THIS AMENDMENT is made and entered into between Warehouse Group I, LTD.,
whose address is: 1100 N Expressway 83, Ste. E,
Brownsville, TX 78521-1407
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:

1) Accept the tenant improvements as substantially completed;
2) Provide the annual rental amounts; and
3) Restate the parking requirements.

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 2, 2014, as follows:

1) The tenant improvements have been substantially completed and the government accepts the leased space on September 2, 2014.

(Continued on the next page...)

This Lease Amendment contains 2 pages.

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

FOR THE

Signature: ____________________________
Name: ______________________________
Title: _______________________________
Entity Name: GSA
Date: _______________________________

FOR THE

Signature: ____________________________
Name: ______________________________
Title: _______________________________
Entity Name: GSA, Public Buildings Service
Date: _______________________________

WITNESSED FOR THE LESSOR BY:

Signature: ____________________________
Name: ______________________________
Title: _______________________________
Date: _______________________________

Lease Amendment Form 12/12
2) Sub-Paragraph A. under Paragraph "1.03 RENT AND OTHER CONSIDERATIONS" of Lease Number GS-07P-LTX17210 (GSA Form L202) shall be deleted and replaced with the following:

A. The Government shall pay the Lessor annual rent, payable in monthly installments in arrears, at the following rates:

<table>
<thead>
<tr>
<th></th>
<th>(FIRM TERM)</th>
<th>(NON FIRM TERM)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>SEPTEMBER 2, 2014 TO OCTOBER 1, 2023</td>
<td>OCTOBER 2, 2023 TO OCTOBER 1, 2023</td>
</tr>
<tr>
<td></td>
<td>ANNUAL RENT</td>
<td>ANNUAL RENT</td>
</tr>
<tr>
<td>SHELL RENT¹</td>
<td>$171,046.00</td>
<td>$171,046.00</td>
</tr>
<tr>
<td>TENANT IMPROVEMENTS RENT²</td>
<td>$15,329.17</td>
<td>$0.00</td>
</tr>
<tr>
<td>OPERATING COSTS³</td>
<td>$77,301.00</td>
<td>$77,301.00</td>
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<tr>
<td>TOTAL ANNUAL RENT</td>
<td>$263,676.17</td>
<td>$248,347.00</td>
</tr>
</tbody>
</table>

¹Shell rent (Firm Term) calculation: $6.1087857 per RSF multiplied by 28,000 RSF
²The Tenant Improvement Allowance of $102,820.79 is amortized at a rate of 7.0 percent per annum over the remaining firm term, which is 9.0833 years (109 months).
³Operating Costs rent calculation: $2.76675 per RSF multiplied by 28,000 RSF.

3) In accordance with Sub-Paragraph A. Parking under Paragraph "1.02 EXPRESS APPURtenANT RIGHTS" of Lease Number GS-07P-LTX17210 (GSA Form L202), the Lessor shall provide 48 surface parking spaces at no additional cost to the Government.