

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 2
	TO LEASE NO. GS-08P-LND14769
ADDRESS OF PREMISES 4503 COLEMAN ST; BISMARCK, ND 58503	PDN Number: PS0028263

THIS AMENDMENT is made and entered into between

Capital Building 2 Bismarck, LLC

whose address is: 1555 43rd St S, Fargo, ND 58103-3314

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 good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective 1/1/2014 as follows:

"REIMBURSABLE ITEMS: The Lessor hereby agrees to complete Tenant Improvements as defined in Lease LND14769 and accept lump sum payment for the value of the unamortized improvements. The Government agrees to reimburse the Lessor \$89,856.01 in lump sum upon completion and acceptance by the Government and upon receipt of an acceptable itemized invoice from the Lessor. Payment shall be forwarded to: Capital Building 2 Bismarck, LLC; 1555 43rd St S, Fargo, ND 58103-3314.

The Vendor receiving payment shall issue the invoice. Additionally, the invoice shall include a unique invoice number and cite the following PDN Number, 'PS0028263'. (Invoices submitted without the PDN are immediately returned to the Vendor.) Invoices shall be submitted to the Greater Southwestern Finance Center (with a copy to the Contracting Officer) electronically on the Finance website at www.finance.gsa.gov. Vendors who are unable to process the invoices electronically may mail the invoices to the following address:

GSA, Greater Southwest Finance Center (7BCP), PO Box 17181, Fort Worth, TX 76102."

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:

FOR THE GOVERNMENT:

Signature: 

Signature: 

Name: 

Name: Randi Haller

Title: Vice-President

Title: Lease Contracting Officer

Entity Name: Capital Building 2 Bismarck LLC

GSA, Public Buildings Service,

Date: 2-7-14

Date: 2/11/14

WITNESSED FOR THE LESSOR BY:

Signature: 

Name: Lisa Rudnick

Title: Director of Communications

Date: 2-7-14