ADDRESS OF PREMISES

800 Cooper Street, Ste 550 #840
Camden, NJ 08102-1143

THIS AGREEMENT, made and entered into this day by and between
KL Holdings, LLC
whose address is 800 Cooper St. Ste 550 #840
Camden, NJ 08102-1143
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 discontinue use of the GSA Form 276, (ii) to accept the tenant improvements and (iii) to document the actual tenant improvement costs expended.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective October 18, 2012, as follows:

A. Use of the GSA Form 276, Supplemental Lease Agreement has been discontinued. All references in the lease to "GSA Form 276" or "Supplemental Lease Agreement" shall be now hereby construed to mean "Lease Amendment".

B. Paragraph 3 of Standard Form 2 of the lease is hereby deleted in its entirety and replaced with the following:

3. The Government shall pay the Lessor annual rent in arrears as follows:

<table>
<thead>
<tr>
<th></th>
<th>June 1, 2012 through August 28, 2012</th>
<th>October 18, 2012 through October 17, 2017</th>
<th>October 18, 2012 through May 31, 2022</th>
</tr>
</thead>
<tbody>
<tr>
<td>Annual Shell Rent</td>
<td>$24,893.27</td>
<td>$24,893.27</td>
<td>$24,893.27</td>
</tr>
<tr>
<td>Amortized Annual Cost of Tenant Improvements</td>
<td>$0.00</td>
<td>$464.14*</td>
<td>$0.00</td>
</tr>
<tr>
<td>Annual Cost of Services</td>
<td>$18,761.71</td>
<td>$18,761.71</td>
<td>$18,761.71</td>
</tr>
<tr>
<td>Total Annual Rent</td>
<td>$43,654.98</td>
<td>$44,119.12</td>
<td>$43,654.98</td>
</tr>
</tbody>
</table>

Renewal Option 1, June 1, 2022 through May 31, 2027

| Annual Shell Rent | $26,677.29 |
| Annual Cost of Services | Annual Cost of Services basis shall continue from Year 10 of the existing lease term. Option term is subject to continuing annual adjustments. |

Continued on next page

WITNESSED WHEREFORE, the parties hereto agree as of the above date.

FOR THE LESSOR:

Signature: [redacted]
Name: [redacted]
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: 1-4-2013

FOR THE GOVERNMENT:

Signature: [redacted]
Name: [redacted]
Title: [redacted]
Date: 1-4-2013

General Services Administration
Public Buildings Service
Lease Amendment No. 3
To Lease No. GS-03B-11335

Lessee: Government
The Tenant Improvement costs are being amortized at a rate of 8% per annum over 5 years.

The total cost of tenant improvements are $1,907.54 which is included in the rent at the 8% amortization rate from October 18, 2012 through October 17, 2017. The Government, at its election, may pay lump sum for Tenant Improvements if this occurs, the rent shall be reduced proportionately using the 8% amortization rate."

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