

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 03
	TO LEASE NO. GS-02B-LVI19204
ADDRESS OF PREMISES: 62-3 ESTATE THOMAS St. THOMAS, VI 00802	PDN Number: PS0030576

THIS AMENDMENT is made and entered into between LITTLE OAK VENTURES, LLC whose address is: P.O. BOX 9877, ST. THOMAS, VI 00801 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) revise LA #1 and (2) include the amount of the one time lump sum payment due to the lessor.

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:

- Paragraph Number (4) in SLA #1 is hereby deleted in its entirety and replaced as follows: The Lessor agrees to reconfigure closet area to accommodate a new shower and changing room. As detailed in PCO #2, attached hereto as Exhibit "A" and made part of this Lease Amendment. The Government agrees to pay the Lessor the sum of [REDACTED] upon completion and acceptance of the work; and Project Cost Summary:
- The Government shall reimburse the Lessor in one-time lump sum payment for the amount of \$189,593.15 for the Tenant Improvements, upon receipt of an original invoice by the Contracting Officer.

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:

[REDACTED]

Signature: _____
Name: Michael Williams
Title: Lessor
Entity Name: Little Oak Ventures, LLC
Date: 6/17/15

FOR THE GOVERNMENT:

[REDACTED]

Signature: _____
Name: Garrett Hernandez
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: 6/17/15

WITNESSED FOR THE LESSOR BY:

[REDACTED]

Signature: _____
Name: Tom Evans
Title: VP Sun Solutions
Date: 6/17/15

The Lessor shall submit one original invoice which shall be printed on the same letterhead as that named on the Lease and shall reference the **PS0030576** and shall be sent to:

General Services Administration
FTS and PBS Payment Division (7BCP)
819 Taylor Street
Fort Worth, TX 76102-0181

A copy of the invoice must be provided to the Contracting Officer at the following address:

General Services Administration
Attn: Carmen Hernandez, Contracting Officer
150 Carlos E Chardon Street
Hato Rey, PR 00918-1703

A proper invoice must include the following:

- Invoice date
- Name of the Lessor as shown on the Lease
- Lease contract number, building address, and a description, price, and quantity of the items delivered
- PS0030576

If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it.

INITIALS: MM & CH
LESSOR GOVT