

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 4	TO LEASE NO. LVT04755	DATE OCT 10 2011	PAGE 1 of 3
---------------------------------------	--------------------------	---------------------	----------------

ADDRESS OF PREMISES
1st Floor, 55 Community Drive, South Burlington, VT 05403 PPN # PS0021826

THIS AGREEMENT, made and entered into this date by and between 55 COMMUNITY DRIVE, LLC

whose address is c/o Technology Park Partners
30 Community Drive, Suite # 4
South Burlington, Vermont 05403

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 order approved Change Orders 1-3 to the Tenant Improvements.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective, July 22, 2011, as follows:

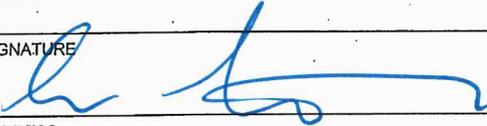
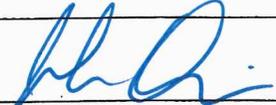
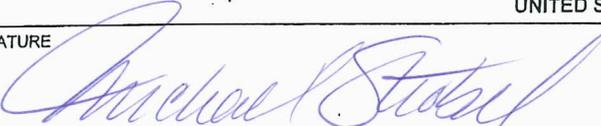
- I. The Lessor shall provide all labor, materials, supervision and equipment unless otherwise confirmed in writing from Contracting Officer to accomplish the scope of work for 1st Floor, 55 Community Drive, South Burlington, VT for the [redacted] South Burlington Field Office in accordance with the drawings entitled "GSA-100% Bid Document Set" dated December 30, 2010; and in accordance with Lessor's final Tenant Improvement Cost Summary dated February 15, 2011 in the amount of \$940,742.00. Subsequently the Government has authorized additional costs of \$20,859.51 for change orders 1-3 during construction. See attached Change Order Log dated July 22, 2011.
- II. The Government shall reimburse the Lessor in a lump sum payment in the amount of \$20,859.51, upon receipt of an original invoice after completion, inspection, and acceptance of the space by the Contracting Officer.
 - RWA - N1183489 in the amount not to exceed \$20,859.51.

The original invoice must be submitted directly to the GSA Finance Office at the following address:

General Services Administration
FTS and PBS Payment Division (7BCP)
P.O. Box 17181
Fort Worth, TX 76102-0181

Continued on Page 2

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSOR	
SIGNATURE 	NAME OF SIGNER Evan Langfeldt
ADDRESS 55 Community Drive, Ste 402, South Burlington, VT 05403	
IN PRESENCE OF	
SIGNATURE 	NAME OF SIGNER Josh Quinn
ADDRESS 55 Community Drive, Ste 402, South Burlington, VT 05403	
UNITED STATES OF AMERICA	
SIGNATURE 	NAME OF SIGNER MICHAEL STROBEL
	OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER

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

General Services Administration
Attn: Michael Strobel
Contracting Officer
10 Causeway Street, 10th Floor
Boston, MA 02222

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
- GSA PDN # *PS0021826*

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

III. The Lessor hereby waives restoration as a result of all improvements.

INITIALS:

EW
LESSOR

&

MS
GOVT