THIS AMENDMENT is made and entered into between

Capital Region Airport Commission

whose address is: 1 Richard E. Byrd Terminal Drive
Richmond International Airport
Richmond, VA 23250-2450

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

WHEREAS, these parties hereto desire to amend the above Lease to establish rental payments upon lease commencement.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective February 10, 2016, as follows:

1. Sub-paragraph A. of Lease Paragraph 1.03 RENT AND OTHER CONSIDERATIONS (SEP 2013) is hereby amended by deleting the existing text and inserting in lieu thereof the following:

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 LEASOR:

Signature:
Name: [Redacted]
Title: President and CEO
Entity Name: Capital Region Airport Commission
Date: 2/9/2016

FOR THE GOVERNMENT:

Signature:
Name: Joe Beck
Title: Lease Contracting Officer
Entity Name: GSA, Public Buildings Service
Date: 2/9/16

WITNESSED BY:

Signature:
Name: [Redacted]
Title: [Redacted]
Date: 2/9/2016

Lease Amendment Form 12/12
"1.03 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>Description</th>
<th>Firm Term Annual Rent</th>
<th>Non-Firm Term Annual Rent</th>
</tr>
</thead>
<tbody>
<tr>
<td>Shell Rent¹</td>
<td>$51,564.29</td>
<td>$51,564.29</td>
</tr>
<tr>
<td>Operating Costs²</td>
<td>$20,252.86</td>
<td>$20,252.86</td>
</tr>
<tr>
<td>Parking</td>
<td>$0.00</td>
<td>$0.00</td>
</tr>
<tr>
<td>Total Annual Rent</td>
<td>$71,817.15</td>
<td>$71,817.15</td>
</tr>
</tbody>
</table>

¹Shell rent calculation: (Firm Term) $12.17 per RSF multiplied by 4,237 RSF. (Non-Firm Term) $12.17 per RSF multiplied by 4,237 RSF.
²Operating Costs rent calculation: $4.78 per RSF multiplied by 4,237 RSF.

2. Upon completion and Government acceptance of Lease Paragraph 7.01 SECURITY STANDARDS (JUN 2012) and 7.02 AGENCY REQUIRED IMPROVEMENTS, the Tenant Improvement Allowance of $34,161 and Building Specific Amortized Capital (BSAC) amount of $19,835 will be amortized at a rate of 2 percent per annum over the remainder of the firm term."