

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 5
	TO LEASE NO. GS-06P-90076
ADDRESS OF PREMISES: 3351 Square D Drive, SW Cedar Rapids, IA 52404-3917	PDN Number:: PS0017254

THIS AMENDMENT is made and entered into between

Regent Investment Corporation

whose address is: 223 3rd St., SE, Room 230
Cedar Rapids, IA 52401-1508

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

WHEREAS, the parties hereto desire to amend the above Lease. .

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:

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."

The purpose of this Lease Amendment (LA) is to document the lump-sum payment for the electrical alterations needed for VTC compatibility.

1. The Lessor is authorized to proceed with the electrical alterations in the amount of [REDACTED] needed for VTC compatibility. Once invoiced properly by the Lessor as explained below, the Government will issue a lump-sum payment.
2. Payment for the lump-sum items shall become due thirty days after completion of the work, acceptance by the Government, and receipt of Invoice from the Lessor.

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

This Lease Amendment contains 2 pages.

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:

Signature: [Signature]
 Name: Robert Becker
 Title: VP
 Entity Name: Regent Investment Corporation
 Date: 2/15/13

FOR THE GOVERNMENT:

Signature: [Signature]
 Name: Patrick G. Walsh
 Title: Lease Contracting Officer
 GSA, Public Buildings Service, Real Estate Acquisition Division
 Date: 2/20/13

WITNESSED FOR THE LESSOR BY:

Signature: [Signature]
 Name: Thomas McTigue
 Title: Property Manager
 Date: 2/15/13

General Services Administration
FTS and PBS Payment Division (7BCP)
P O. Box 17181
Ft. Worth, TX 76102-0181
Telephone: (817)3341-2397
OR
www.finance.gsa.gov

Please reference the following PDN# PS0017254.

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

General Services Administration
Patrick Walsh
East Leasing Services Branch (6PRE)
Real Estate Acquisition Division
1500 East Bannister Road
Kansas City, MO 64131-3088
FAX: 816-926-1140

A proper invoice must include:

- Invoice date
- Name of the Lessor exactly as shown on the Lease
- **GSA PDN#PS0017254**
- Remit to address as follows:

Regent Investment Corporation
222 3rd Street, SE, Room 230
Cedar Rapids, IA 5240-1508

- Lease Contract number GS-06P-90076, and building address
- Lease Amendment number 5
- Description, price and quantity of property and services actually delivered and rendered

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

INITIALS: APJ & [Signature]
LESSOR GOVT