

MODIFICATION NO. 6
TO
LEASE AGREEMENT NO. C93-160493
BETWEEN
LOCKHEED MARTIN IDAHO TECHNOLOGIES COMPANY
AND
DALES AUTO SUPPLY
dba GARRETT BUSINESS PARK

THIS MODIFICATION NO. 6, effective July 1, 1999, shall accomplish the following:

1. Establish a term extension
2. Establish rental rate and delete rent escalation clause
3. Driver facility interior refurbishment
4. Lease Assignment

The parties mutually agree to the following changes:

I. ARTICLE 5 – TERM OF LEASE AND EXTENSION

The lease term is extended one year, from July 1, 1999, through June 30, 2000. Tenant may exercise four additional one-year option terms upon 30 day advance written notice to Landlord.

Payment by Tenant and acceptance of payment by Landlord for the first month's rent for the option renewal term(s) shall constitute exercise of the renewal option(s) irrespective of timely submittal by Tenant of notice to renew.

II. ARTICLE 6 – RENTAL PAYMENTS

Commencing July 1, 1999, through June 30, 2000, Tenant will pay rent to Landlord at the annual rate of \$23,006.16; which computes to the rate of \$1,917.18 per month. This rate also applies to the four one-year option terms. The rate is fixed, and the rent escalation provisions referenced in ARTICLE 1, section f., and ARTICLE 6., shall not be applicable from July 1, 1999 forward.

III. REFURBISHMENT - Landlord, as a condition of this lease term extension, shall promptly refurbish the interior of the driver's facility.

IV. ASSIGNMENT

On September 30, 1999, LMITCO's prime contract with DOE will expire. Effective October 1, 1999, Bechtel-Babcock & Wilcox Idaho (BBWI), under its DOE Prime Contract no. DE-AC07-ID13727, will assume all rights and responsibilities of this Lease.

Except only as changed by this Modification No. 6, and Modification Nos. 1 through 5, all of the terms and conditions of Lease Agreement No. C93-160493 shall remain in full force and effect.

LANDLORD
DALES AUTO SUPPLY
dba GARRETT BUSINESS PARK

TENANT
LOCKHEED MARTIN IDAHO
TECHNOLOGIES COMPANY

By Richard D. Kephart

By Dennis G. Miller
Dennis G. Miller

Title: Corporate Secretary

Title: Subcontract Administrator