

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO. 18

TO LEASE NO. **GS-10B-07129** BLDG NO. **OR6728**
PS0024863

ADDRESS OF PREMISES

First and Main, 100 SW Main Street, Portland, OR 972043218

THIS AGREEMENT, made and entered into this date by and between **AAT Oregon Office I, LLC**

Whose address is **100 SW Main ST Portland, OR 97204-3218**

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 2013, as follows:

Lease Amendment (LA) Number 18 has been prepared to provide up to 70 hours of overtime heating, ventilation, and air conditioning (HVAC) service to the Leased Premises at the Government's request at the established overtime lease rate of \$55.00 per hour for the period of August 24, 2013 through September 30, 2013. The order shall not exceed \$3,850.00

Invoices for the above services will be submitted quarterly. Upon approval of the ordered hours by the GSA Contracting Officer, the Government will reimburse the Lessor. Reimbursement will occur within 30 days of the Government's receipt of the Lessor's itemized invoice(s). At the end of the stated performance period the Lessor will indicate final billing.

Failure to submit a proper invoice within 120 days following established quarterly billing frequency shall constitute a waiver of the Lessor's right to receive any payment for such overtime utilities pursuant to this lease.

The Lessor must submit invoices electronically to www.finance.gsa.gov and to the Lease Administration Manager at mathew.nelson@gsa.gov

The invoice(s) must include:

- Lease number: **GS-10B-07129**
- Invoice Date
- Payment reference number: **PS0024863**
- Lessor name and address as shown on the lease
- Itemization of the products or services provided

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it.

If the Lessor cannot submit documents electronically, hard copies must be sent to:

Original Documents

GSA Greater Southwest Finance Center
Attn: PBS Payments Branch (BCFA)
P.O. Box 17181
Fort Worth, TX 76102

Copies

GSA, Southern Service Center
Attn: Mathew Nelson
620 SE Main Street
Portland, Oregon 97205

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".

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: _____

Title: SVP

Entity Name: AAT Oregon Office I, LLC

Date: 9/27/2013

FOR THE GOVERNMENT:

Signature: _____

Name: Andrew J. Mohl

Title: Lease Contracting Officer

Entity Name: GSA, Public Building Service

Date: 9/30/13