GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

LEASE AMENDMENT

ADDRESS OF PREMISES

45 INDUSTRIAL BOULEVARD
PENSACOLA, FL 32503-7660

LEASE AMENDMENT No. 1
TO LEASE NO. GS-04P-LFL60455

PDN Number:

THIS AMENDMENT is made and entered into between INDUSTRIAL BOULEVARD OFFICE PARK, INC.
whose address is:

6155 N. Palafox Street
Pensacola, FL 32503-7619

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

WHEREAS, the parties hereto desire to amend the above Lease, (1) to establish the commencement date of the Lease, (2) to establish the annual rental rate, and (3) to establish the termination rights of the 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 as follows:

SEE ATTACHED

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: William M. Bell
Title: OFFICE MANAGER
Entity Name: INDUSTRIAL BOULEVARD OFFICE PARK
Date: 11-18-15

FOR THE GOVERNMENT:

Signature: [Redacted]
Name: [Redacted]
Title: Lease Contracting Officer
Entity Name: GSA, Public Buildings Service
Date: 11-19-2015

WITNESSED FOR THE LESSOR BY:

Signature: [Redacted]
Name: [Redacted]
Title: [Redacted]
Date: 11-18-15

Lease Amendment Form 12/12
1. The term of the Lease shall commence on **August 15, 2015** and shall continue through **August 14, 2020**, subject to the termination rights set forth in the Lease.

2. The Government may terminate this Lease, in whole or in part, at any time after **February 14, 2018** by providing not less than 90 days’ prior written notice to the Lessor. The effective date of the termination shall be the day following the expiration of the required notice period or the termination date set forth in the notice, whichever is later. No rental shall accrue after the effective date of termination.

3. Paragraph No. 1.03. (A) of the lease is hereby deleted and replaced as follows:

**RENT AND OTHER CONSIDERATIONS (SEP 2013)**

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

<table>
<thead>
<tr>
<th>OFFICE SPACE</th>
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<tbody>
<tr>
<td><strong>FIRM TERM (08/15/2015 TO 02/14/2018)</strong></td>
</tr>
<tr>
<td><strong>ANNUAL RENT</strong></td>
</tr>
<tr>
<td>SHELL RENT</td>
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<tr>
<td>TENANT IMPROVEMENTS RENT</td>
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<tr>
<td>OPERATING COSTS</td>
</tr>
<tr>
<td>BUILDING SPECIFIC AMORTIZED CAPITAL (BSAC)</td>
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<tr>
<td>PARKING</td>
</tr>
<tr>
<td><strong>TOTAL ANNUAL RENT</strong></td>
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</tbody>
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*Shell rent calculation:
  (Firm Term) Office Space: $15.00 per RSF multiplied by 9,991 RSF.
  (Non Firm Term) Office Space: $15.00 per RSF multiplied by 9,991 RSF.
*The Tenant Improvement Allowance of $0.00 is amortized at a rate of N/A percent per annum over N/A years.
*Operating Costs rent calculation: Office Space: $5.87 per RSF multiplied by 9,991 RSF.
*Building Specific Amortized Capital (BSAC) of $0.00 are amortized at a rate of N/A percent per annum over N/A years
*Parking costs described under sub-paragraph H below

4. Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of this Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.