

GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE  
LEASE AMENDMENT

LEASE AMENDMENT NO. 142

TO LEASE NO. **GS-10B-05541**

BLDG NO. **OR6485ZZ**

ADDRESS OF PREMISES

**Block 300, 333 SW 1<sup>st</sup> Avenue, Portland OR 97204-3440**

THIS AGREEMENT, made and entered into this date by and between **RUBICON GSA II DUNCAN PLAZA PORTLAND, LLC**

Whose address is **30 W Monroe St., Suite 1700, Chicago, IL 60603-2417**

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 August 16th, 2013, as follows:

**Lease Amendment (LA) Number 142** has been prepared to incorporate the installation of two (2 ea) 55" HD TV Monitors in the 8<sup>th</sup> floor Regulatory Branch Conference room, room 835 of the Block 300.

The Government will be contracting separately from this lease contract for these services. All work will be done in accordance with building rules and regulations, and approved by the Lessor.

Details of the statement of work are attached as Exhibit A, Pages 1 of 1.

Restoration: The Lessor waives any and all rights of restoration against the Government concerning the tenant improvements completed with this Lease Amendment.

Warranty: The Government shall warranty the tenant improvements for one year. The Government will assume full responsibility for the maintenance of the tenant improvements described in this Lease Amendment.

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

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

FOR THE LESSOR

Signature: \_\_\_\_\_

Name: Sam Fuchs

Title: Authorized Signatory

Entity Name: Rubicon US REIT, Inc., Manager, on behalf of

Date: 10/2/13 Rubicon GSA II Duncan Plaza Portland, LLC

FOR THE GOVERNMENT

Signature: \_\_\_\_\_

Name: ANDREW J. MOHL

Title: Lease Contracting Officer CONTRACTING OFFICER

Entity Name: GSA, Public Building Service

Date: OCT 29 2013

WITNESSED

Signature: \_\_\_\_\_

Name: Gil Clark

Title: Asset Manager

Date: \_\_\_\_\_