

AMENDMENT #2 TO LEASE AGREEMENT

THIS AMENDMENT To LEASE AGREEMENT is entered into this ___ day of March, 2026 by and between Lessor Roter Investments of Nevada Limited Partnership and Lessee Washoe County, a political subdivision of the State of Nevada,

WITNESSETH

WHEREAS Lessor and Lessee are Parties to a Lease Agreement dated on or around May 24, 2016, amended by Amendment #1 to Lease Agreement dated on September 14, 2021; and,

WHEREAS the Lease Agreement at Section Twenty-Seven allows for an amendment to the Agreement provided any such amendment is in writing; and,

WHEREAS the Parties have met and conferred and mutually agree to amend the Lease Agreement to and extend the term for an additional period of 60 months and to adjust the rent,

NOW, THEREFORE, in consideration of the foregoing and the mutual promises and covenants contained herein and for other good and valuable consideration, the Parties hereto, intending to be legally bound, hereby agree to amend the Lease Agreement as follows:

1. The Parties agree to extend the term of the Lease Agreement for an additional 60 months commencing on July 1, 2026 and terminating on June 30, 2031 unless sooner terminated or extended upon mutual agreement of the parties or as otherwise provided in the Lease Agreement or this Amendment, and upon the same terms and conditions as described in the Lease Agreement, with the following amendments:

A. Section Three "RENTAL AND COMMON AREA EXPENSE" shall be amended to reflect that Monthly Rent Payments shall be:

- \$15,293.25 per month commencing July 1, 2026 through June 30, 2027;
- \$15,752.05 per month commencing July 1, 2027 through June 30, 2028;
- \$16,224.61 per month commencing July 1, 2028 through June 30, 2029;
- \$16,711.35 per month commencing July 1, 2029 through June 30, 2030;
- \$17,212.69 per month commencing July 1, 2030 through June 30, 2031.

2. All other terms and conditions of the Lease Agreement not described in this Amended Lease Agreement shall remain in full force and effect during the extended term of the Lease Agreement.

3. There are no other changes or amendments to the Lease Agreement not described herein.

4. The terms of this Amendment shall prevail over the terms of the Lease Agreement in the case of a conflict.

IN WITNESS WHEREOF, the parties hereto have caused this amendment to the original contract to be signed and intended to be legally bound, thereby

LESSOR:

ROTER INVESTMENTS OF NEVADA LIMITED PARTNERSHIP

By: 

Robert C. Rothe, President

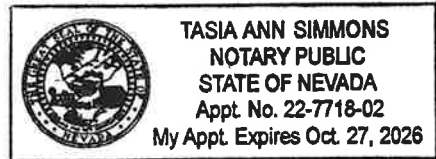
STATE OF NEVADA
COUNTY OF WASHOE

This instrument was acknowledged before me on and day of MARCH, 2026

by ROBERT ROTHE



NOTARY



LESSEE:

WASHOE COUNTY, a political subdivision of the State of Nevada, (COUNTY)

By: _____

Chair, Washoe County Commission

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____ day of _____, 2026

by _____

NOTARY