THIS AMENDMENT is made and entered into between: **GW DEVELOPMENT**
whose address is: 2291 W. Broadway, Missoula, MT 59808-1813, 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 update lease identification number, provide specific lease effective date, update parking and incorporate GSA Form 3518,

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 **August 23, 2015** as follows:

The lease number is hereby updated to reflect the required format: GS-08P-LMT14668.

GSA Form 3518 dated 9.14.15 (attached) is hereby incorporated into the lease.

The lease is effective **August 23, 2015** through **August 22, 2035**.

Paragraph 1.02.A is hereby deleted and replaced with the following:

"1.02.A Parking: 44 parking spaces as depicted on the plan attached hereto as Exhibit A of which 4 shall be structured spaces reserved for the exclusive use of the Government, and 40 shall be surface parking spaces (Diagram attached). In addition, the Lessor shall provide such additional parking spaces as required by the applicable code of the local government entity having jurisdiction over the Property."

This Lease Amendment contains 15 pages.

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

IN WITNESS WHEREOF, the signatures of the parties hereto appear as of the below date.

FOR THE Lessor:
Signature: __________________________
Name: __________________________
Title: __________________________
Entity Name: ______________________
Date: __________/________/________

FOR THE Lessee:
Signature: __________________________
Name: __________________________
Title: Lease Contracting Officer
Entity Name: GSA, Public Buildings Service
Date: __________/________/________

WITNESS:
Signature: __________________________
Name: __________________________
Title: __________________________
Date: __________/________/________
RENT AND OTHER CONSIDERATIONS (SEP 2013)

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

<table>
<thead>
<tr>
<th></th>
<th>8/23/15-8/22/24</th>
<th>8/23/24-8/22/35</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>SHELL RENT</strong>¹</td>
<td>$833,712.51</td>
<td>$910,880.01</td>
</tr>
<tr>
<td><strong>TENANT IMPROVEMENTS RENT</strong>³</td>
<td>$0.00</td>
<td>$0.00</td>
</tr>
<tr>
<td><strong>OPERATING COSTS</strong>³</td>
<td>$263,912.85</td>
<td>$263,912.85</td>
</tr>
<tr>
<td><strong>REAL ESTATE TAXES</strong>⁴</td>
<td>$129,641.39</td>
<td>$129,641.39</td>
</tr>
<tr>
<td><strong>PARKING</strong>⁵</td>
<td>$36,960.00</td>
<td>$36,960.00</td>
</tr>
<tr>
<td><strong>TOTAL ANNUAL RENT</strong></td>
<td>$1,264,226.75</td>
<td>$1,341,394.25</td>
</tr>
</tbody>
</table>

¹Shelf rent calculation: (8/23/15 – 8/22/24) $16.20 per RSF multiplied by 51,445 RSF
²(8/23/24 – 8/22/35) $17.70 per RSF multiplied by 51,445 RSF
³The Tenant Improvements Allowance of XX is amortized at a rate of XX percent per annum over XX years. Not Applicable
⁴Operating Costs and calculation: $5.13 per RSF multiplied by 51,445 RSF
⁵Real Estate Taxes of $2.52 per RSF multiplied by 51,445 RSF

INITIALS: Lessor & Government

Lease Amendment Form 12/12