

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>	LEASE AMENDMENT No. 25
	TO LEASE NO. GS-10B-06485 BLDG NO. WA7858ZZ
<b>LEASE AMENDMENT</b>	
ADDRESS OF PREMISES SeaTac International Airport, Port of Seattle, Main Terminal 17801 Pacific Highway South Seattle, WA 98158-1200	PDN Number: N/A

**THIS AMENDMENT** is made and entered into between **The Port of Seattle**

whose address is: Port of Seattle/SeaTac International Airport, Aviation Properties, 17801 Pacific Highway South, Room A6012M, Seattle, WA 98158-1200

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 extend the term of the lease for a period of 39 months, state the rent for the additional term, and amend the payee information.

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, effective October, 30 2018 as follows:

To extend the lease term for an additional 39 Months, 12 months firm, Part II B Term is deleted in its entirety and replaced below and Exhibit B, as last modified in Lease Amendment 23, is hereby deleted and replaced with the attached Exhibit B. To amend the payee information, Part II. Section C. Rental, Boxes 7 through 11 are deleted and replaced below. FAR 52.232-33 PAYMENT BY ELECTRONIC FUNDS TRANSFER - SYSTEM FOR AWARD MANAGEMENT (JUL 2013) is also hereby added to the General Clauses, incorporated by reference.

Part II. Section B. Term: To have and to hold, the said premises with their appurtenances for the term commencing on December 23, 2001 and continuing through **January 21, 2022** inclusive. The Government or the Lessor may terminate this lease, or any space, at any time on or after **January 21, 2020**, by giving at lease **sixty (60)** day's notice in writing to the Lessor or Lessee. No rental shall accrue after the effective date of the termination. Said notice shall be computed commencing with the day after the date of mailing.

**Surrender of Premises:** At the termination of this Lease, Lessee shall promptly and peaceably surrender possession of the Premises to the Port. The Premises shall be returned in substantially the same condition as received (unless altered by Lessee with Port's consent), reasonable wear and tear excepted.

Part II. Section C. Rental:

Rent shall be payable in arrears and will be due on the first workday of each month. When the date for commencement of the lease falls after the 15th day of the month, the initial rental payment shall be due on the first workday of the second month following the commencement date. Rent for a period of less than a month shall be prorated.

Boxes 7 – 11 are replaced with the following paragraph:

Rent shall be paid to Lessor by electronic funds transfer in accordance with the provisions of the General Clauses. Rent shall be payable to the Payee designated by the Lessor in the System for Award Management (SAM). If the payee is different from the Lessor, both payee and Lessor must be registered and active in SAM.

This Lease Amendment contains 1 page and Exhibit B – Rental Rates (1 Page).

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: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Entity Name: \_\_\_\_\_  
Date: \_\_\_\_\_

**FOR THE GOVERNMENT:**

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: Lease Contracting Officer  
GSA, Public Buildings Service,  
Date: \_\_\_\_\_

**WITNESSED FOR THE LESSOR BY:**

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

### GS-10B-06485 Exhibit B - Rental Rates

Room #	NAME	RSF	EFFECTIVE DATE	RENTAL RATE/RSF/YR	JANITORIAL AND MAINTENANCE RATE/RSF/YR	TOTAL RENTAL RATE/RSF/YR	MONTHLY RENT	ANNUAL RENT
B3035R	Baggage Break Room	687	11/1/2018	\$128.85	\$10.00	\$138.85	\$7,949.16	\$95,389.95
A5062C	So. STSO Office	350	11/1/2018	\$128.85	\$10.00	\$138.85	\$4,049.79	\$48,597.50
B3106R	BAT Room	930	11/1/2018	\$128.85	\$10.00	\$138.85	\$10,760.88	\$129,130.50
MT5159T	CTE Locker Room	224	11/1/2018	\$128.85	\$10.00	\$138.85	\$2,591.87	\$31,102.40
S1125TR	FIS Break Room	166	11/1/2018	\$128.85	\$10.00	\$138.85	\$1,920.76	\$23,049.10
MT6031M	Former FAA	664	11/1/2018	\$128.85	\$10.00	\$138.85	\$7,683.03	\$92,196.40
MT6027M	Addition to Former FAA	268	11/1/2018	\$128.85	\$10.00	\$138.85	\$3,100.98	\$37,211.80
C1314OR	C-1 Break Room	889	11/1/2018	\$128.85	\$10.00	\$138.85	\$10,286.47	\$123,437.65
A4150BR	C-60 Break Room	1148	11/1/2018	\$128.85	\$10.00	\$138.85	\$13,283.32	\$159,399.80
MT6670M	New North Break Room	2609	11/1/2018	\$128.85	\$10.00	\$138.85	\$30,188.30	\$362,259.65
	<b>Total</b>	<b>7,935</b>		<b>\$128.85</b>	<b>\$10.00</b>	<b>\$138.85</b>	<b>\$91,814.56</b>	<b>\$1,101,774.75</b>

Room #	NAME	RSF	EFFECTIVE DATE	RENTAL RATE/RSF/YR	JANITORIAL AND MAINTENANCE RATE/RSF/YR	TOTAL RENTAL RATE/RSF/YR	MONTHLY RENT	ANNUAL RENT
B3035R	Baggage Break Room	687	1/22/2020	\$153.26	\$10.00	\$163.26	\$9,346.64	\$112,159.62
A5062C	So. STSO Office	350	1/22/2020	\$153.26	\$10.00	\$163.26	\$4,761.75	\$57,141.00
B3106R	BAT Room	930	1/22/2020	\$153.26	\$10.00	\$163.26	\$12,652.65	\$151,831.80
MT5159T	CTE Locker Room	224	1/22/2020	\$153.26	\$10.00	\$163.26	\$3,047.52	\$36,570.24
S1125TR	FIS Break Room	166	1/22/2020	\$153.26	\$10.00	\$163.26	\$2,258.43	\$27,101.16
MT6031M	Former FAA	664	1/22/2020	\$153.26	\$10.00	\$163.26	\$9,033.72	\$108,404.64
MT6027M	Addition to Former FAA	268	1/22/2020	\$153.26	\$10.00	\$163.26	\$3,646.14	\$43,753.68
C1314OR	C-1 Break Room	889	1/22/2020	\$153.26	\$10.00	\$163.26	\$12,094.85	\$145,138.14
A4150BR	C-60 Break Room	1148	1/22/2020	\$153.26	\$10.00	\$163.26	\$15,618.54	\$187,422.48
MT6670M	New North Break Room	2609	1/22/2020	\$153.26	\$10.00	\$163.26	\$35,495.45	\$425,945.34
	<b>Total</b>	<b>7,935</b>		<b>\$153.26</b>	<b>\$10.00</b>	<b>\$163.26</b>	<b>\$107,955.68</b>	<b>\$1,295,468.10</b>

Room #	NAME	RSF	EFFECTIVE DATE	RENTAL RATE/RSF/YR	JANITORIAL AND MAINTENANCE RATE/RSF/YR	TOTAL RENTAL RATE/RSF/YR	MONTHLY RENT	ANNUAL RENT
B3035R	Baggage Break Room	687	1/22/2021	\$161.66	\$10.00	\$171.66	\$9,827.54	\$117,930.42
A5062C	So. STSO Office	350	1/22/2021	\$161.66	\$10.00	\$171.66	\$5,006.75	\$60,081.00
B3106R	BAT Room	930	1/22/2021	\$161.66	\$10.00	\$171.66	\$13,303.65	\$159,643.80
MT5159T	CTE Locker Room	224	1/22/2021	\$161.66	\$10.00	\$171.66	\$3,204.32	\$38,451.84
S1125TR	FIS Break Room	166	1/22/2021	\$161.66	\$10.00	\$171.66	\$2,374.63	\$28,495.56
MT6031M	Former FAA	664	1/22/2021	\$161.66	\$10.00	\$171.66	\$9,498.52	\$113,982.24
MT6027M	Addition to Former FAA	268	1/22/2021	\$161.66	\$10.00	\$171.66	\$3,833.74	\$46,004.88
C1314OR	C-1 Break Room	889	1/22/2021	\$161.66	\$10.00	\$171.66	\$12,717.15	\$152,605.74
A4150BR	C-60 Break Room	1148	1/22/2021	\$161.66	\$10.00	\$171.66	\$16,422.14	\$197,065.68
MT6670M	New North Break Room	2609	1/22/2021	\$161.66	\$10.00	\$171.66	\$37,321.75	\$447,860.94
	<b>Total</b>	<b>7,935</b>		<b>\$161.66</b>	<b>\$10.00</b>	<b>\$171.66</b>	<b>\$113,510.18</b>	<b>\$1,362,122.10</b>