

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 2	TO LEASE NO. GS-04B-50848	DATE 7/30/2012	PAGE 1 of 1
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ADDRESS OF PREMISES

2001 Siesta Drive, Sarasota FL 34239-5232

THIS AGREEMENT, made and entered into this date by and between KIWI INVESTMENTS, LLC

whose address is: C/O REAGAN ASSET MANAGEMENT, LLC
 711 SOUTH OSPREY AVENUE
 SARASOTA, FL 34236-7852

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

WHEREAS, the parties hereto agree to supplement the above Lease.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective May 14, 2012 as follows:

1. For consideration as the shell rent did not contain an allowance burden for the lessors shell build out cost the Lessor and Government agreed to adjust the shell rents for years 1-5 of the lease.

Pursuant to "Proposal To Lease Space" (GSA form 1364) dated 03/07/11, Section II.

- a. Block 16, Column d. SHELL RENT, PER RSF will be \$12.76.
- b. Block 16, Column e. SHELL RENT, PER ABOA SF will be \$14.51.

Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of this Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.

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

LESSOR

SIGNATURE <i>Mark Kautzman</i>	NAME OF SIGNER Mark Kautzman
ADDRESS 711 South Osprey Ave Sarasota, FL 34236	

IN PRESENCE OF

SIGNATURE <i>David Matthews</i>	NAME OF SIGNER David Matthews
ADDRESS 711 South Osprey Ave Sarasota, FL 34236	

UNITED STATES OF AMERICA

SIGNATURE <i>Glynda M. Grieve</i>	NAME OF SIGNER Glynda Grieve
	OFFICIAL TITLE OF SIGNER Contracting Officer

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 3	TO LEASE NO. GS-04B-50848	DATE 7/30/2012	PAGE 1 of 2
ADDRESS OF PREMISES 2001 Siesta Drive, Sarasota FL 34239-5232			

THIS AGREEMENT, made and entered into this date by and between **KIWI INVESTMENTS, LLC**

whose address is: **C/O REAGAN ASSET MANAGEMENT, LLC
711 SOUTH OSPREY AVENUE
SARASOTA, FL 34236-7852**

Hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the **Government**:
WHEREAS, the parties hereto agree to supplement the above Lease.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective **May 07, 2012** as follows:

1. This Supplemental Lease Agreement (SLA) No. 3 has been prepared to issue acceptance and **Notice to Proceed (NTP)** of the Lessor's proposals indicated in Exhibit "A" attached to this SLA, in the amount of **\$413,122.28**, for the Tenant Improvements (TI), space build-out at **2001 Siesta Drive, Sarasota FL 34239-5232**. The Bids have been received and the cost has been determined to be fair and reasonable.

Payment will be due only for items which are listed in the Scope of Work, Exhibit "A" attached to this SLA or requested in writing by the Contracting Officer.

The Government Agency was entitled to additional TI allowance pursuant to the Tenant Occupancy Agreement. Therefore the TI allowance is increased to **\$41,5986** per USF (8586) or **\$357,165.58**.

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

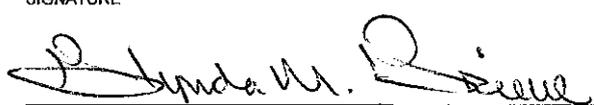
LESSOR

SIGNATURE 	NAME OF SIGNER Mark Kerstman
ADDRESS 711 South Osprey Ave Sarasota, FL 34236	

IN PRESENCE OF

SIGNATURE 	NAME OF SIGNER David Mattias
ADDRESS 711 South Osprey Ave Sarasota FL 34236	

UNITED STATES OF AMERICA

SIGNATURE 	NAME OF SIGNER Glynda Grieve
	OFFICIAL TITLE OF SIGNER Contracting Officer

Supplemental Lease Agreement # 3
2001 Siesta Drive, Sarasota FL 34239-5232; LSE: GS-04B-50848

1. Continued;

The Lessor will be paid upon completion, inspection and acceptance of the Scope of Work by the Government. Payment is predicated on receipt of this signed SLA. **\$357,165.58** will be amortized in the rent per paragraph (7) of the SF2. The difference of **\$55,956.70** will be paid in lump sum.

3. The Lessor agrees that the invoice shall be printed on the same letterhead as the named on this lease, shall include the Lease number, building address, and a price and quantity of the items delivered. Invoices shall reference number PS0024072 and shall be sent electronically to the GSA Finance Website at <http://www.finance.gsa.gov/defaultexternal.asp>
Instructions for invoice submission are included on the website. Additional assistance is available from the Finance Customer Service line at 817-978-2408. If the Lessor is unable to process this invoice electronically, and invoice may be mailed to:

GSA, Greater Finance Center
FAS and PBS Payment Division (7BCP)
P O Box 17181
Fort Worth, TX 76102-0181

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

Glynda M. Grieve
U.S. GENERAL SERVICES ADMINISTRATION
REAL ESTATE ACQUISITION DIVISION (READ) – 4PR1A
7771 W. OAKLAND PARK BLVD. SUITE 119
SUNRISE, FL 33351

Attached;

Exhibit "A" DID Plan.

Except as modified in this Agreement, all terms and conditions of the Lease shall remain in full force and effect, and in the event that any of the terms and conditions of the Agreement conflict with any terms and conditions of the Lease or any previous supplemental lease agreements, the terms and conditions of this Agreement shall control and govern.

INITIALS:

LESSOR *AMK*

GOV'T *[Signature]*