

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
LEASE AMENDMENT

LEASE AMENDMENT NO. 3

TO LEASE NO. **GS-10B-07230** BLDG NO. **AK3166ZZ**

ADDRESS OF PREMISES: Peterson Tower, 510 L Street, Suite 600, Anchorage, AK 99501

THIS AGREEMENT, made and entered into this date by and between Cal Worthington Trust
Whose address is 510 L Street, Anchorage, AK 99501 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 commence tenant improvements

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said lease is
amended, effective December 1, 2012, as follows:

Lease Amendment (LA) Number 3 has been prepared to amend lease GS-10B-07230 dated May 12, 2011 to remove the
(1) surface parking space and add an additional structure parking space at the Captain Cook Garage and increase the rate
per square feet and annual rent. Exhibit A Section II line 10, Boxes 10D and 10E, Line 16 and Section V Line 26 Paragraph
1 are deleted in their entirety and replace with the following:

Exhibit A Section II Line 10:

Box 10D: \$41,087,244

Box 10E: \$108,171.12

Exhibit A Section V Line 26 for parking rates and quantity:

1. The parking costs to be paid by GSA and included in the shell rate include the following:

Location	Quantity	Monthly Cost	Annual Cost
510 L St. Garage	2	\$115.00	\$2,760.00
Exterior Lot 6th Ave. & K ST.	0	\$85.00	0
Captain Cook Garage	6	\$170.00	\$12,240.00
Total	8		\$15,000

The landlord leases several parking lots under long-term agreements and reserves the right to move the tenant to other lots
within a one or two block distance from the leased premises in the event a parking lot is terminated, with 30 days advance
notice given to the tenant. The monthly rates listed above shall continue to apply. Parking rates will be reviewed and
adjusted on an annual basis or more frequently as needed. Parking rate adjustments will come via subsequent LA's.

Cont. on Page 2

FOR THE LESSOR:

Signature: [Signature]

Name: John Opinsky

Title: Agent in Fact

Entity Name: Cal Worthington Trust

Date: 12-3-12

FOR THE GOVERNMENT:

Signature: [Signature]

Name: ANDREW J. MOHL

Title: CONTRACTING OFFICER

Entity Name: GSA, Public Building Service

Date: DEC 13 2012

WITNESSED FOR THE LESSOR BY:

Signature: [Signature]

Name: WADE BRADSON

Title: PROPERTY MANAGER

Date: 11/30/12

[Signature]

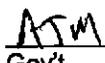
LA 3 TO LEASE GS-10B-07230
PAGE 2 OF 2

Continued from page 1

Use of the GSA Form 276, Supplemental Lease Agreement has been discontinued. All references in the lease to "GSA Form 276" or "Supplemental Lease Agreement" shall be now hereby construed to mean "Lease Amendment"

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

IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

 / 
Lessor Gov't