

Supplemental Lease Agreement
Number 1

Lease Number: GS-05B-18824

Date: 8/15/12

6000 Lombardo Center Drive Suite 510
Seven Hills, OH 44131-2579

THIS AGREEMENT, made and entered into this date by and between GENESIS BUILDING LTD
c/o Dalad Group
whose address is 6055 Rockside Woods Blvd., Suite 100 Independence, OH 44131-2333],

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 Establish the rent based on the final agreed tenant improvements amortized into the rent over the initial 60 months. The Attachment #1 Lease Cost Breakdown is changed and attached to this SLA #1.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective August 20, 2012 as follows:

Paragraph 3 of lease GS-05B-18824 effective 8/20/12 shall be changed in its entirety as follows:

3. The Government shall pay the Lessor annual rent of :

Years 1-5 \$117,543.96 at a rate of \$9,795.33 per month in arrears.

Years 6-10: \$110,617.32 at a rate of \$9,218.11 per month (subject to Operating Cost adjustments pursuant to section 4.3 of the lease.

Rent for Years 1-5 consists of \$8,319.39 per month for shell/base rent, operating expenses, real estate taxes, amortized building specific security, and parking, plus 60 payments of \$1,475.94, for \$72,791.00 total agreed Tenant Improvements including the attached change order for \$768.00, amortized over 60 months at an annual interest rate of 8.0%. Rent for a lesser period shall be prorated.

Rent checks shall be payable to: GENESIS BUILDING LTD
6055 Rockside Woods Blvd. Suite 100
Independence, OH 44131-2333


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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.

Lessor 

By  Managing Member
(Title)

In Presence of  6055 Rockside Woods Blvd, Suite 100
Independence OH 44131
(Address)

United States Of America, General Services Administration, Public Buildings Service.

 Lease Contracting Officer
(Official Title)