GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

LEASE AMENDMENT

ADDRESS OF PREMISES:
1 Passan Drive, Buildings 4 and 6-2
Wilkes-Barre, PA 18702-7348

LEASE AMENDMENT No. 1

TO LEASE NO. GS-03P-LPA12240

FDN Number:

THIS AMENDMENT is made and entered into between TEN LOGAN VENTURES LP

whose address is: 76 Passan Dr, Wilkes Barre, PA 18702-7348

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 good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective September 3, 2016 as follows:

A. This Lease Amendment formally documents the addition of another page to Exhibit A to include an aerial view of Buildings 4 and 6-2 that sites precise location of the two (2) wareyards/dropyards memorialized in Subparagraph 1.01.A. Consequently, Paragraph 1.10, DOCUMENTS INCORPORATED IN THE LEASE (WAREHOUSE) (APR 2015) is now amended as follows:

The following documents are attached to and made part of the Lease:

<table>
<thead>
<tr>
<th>DOCUMENT NAME</th>
<th>NO. OF PAGES</th>
<th>EXHIBIT</th>
</tr>
</thead>
<tbody>
<tr>
<td>FLOOR PLAN(S)</td>
<td>10</td>
<td>A</td>
</tr>
<tr>
<td>SITE PLAN(S)</td>
<td></td>
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<tr>
<td></td>
<td>WITH PARKING, ELEVATIONS, ACCESSIBILITY RAMPS, ETC.</td>
<td></td>
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<tr>
<td>AERIAL MAP OF LOCATION</td>
<td>1</td>
<td>B</td>
</tr>
<tr>
<td>AGENCY SECURITY/SPECIAL REQUIREMENTS</td>
<td>8</td>
<td>C</td>
</tr>
<tr>
<td>GSA FORM 3517B GENERAL CLAUSES</td>
<td>46</td>
<td>D</td>
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<tr>
<td>GSA FORM 3518-SAM, ADDENDUM TO SYSTEM FOR AWARD MANAGEMENT (SAM) REPRESENTATIONS AND CERTIFICATIONS (ACQUISITIONS OF LEASEHOLD INTERESTS IN REAL PROPERTY)</td>
<td>2</td>
<td>E</td>
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</tbody>
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This Lease Amendment contains 2 pages.

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: [Redacted]
Name: Carol K Kelln
Title: COO
Entity Name: TEN LOGAN VENTURES LP
Date: 9-3-2016

FOR THE GOVERNMENT:

Signature: [Redacted]
Name: Rebekah R. Cymes
Title: Lease Contracting Officer
GSA, Public Buildings Service
Date: September 27, 2016

WITNESSED FOR THE LESSOR BY:

Signature: [Redacted]
Name: Karen Haller
Title: VP Human Resources
Date: 9-3-16

Lease Amendment Form 12/12