

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT
NO. 14
TO LEASE NO. **GS-02B-23182**

DATE
9/17/03

ADDRESS OF PREMISES 1100 Raymond Boulevard
Newark, New Jersey 07072

THIS AGREEMENT, made and entered into this date by and between **Newark Center Building Company**
a **New York limited partnership**
whose address is **C/O Gerald S. Kaufman**
39 South LaSalle Street, Suite 1010
Chicago, IL. 60603

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 **September 1, 2003** as follows:

See Attached

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

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

ing Company

By: Newark Management, LLC, General Partner
By: Gerald S. Kaufman, Manager

(Title)

39 South LaSalle Street, Suite 1010
Chicago, Illinois 60603

(Address)

UNITED STATES OF AMERICA, GENERAL SERVICES ADMINISTRATION

BY

Contracting Officer

(Official Title)

Supplemental Lease Agreement ("SLA") No. 14

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 September 1, 2003, as follows:

1. For the first floor area C space of 10,283 ANSI/BOMA office area square feet (oa) (12,098 rentable square feet (RSF)) rent shall commence September 1, 2003. As per letter dated March 14, 2003 between the Lessor and the Government in reference to an Adjustment for Vacant Premises pursuant to Paragraph 3.12 on page 18 of the Lease, rent is hereby adjusted by \$3.19 per RSF, from \$26.50 per RSF to the rate of \$23.31 per RSF for the space on the first floor area C - 10,283 ANSI/BOMA oa square feet (12,098 rentable square feet), which rent will begin as of September 1, 2003. In the event the Government occupies any portion of the space, the rental rate will be readjusted upward and the Adjustment for Vacant Premises shall not apply.
2. As per letter dated March 14, 2003 between the Lessor and the Government in reference to an Adjustment for Vacant Premises pursuant to Paragraph 3.12 on page 18 of the Lease, rent was previously adjusted by \$3.19 per RSF, from \$26.50 per RSF to \$23.31 per rentable square feet (RSF). Rent is hereby readjusted upward to the rate of \$26.50 per rentable square feet (RSF) for the space accepted as of September 8, 2003, which consists of the following:
 - a. first floor areas A & B - 18,817 ANSI/BOMA oa square feet (22,138 rentable square feet);
 - b. third floor - 32,575 ANSI/BOMA oa square feet (38,324 rentable square feet);
 - c. fourth floor - 51,181 ANSI/BOMA oa square feet (60,214 rentable square feet);
 - d. fifth floor - 24,262 ANSI/BOMA oa square feet (28,544 rentable square feet).

For a total of 126, 835 ANSI/BOMA oa square feet equaling 149,220 rentable square feet.

For the lab space on the fifth floor - 36,989 ANSI/BOMA oa square feet (43,518 rentable square feet), in the event the Government occupies any portion of the space, the rental rate will be readjusted upward and the Adjustment for Vacant Premises shall not apply.

3. The sentence on page 2 (two) of SLA No. 5, "For a total of 174,107 ANSI/BOMA oa square feet leased equaling 204,837 RSF leased", shall be deleted and the following inserted in its place: For a total of 174,107 ANSI/BOMA oa square feet leased equaling 204,836 RSF leased.
4. All other terms and conditions of the Lease shall remain in force and in effect.

A handwritten signature in black ink, appearing to be 'M/R 7', is located at the bottom left of the page.