

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL
AGREEMENT
No. 3

DATE

JUL 13 2012

LEASE NO. GS-09B-02604

ADDRESS OF PREMISES: 1 Utulei Road, Pago Pago, AS 96799-0000

THIS AGREEMENT, made and entered into this date by and between American Samoa Government Employees Retirement Fund whose address is: 1 Utulei Road, Pago Pago, AS 96799-0000

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 establish beneficial occupancy and authorize and incorporate a Change Order (C/O), inclusive of all fees, for Tenant Improvements (TIs) which exceed the tenant improvement allowance; and provide for Lump Sum Payment of these additional tenant improvement costs which exceed the tenant improvement allowance.

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:

Part II B. Paragraph 3 and Attachment 1 Paragraph 4 and Paragraphs 19 and 20 are hereby deleted and replaced:

Part II B. Paragraph 3. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning May 25, 2012, through May 24, 2016, in accordance with the Paragraph entitled "acceptance of space and certificate of occupancy" herein, subject to termination and renewal rights set forth in Part II B. Paragraph 3 of the Lease.

4. May 25, 2012 through May 31, 2012, annual rent of \$0.00 at the rate of \$0.00 per month;

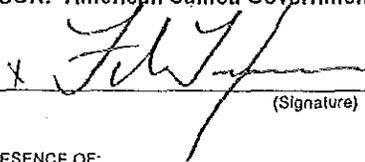
The rent for the rest of the lease term is given below:

Rent	June 1, 2012 through May 24, 2014			May 25, 2014 through May 24, 2016		
	Rent/yr	Rent/rsf	Rent/usf	Rent/yr	Rent/rsf	Rent/usf
Shell	\$81,595.50	\$28.50	\$32.69	\$81,595.50	\$28.50	\$32.69
Operating	\$25,767.00	\$9.00	\$10.32	\$25,767.00	\$9.00	\$10.32
TI Amort	\$87,223.76	\$30.47	\$34.95	\$0.00	\$0.00	\$0.00
Annual	\$194,586.26	\$67.97	\$77.96	\$107,362.50	\$37.50	\$43.01

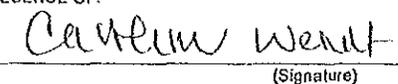
Continued on Sheet No.1

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

LESSOR: American Samoa Government Employees Retirement Fund

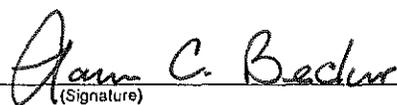
BY 
(Signature)

FILISOHILA TAMEUA EXECUTIVE DIRECTOR
(Print Name and Official title)

IN PRESENCE OF:

(Signature)

CAROLINE WENDT EXECUTIVE DIRECTOR
(Print Name and Official title)

UNITED STATES OF AMERICA: GENERAL SERVICES ADMINISTRATION, Public Buildings Service

BY 
(Signature)

Contracting Officer
(Official title)

