

NTP for TI Change Orders Issued by Lease Amendment		
Change Order #15.2	Convenience outlets	
Change Order #18	Fire wall damper smoke alarm install	
Change Order #19.1	Additional fire protection per inspectors correction	
Change Order #20.1	Fire rate plywood	
Change Order #21	Water fountain wall mods at RR 195 and 196	
Change Order #23	Interchangeable keyways and keys	
Change Order #24	Raise wing walls by 66"	
Change Order #25	Provide TV power, cable and backing board in break room	
Change Order #27	Presidential post (CREDIT)	
Change Order #28	3In metal post and rail in the lobby	
Change Order #29	Repair and add Voice data jack that was incorrectly installed	
Change Order #30	Delete camera in naturalization room (CREDIT)	
Change Order #32.1	Install #3.0 Ground wires svc rm to LAN room instead of #6	
TOTAL	TOTAL CHANGE ORDER COSTS (Amendment 3):	\$106,145.39

Notices to Proceed previously issued for Tenant Improvements by Supplemental Lease Amendment 2 approved a total TI cost of: \$3,407,382.64

With the addition of Change Orders 1-32.1, non sequential, outlined above, the new total TI cost is: \$3,513,528.03. Per the Tenant Improvement allowance, of this amount, \$1,979,442.83 will be amortized in the rental rate and \$1,534,085.20 will be paid via lump-sum payment upon receipt of an original invoice after completion, inspection and acceptance of the space by the Contracting Officer.

The original invoice must be submitted directly to the GSA Finance office at the following address:

GSA Office of Finance
P.O. Box 17181
Ft. Worth, TX 76105-0181

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

General Services Administration
Attn: Sherry Shirkey
450 Golden Gate Avenue, 3rd Floor East
San Francisco, CA 94102

A proper invoice must be on the Lessor's company letterhead and include the following:

- Invoice Date
- Name of Lessor as shown on the lease
- Lease contract number and building address
- Description, price and quantity of items delivered
- GSA PDN# PS _____

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

All other terms and conditions of the lease shall remain in force and effect.

Initials:  & 
Lessor Government