

**SUPPLEMENTAL LEASE AGREEMENT**

AMENDMENT NO. 2	TO LEASE NO. GS-10B-07270	DATE MAY 9, 2012	PAGE 1 of 1
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ADDRESS OF PREMISES  
Wells Fargo Center, 877 West Main Street, Boise, ID 83702-5883

**THIS AGREEMENT**, made and entered into this date by and between ODC-FIC, LP

whose address is 877 WEST MAIN STREET  
BOISE, ID 83702

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 clarify the annual rental rates and restate the Tax Adjustment and Percentage of Occupancy paragraphs.

**NOW THEREFORE**, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective May 9, 2012, as follows:

I. Paragraphs 3, 9 and 10 are deleted and their entirety and replaced with the following:

3. The Government shall pay the Lessor annual rent of as follows. All rents shall be paid monthly in arrears.

Years	Shell Rent	Operating Costs	Taxes	Total Annual Rent
Years 1 - 5	\$266,280.96	\$61,128.00	\$24,981.96	\$352,390.92
Years 6 - 10	\$293,474.64	\$61,128.00	\$24,981.96	\$379,584.60

\*Taxes are subject to adjustment per Section 4.2 of the SFO and operating costs are subject to CPI adjustments per Section 4.3 of the SFO.

Rent for a lesser period shall be prorated. Rent checks shall be made payable to:

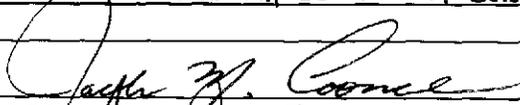
ODC-FIC, LP  
877 WEST MAIN STREET  
BOISE, ID 83702-5883

9. In accordance with the SFO paragraph entitled Tax Adjustment, the base year taxes for the office portion of the building (excluding retail space) is \$310,868.71. Taxes shall be increased or decreased from the base pursuant to annual adjustment per the SFO. The tax parcel number is identified as R1013000790. The first adjustment shall be for the 2011 calendar year.

10. In accordance with the SFO paragraph entitled Percentage of Occupancy, the percentage of Government occupancy is established as 8.03618% (14,090 RSF / 175,332 RSF).

All other terms and conditions remain in full force and effect.

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

SIGNATURE		ODC-FIC, LP	NAME OF SIGNER	
			ARTHUR F. (SKIP) OPPENHEIMER	
ADDRESS 877 W. MAIN ST., SUITE 700, BOISE, ID 83702				
SIGNATURE		IN PRESENCE OF	NAME OF SIGNER	
			JACK M. COONCE	
ADDRESS 877 W. MAIN ST., SUITE 700, BOISE, ID 83702				
SIGNATURE		UNITED STATES OF AMERICA	NAME OF SIGNER	
			MICHAEL J. O'BRIEN	
			CONTRACTING OFFICER	
			OFFICIAL TITLE OF SIGNER	