

THIRD AMENDMENT TO INTERLOCAL MEDICAL OFFICE LEASE

This THIRD AMENDMENT TO INTERLOCAL MEDICAL OFFICE LEASE (“**THIRD Amendment**”), is made by and between UNIVERSITY MEDICAL CENTER OF SOUTHERN NEVADA (“**UMCSN**” or “**LESSOR**”) and the BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION (“**Board**” or “**NSHE**”), on behalf of the UNIVERSITY OF NEVADA, LAS VEGAS, KIRK KERKORIAN SCHOOL OF MEDICINE AT UNLV (“**UNLV**” or “**LESSEE**”). This THIRD Amendment is effective as of the last date any authorized signatory affixes his/her signature below (“**Effective Date**”).

WITNESSETH:

WHEREAS, Lessor and Lessee entered into that certain Interlocal Medical Office Lease dated April 4, 2018, as amended by the First Amendment to Interlocal Medical Office Lease dated June 5, 2018 (the “**First Amendment**”), and the Second Amendment to Interlocal Medical Office Lease dated July 19, 2019 (the “**Second Amendment**”), pursuant to which Lessee is leasing 21,404 square feet of space from Lessor (collectively, the “**Lease**”);

WHEREAS, the Lease is set to expire on October 31, 2022 (“**Original Term**”);

WHEREAS, Lessee now desires to exercise the first of its two (2) options (“**Option Period**”) to renew the Lease as permitted by Section 2.2 of the Lease; and

WHEREAS, Lessee is not in default under the Lease.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, as well as other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lessor and Lessee agree that the Lease shall be amended as follows:

1. Term. Lessee hereby exercises its option to extend the Original Term for the Option Period. The new expiration date shall be October 31, 2023.
2. Except as expressly amended in this THIRD Amendment, the Lease shall remain in full force and effect. To the extent of a conflict between the terms of this THIRD Amendment and the terms of the Lease, the terms of this THIRD Amendment shall prevail. Capitalized terms not defined herein have the meanings given to such terms in the Lease.

IN WITNESS WHEREOF, the parties have executed this THIRD Amendment as of the Effective Date.

[Signature Page to Follow]

LESSOR:

University Medical Center of
Southern Nevada

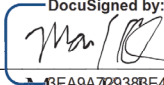
By: _____
Mason Van Houweling
Chief Executive Officer

Date

LESSEE:

Board of Regents of the Nevada System
of Higher Education on behalf of the
University of Nevada School of Medicine

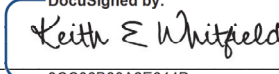
RECOMMENDED BY:

By:  _____
DocuSigned by:
Mare Kain, Dean
Kirk Kerkorian School of Medicine at UNLV

2/10/2022

Date


RECOMMENDED BY:

By:  _____
DocuSigned by:
Keith E. Whitfield
President
University of Nevada, Las Vegas

2/11/2022

Date

APPROVED BY:

By:  _____
Melody Rose
Chancellor
Nevada System of Higher Education

2/22/2022

Date

APPROVED AS TO LEGAL FORM:

By:  _____
DocuSigned by:
Eida E. Sidhu
General Counsel
University of Nevada, Las Vegas