

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO. 1

TO LEASE NO. LME04839

ADDRESS OF PREMISES

36 North Street, Suite 1
Presque Isle, Maine 04769-2273

THIS AGREEMENT, made and entered into this date by and between

whose address is

34 North Street, Suite 1
Presque Isle, Maine 04769-2264

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

WHEREAS, the parties hereto desire to amend the above Lease

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

- Effective 6/1/2012, the rent shall commence for shell costs and operating costs only as identified in the following table:

	Years 1 - 3		Years 4 - 5	
	Annual Rent	Annual Rate / RSF	Annual Rent	Annual Rate / RSF
Shell Rental Rate	\$ 10,888.32	\$ 8.56	\$ 10,888.32	\$ 8.56
Operating Costs	\$ 10,506.72	\$ 8.26	\$ 10,506.72	\$ 8.26
Full Service Rate	\$ 21,395.04	\$ 16.82	\$ 21,395.04	\$ 16.82

- Upon completion and acceptance of the tenant alterations, the expended tenant improvement allowance will be reconciled and amortized over the firm term and added to the rent and shall be memorialized via a Lease Amendment.

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

FOR THE

Signature

Signature

Name:

Name:

Title:

Title:

Entity Name:

GSA, Public Buildings Service

Date:

Date:

WITNESSED FOR THE LESSOR BY:

Signature

Name:

Title:

Date: