

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDING SERVICES	SUPPLEMENTAL AGREEMENT No. 3	DATE 6-23-2010
SUPPLEMENTAL LEASE AGREEMENT		TO LEASE NO. GS-03B-08336

ADDRESS OF PREMISE **Kevon Office Center II, 2475 McClellan Drive, Pennsauken, NJ 08110**

THIS AGREEMENT, made and entered into this date by and between Kevon Office II, L.P.

whose address is 201 S. 18th Street, Suite 300
Philadelphia, PA 19103

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

WHEREAS, the parties hereto desire to amend the above Lease (i) to amend Paragraph L of Supplemental Lease Agreement #1 outlining the estimated date the space will be completed

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

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 above date.

A. Paragraph L of Supplemental Lease Agreement No. 1 is hereby deleted and the following Paragraph L is substituted in lieu thereof:

Continued on next page

LESSOR: Kevon Office II, L.P.

By its sole general partner, KEVON CENTER II CORP.

BY _____ President
(Signature) Kenneth S. Kaiserman c/o Suite 300, 201 S. 18th St
Phila, PA 19103
(Address)

Robert E. Silberg, ASST Secy
(Signature)

UNITED STATES OF AMERICA/GENERAL SERVICES ADMINISTRATION/North Service Center

Contracting Officer Page 1 of 2
(Official Title)

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L. The General Services Administration (GSA) hereby agrees to deduct the cost of \$8,353.15 from the tenant improvement allowance for additional design work performed by the Lessor's architect. This amount was included in the spreadsheet with the notice to proceed to construction as "Additional design fees." In consideration for the General Service's Administration allowance for additional design work as detailed in the preceding sentence, the increase to the construction management fee outlined in subparagraph K of Supplemental Lease Agreement #1 and the change in termination rights outlined in Supplemental Lease Agreement #1, Kevon Office II, L.P. discharges, remises and releases GSA from any and all claims, demands, and causes of action, legal and equitable, known and unknown, of any kind and nature whatsoever, past, present and future arising out of or related to delays in the design process, including the payment of interest, attorneys' fees, or other costs.

At this time of this SLA, the parties now contemplate that the space will be substantially completed by July 15, 2010. If the Government is unable to accept the space as substantially completed by July 15, 2010, then in such case, all of Lessor's rights, as detailed above, will be re-instated; however, only to the extent to submit a claim for Government caused delay occurring after the date of execution of this Supplemental Lease Agreement until the date of Government acceptance of the premises.

The Government and the Lessor acknowledge as of the date of this Supplemental Lease Agreement (a) construction drawings were completed (b) the tenant improvement bid process has taken place (c) a bidder was selected and the Government has issued notice to proceed to construction and (d) the space is currently under construction. The general contractor, Guild Builders, Inc. has provided a construction schedule which indicated substantial completion on July 15, 2010.

Lessor



Government



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