SUPPLEMENTAL LEASE AGREEMENT

ADDRESS OF PREMISES
30 West Pershing Road, Kansas City, Missouri

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

Union Station Kansas City, Inc.

whose address is 30 West Pershing Road
Kansas City, MO 64108

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 effective _________, as follows:

The word “effective” directly above was deleted prior to signature by either party.

1. The lessor shall provide and install one 2.5" empty raceway with pull string from IT closet in Union Station Tac space and extend approx 820' thru ________ to location within Main ______ facility at the tele/data closet by the tunnel. The Lessor will provide 24x24x8" junction boxes on 150' on center. The Government shall pay the Lessor ________ upon completion, acceptance and occupancy by the Government. The PDN number is PS0018150.

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

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

LESSOR:

NAME OF SIGNER

IN THE PRESENCE OF (SIGNATURE)

NAME OF SIGNER

UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION, PBS REALTY SERVICES DIVISION

SIGNATURE

NAME OF SIGNER

AUTHORIZED

Previous edition is not usable

rsorrell
2. The Lessor shall provide and install the following:

a. 1 Labor - Installation, Programming, Testing & Training
   3 GE TVC Minidome Color Camera
   6 WCW Coax Camera Cable

b. 1 Installation Supplies (connectors, jumpers, hardware)
   One additional exterior exit door

Total cost of above items $58,913.

c. Additional $277 of conduit to be paid for item number 1 above.

d. Managers desk shall be able to sequence all at the site. The total cost of this item is . All
   materials and labor shall be provided for the monitor to work properly.

d. Two cast stone benches centered in front of doors.

The Government shall pay the Lessor a lump sum of $64,612 for items 2.a., b, c. & d above upon completion, acceptance and occupancy by the Government. The PDN number for this one is PS0018179.

3. The Government gave a notice to proceed on tenant improvements based on permit drawings dated July 1, 2010 and the MEP TI drawings dated July 9, 2010. The cost of the tenant improvements that have been agreed upon is $125,188. Attached is a summary dated August 3, 2010 of the TI-Bids that make up the $125,188 along with agreed upon adjustments of tenant improvements. There will be no change in rental since the tenant improvement allowance is equal to the tenant improvement cost.

4. The original invoices for the lump sums must be sent directly to the GSA Finance Office at the following address:

   General Services Administration
   FTS and PBS Payment Division (7BCP)
   P.O. Box 17181
   Ft. Worth, TX 76102-0181
   Telephone (817) 334-2397

INITIALS:  

Lessee  

Government

Lease GS-06P-01039
SLA No. 1
5. A copy of each invoice must be provided to the Realty Specialist:

US General Services Administration
Brian Dunlay, Contracting Officer
East Leasing Branch (6PRW)
1500 East Bannister Road
Kansas City, MO 64131-3088
Fax (816) 926-3571

6. A proper invoice must include:

Invoice Date
Name of the Lessor exactly as shown on the lease
GSA PDN Number
Remit To address as follows:

Union Station Kansas City, Inc.
30 West Pershing Road
Kansas City, MO 64108

Lease contract number and building address
Supplemental Lease Agreement Number
Description, price and quantity of property and services actually delivered or rendered.

Note: If the invoice is not submitted on company letterhead, it must be signed by the person(s) with whom the lease contract is made.