GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

LEASE AMENDMENT

Address of Premises
Former City Hall Building
200 North Church
Las Cruces, NM 88011-3512

LEASE AMENDMENT No. 10
LEASE NO. GS-07P-LNM17327
PDN Number: PS0036953

THIS AMENDMENT is made and entered into between PBC Acquisitions VI, LLC
whose address is: 1160 Battery Street, Suite 250
San Francisco, CA 94111-1216

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

WHEREAS, the parties hereto desire to amend the above Lease to provide a Notice to Proceed for Change Order No.
5 located in Exhibit ‘A’

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 upon execution by the Government as
follows:

1) You are hereby authorized to proceed with Change Order No. 6 attached as Exhibit ‘A’ in the total amount not
to exceed $1,781.91. Total cost includes all Lessor fees, overhead and profit. Per this Lease Amendment the
Change Order has been reviewed and found fair and reasonable.

You are hereby authorized to proceed with construction of tenant improvement for the following change:

<table>
<thead>
<tr>
<th>C/O #</th>
<th>Date</th>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>6</td>
<td>04/10/2017</td>
<td>Additional Power to ADP Room</td>
<td></td>
</tr>
<tr>
<td>7</td>
<td>04/13/2017</td>
<td>Change Voltage for 2 copying machines</td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>04/14/2017</td>
<td>Grounding Bar in ADP Room</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>TOTAL</td>
<td>$1,781.91</td>
</tr>
</tbody>
</table>

This Lease Amendment contains 24 pages including Exhibit ‘A’

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:

Signature: [Signature]
Name: K. Cyrus Sanadaj
Title: Authorized Representative
Entity Name: PBC Acquisitions VI, LLC
Date: 4/19/2017

FOR THE GOVERNMENT:

Signature: [Signature]
Name: [Name]
Title: Lease Contracting Officer
GSAs, Public Buildings Service
Date: 4/20/2017

WITNESSED FOR THE LESSOR BY:

Signature: [Signature]
Name: [Name]
Title: Authorized Representative
Date: 4/19/2017
The total amount (lump sum payment) of $1,781,91 will be paid in a one-time lump sum payment to the Lessor upon substantial completion, inspection, and acceptance of the work by the authorized Government representative and receipt of an invoice for the work by the Lease Contracting Officer or designated representative.

Thus far, the total one time lump sum payment that will be paid to the Lessor upon substantial completion, inspection, and acceptance for PS# 0036953 is as follows:

<table>
<thead>
<tr>
<th>Lease Amendment No.</th>
<th>Description</th>
<th>Lump Sum Payment</th>
</tr>
</thead>
<tbody>
<tr>
<td>4</td>
<td>Notice To Proceed For Construction</td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Change Order No. 1</td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>Change Order No. 2</td>
<td></td>
</tr>
<tr>
<td>7</td>
<td>Change Order No. 3</td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Change Order No. 4</td>
<td></td>
</tr>
<tr>
<td>9</td>
<td>Change Order No. 5</td>
<td></td>
</tr>
<tr>
<td>10</td>
<td>Change Order No. 6, 7 and 8</td>
<td></td>
</tr>
<tr>
<td></td>
<td><strong>Total Lump Sum Payment</strong></td>
<td>$2,002,280.24</td>
</tr>
</tbody>
</table>

Regarding the lump sum payment for this project, please follow these instructions:

The original invoice must be submitted directly to the GSA Finance office electronically on the Finance website at http://www.finance.gsa.gov/defaultexternal.asp and a copy provided to the GSA Project Manager. Instructions for invoice submission are included on the website. Additional assistance is available from the Finance Customer Service line at 817-978-2408.

The Lessor agrees that the invoice shall be printed on the same letterhead as the named on this lease, shall include the Lease number, building address, and a price and quantity of the items delivered. The invoice shall reference the number PS0036953.

Lessor also agrees that a copy of the invoice shall be sent simultaneously to the GSA Project Manager at the following address:

General Services Administration  
ATTN: Cindy Bartel  
819 Taylor St, Room 11A01  
Fort Worth, TX 76102

INITIALS:  
Lessor &  
Govt