

GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE  
LEASE AMENDMENT

LEASE AMENDMENT NO.7

TO LEASE NO. **GS-10B-06879** BLDG NO. **ID4377ZZ**  
PDN NO. **PS0027385**

ADDRESS OF PREMISES

Channing Square Center, 2190 Channing Way, Idaho Falls, ID 83404-8034

THIS AGREEMENT, made and entered into this date by and between CHANNING SQUARE PROPERTIES, LLC

Whose address is 2630 LEGENDS CIR. IDAHO FALLS, ID 83404-4801

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 authorize firm fixed price change orders to the original scope of work, paid via lump sum.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said lease is amended, effective October 18, 2013, as follows:

On September 17, 2013, via SLA #6 the Government issued a Notice to Proceed (NTP) for construction of TIs at the Building at 2190 Channing Way, Idaho Falls, ID 83404. This NTP was issued in the total amount of \$922.80. Additional change orders #1 have now been submitted.

Therefore, this Lease Amendment #.7 orders tenant improvements for change orders#1 in the amount of \$307.83. This amount shall be paid to the Lessor via a one-time lump sum payment. This payment shall occur upon completion, inspection, and acceptance of the work by the Government and receipt of a complete invoice for this work, as described below. Total cost for this project is now calculated as not to exceed \$1230.63.

Details of the cost proposals, statement of work and pricing information are attached as Exhibit A, Pages 1-2. The Lessor or their contractor(s) shall furnish and install all material, equipment and labor necessary to complete the alterations for the project based on mutually approved plans, budgets, and schedules.

The Lessor *must* submit invoice documents electronically at [www.finance.gsa.gov](http://www.finance.gsa.gov) and inform the Lease Administration Manager of the submittal at [Lois.Petersojn@gsa.gov](mailto:Lois.Petersojn@gsa.gov). If the invoice is not submitted on company letterhead, the person(s) with whom the Lease contract is made must sign it. If the Lessor cannot submit documents electronically, hard copies must be sent to:

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

FOR THE LESSOR:

Signature: *Dixie Murphy*  
Name: *Dixie Murphy*  
Title: *Owner*  
Entity Name: *Channing Square, LLC*  
Date: *10-29-13*

FOR THE GOVERNMENT:

Signature: *Lois Peterson*  
Name: *Lois Peterson*  
Title: Lease Contracting Officer  
Entity Name: GSA, Public Building Service  
Date: *10/29/13*

WITNESSED FOR THE LESSOR BY:

Signature: *Allen Murphy*  
Name: *Allen Murphy*

Title: \_\_\_\_\_  
Date: \_\_\_\_\_

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**Original Documents**

GSA Greater Southwest Finance Center  
Attn: PBS Payments Branch (BCFA)  
P.O. Box 17181  
Fort Worth, TX 76102

**Copies**

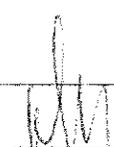
GSA- Boise Field Office  
Attn: Lois Peterson  
550 W. Fort St. Suite 387  
Boise, ID 83724

The Lessor shall be responsible for maintenance and repair of the installed alterations outlined above.

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

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.

  
\_\_\_\_\_  
Lessor

  
\_\_\_\_\_  
Gov't