

**SUPPLEMENTAL LEASE AGREEMENT**

SUPPLEMENTAL LEASE AGREEMENT NO. 05	TO LEASE NO. GS-04B-59155	DATE 11/4/11	PAGE 1 of 1
--	------------------------------	-----------------	----------------

ADDRESS OF PREMISES Suntrust Bank Building located at 435 Second Street, 3<sup>rd</sup> floor, Macon, GA 31201-2624

**THIS AGREEMENT**, made and entered into this date by and between **Macon Office Investment, LLC**

whose address is 121 West Trade Street, Suite 2020  
Charlotte, NC 28202-5399

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

**WHEREAS**, the parties hereto desire to amend the above Lease contract as indicated below.

**NOW THEREFORE**, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective upon execution by the Government, as follows:

Paragraphs 3, 11 and 14 of the lease is hereby deleted in its entirety and replaced as follows:

"3. The Government shall pay the Lessor annual rent for the entire term, monthly in arrears, as follows:

<u>TERM</u>	<u>ANNUAL RENT</u>	<u>RATE PER RSF<sup>1</sup></u>	<u>RATE PER BOASF<sup>2</sup></u>	<u>MONTHLY RATE</u>
Years 1-5	\$240,201.98 <sup>3</sup>	\$17.11	\$19.68	\$20,016.83
Years 6-10	\$172,541.77 <sup>4</sup>	\$12.29	\$14.13	\$14,378.48

Note 1: The rate per Rentable Square Feet (RSF) is determined by dividing the total annual rental by the RSF set forth in paragraph 1 above.

Note 2: The rate per ANSI/BOMA Office Area Square Feet (ABOASF) is determined by dividing the total annual rental by the ABOASF set forth in paragraph 9.

Note 3. Shell Rent \$6.92 (\$97,151.26); Operating Costs \$4.03 (\$56,577.98); Tenant Improvements \$6.16 (\$86,472.74)

Note 4. Shell Rent \$8.26 (\$115,963.79); Operating Costs \$4.03 (\$56,577.98)"

"11. In accordance with Paragraph 1.9 (Building Shell Requirements) of SFO No. 7GA2173, the shell rate is established as \$7.97 per ABOASF (\$6.92 per RSF) for years 1 through 5, and the shell rate is established at \$9.50 per ABOASF (\$8.26 per RSF) for years 6 through 10.

"14. In accordance with Paragraph 3.6 (Operating Costs) and 3.7 (Operating Costs Base) of SFO No. 7GA2173, the escalation base is established as \$4.63 per ABOASF (\$4.03 per RSF).

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.

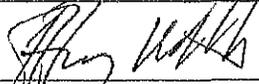
**IN WITNESS WHEREOF**, the parties hereto have hereunto subscribed their names as of the date first above written.

**LESSOR Macon Office Investment, LLC**

SIGNATURE 	NAME OF SIGNER Christopher R. Smith
---	--

ADDRESS 121 W Trade St Ste 2020 Charlotte NC 28202

**IN PRESENCE OF**

SIGNATURE 	NAME OF SIGNER Jeffrey Witek
---	---------------------------------

ADDRESS 121 W Trade St Ste 2020 Charlotte, NC 28202

**UNITED STATES OF AMERICA**

SIGNATURE 	NAME OF SIGNER
	OFFICIAL TITLE OF SIGNER