

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-04P-LTN60326
ADDRESS OF PREMISES: 1001 AIRPORT ROAD, SUITE 14 CHATTANOOGA, TN 37421-2271	PDN Number: N/A

THIS AMENDMENT is made and entered into between **CHATTANOOGA METROPOLITAN AIRPORT AUTHORITY** WHOSE address is: 1001 AIRPORT ROAD CHATTANOOGA, TN 37421-2271

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 add 2 surface parking spaces.

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 5/1/2016 as follows:

"To HAVE AND TO HOLD the said premises with their appurtenances for the term commencing on **January 1, 2016**, and continuing through **December 31, 2026**, subject to termination and renewal rights as may be hereinafter set forth."

Paragraph 3 of the lease is deleted in its entirety and replaced with the following:
"The Government shall pay the Lessor annual rent for the entire term, monthly, in arrears, as follows."

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: _____
Name: _____
Title: PRESIDENT & CEO
Entity Name: CHATTANOOGA AIRPORT AUTHORITY
Date: 5/25/16

FOR THE GOVERNMENT:

Signature: _____
Name: _____
Title: _____
GSA, Public Buildings Service,
Date: 5/31/16

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: _____
Title: _____
Date: _____

Approved as to form and legality

TERM: 5/1/2016 TO 12/31/2016 ²⁵ <i>Lyte</i>	
ANNUAL RENT	
SHELL RENT ¹	\$61,673.65
OPERATING COSTS ²	\$ 0.00
LUMP SUM ³	\$ 120.00
PARKING ⁴	\$ 480.00
TOTAL ANNUAL RENT	\$62,153.65

¹Shell rent calculation:

(Firm & Non-Firm Term) \$32.77 (rounded) per RSF multiplied by 1,882 RSF

²Operating Costs rent calculation: \$0.00 per RSF multiplied by 1,882 RSF. No CPI adjustments apply.

³One-time lump sum \$120.00 fee (\$60.00 per hangtag per parking space).

⁴Parking costs are for 2 surface parking spaces and 0 structured parking spaces reflecting a rate of \$20.00 per surface space and \$0 per structured space per month.

INITIALS:

[Handwritten Signature]

&

LESSOR

GOV'T