

SUPPLEMENTAL LEASE AGREEMENT

TO LEASE NO.
GS-07B-16707

ADDRESS OF PREMISES:

Wells Fargo Plaza, 1000 Louisiana Street, Floors 23 - 27 and a portion of Floor 29, Houston, TX 77002-5039

THIS AGREEMENT, made and entered into this date by and between METROPOLITAN LIFE INSURANCE COMPANY, A NEW YORK CORPORATION, AND METROPOLITAN TOWER REALTY COMPANY, INC., A DELAWARE CORPORATION

whose address is 501 ROUTE 22
BRIDGEWATER, NJ 08807-2441
ATTN: JACK NENNA / PETE SCHWARZ

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

WHEREAS, the parties hereto agree to supplement the above Lease.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective upon execution by the Lessor and Government, as follows:

- 1) To correct a typographical error in Lease GS-07B-16707 and replace the [REDACTED] Master Specification originally attached to the Lease with the most current version;
- 2) To confirm the Government's approval of the Lessor's Construction Documents dated January 31, 2011, but only insofar as they relate to conformance with the specific requirements of Subparagraph B of Paragraph 5.11 of SFO 8TX2371, "Design Intent Drawings," to Lease GS-07B-16707; and
- 3) To confirm that the Construction Documents (insofar as they relate to partition and wall types and locations, furniture locations, telephone and data outlet types and locations, specifications necessary for the calculation of electrical and HVAC loads, and all finish/color/signage selections) will control in the event of a discrepancy between the Construction Documents and Lease GS-07B-16707.

See Continuation Page for Additional Terms and Provisions of this SLA No. 1.

IN WITNESS WHEREOF, the parties subscribe their names as of the above date.

BY: METROPOLITAN LIFE INSURANCE COMPANY, A NEW YORK CORPORATION, AND METROPOLITAN TOWER REALTY COMPANY, INC., A DELAWARE CORPORATION

[REDACTED SIGNATURE]

Director, Metropolitan Life Insurance Co.
VP, Metropolitan Tower Realty Co., Inc.

SI

Title

Kurt Day

Printed Name

Witnessed in the presence of

[REDACTED SIGNATURE]

Director, Metropolitan Life Insurance Co.

S

Title

Ken Cerrak

Printed Name

[REDACTED SIGNATURE]

General Services Administration
819 Taylor St.
Fort Worth, TX 76102

Contracting Officer
(Official Title)

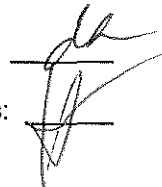
Supplemental Lease Agreement #1
Lease GS-0713-16707
Wells Fargo Plaza
1000 Louisiana Street
Floors 23 - 27 and a portion of Floor 29
Houston, TX 77002-5039

1. Paragraph 6(B) of Lease GS-07B-16707 is hereby amended to delete the reference to "Paragraph 26" of the Lease and replace it with "Paragraph 27." [REDACTED] Master Specification dated May 5, 2009 attached to the original lease agreement is hereby replaced in its entirety with the attached [REDACTED] Specification dated March 8, 2011.
2. The Government hereby (i) approves the Lessor's Construction Documents dated January 31, 2011, but only insofar as they relate to conformance with the specific requirements of Subparagraph B of Paragraph 5.11 of SFO 8TX2371, "Design Intent Drawings," to Lease GS-07B-16707, and (ii) confirms that such Construction Documents shall control as they relate to partition and wall types and locations, furniture locations, telephone and data outlet types and locations, specifications necessary for the calculation of electrical and HVAC loads, all finish/color/signage selections, and [REDACTED] Master Specification.
3. The Lessor remains solely responsible and liable for the technical accuracy of the Construction Documents as stated in SFO 8TX2371, Paragraph 5.11, "Construction Schedule and Acceptance of Tenant Improvements," Subparagraph D, "Review of Working/Construction Drawings."
4. Within 5 business days of the execution of this SLA, the Government shall provide the Lessor with its review comments to the Construction Documents dated January 31, 2011 and the Lessor shall incorporate such comments into the Construction Documents. Within 10 business days after receipt of the Government's review comments, the Lessor shall provide updated Construction Documents to the Government for confirmation that all such review comments have been incorporated into the Construction Documents. In the event the Lessor fails to incorporate any of the Government's review comments into the Construction Documents, the Lessor shall be responsible for any additional design or construction costs attributable to the failure to incorporate those comments into the Construction Documents in a timely fashion. To the extent the Government's review comments require changes from the Design Intent Drawings or the requirements of the SFO (which shall include any changes necessary to incorporate the revised [REDACTED] Master Specification attached hereto), the Government shall be responsible for any additional design and engineering costs. Conversely, should any Government requirements result in any cost savings, the tenant improvement costs shall be reduced.

Lease GS-07B-16707, as amended by this SLA No. 1, remains in full force and effect.

Gov't Initials: _____

Lessor Initials: _____

Handwritten signatures for the Government and the Lessor, each written over a horizontal line.