

STATE OF TEXAS  
COUNTY OF SUTTON

**AMENDMENT TO INTERGOVERNMENTAL CONTRACT**

This amendment to contract is made by and between SUTTON COUNTY APPRAISAL DISTRICT and SUTTON COUNTY.

1. Sutton County (the "County") built an annex on the court house grounds of fire resistant materials on or about 1984.
2. A portion of the annex has been leased to and housed the office and records of the Sutton County Appraisal District ("Appraisal District"), pursuant to the Intergovernmental Contract attached as Exhibit "A".
3. The Appraisal District repaid the County for a portion of the construction cost area used by the Appraisal District.
4. Utilities have been prorated on a square foot basis with payments being monthly, the Appraisal District's share of the utilities has been approximately 20%. The County and the Appraisal District agree that from October 1, 2015 until termination or until further agreement that the Appraisal District's share of the utilities will be 20% of the utilities for the Sutton County Annex Building.
5. The Appraisal District has the option of supplying its own custodial care or by agreement with the County on a combined custodial contract. The Appraisal District agrees to reimburse the County for custodial care supplied by the County's employees based on 20% of the costs incurred by the County for the Sutton County Annex Building.
6. The Appraisal District is responsible for their own furniture, fixtures and equipment.
7. Payment of construction costs have been paid in full. The County and the Appraisal District agree that beginning October 1, 2015, the rental for the space used by the Appraisal District shall be amended to \$1.00 per year, for space exclusively occupied by the Appraisal District. The Appraisal District shall have exclusive and non-assignable occupation of the portion of the annex shown on Exhibit "B" for the term of this agreement. The County reserves the right to inspect and protect the exclusively used areas, at times when the County deems inspection and repairs are necessary. The Appraisal District shall have the right to use the common areas of the annex (halls and bathrooms) and shall pay for their proportionate share of the maintenance and repair of the common areas. It is understood and agreed that the leased premises shall be used for the purposes of Appraisal District activities during the term of this lease and no other purpose.
8. This agreement will terminate on May 1, 2034 unless terminated by agreement of both parties on an earlier date. The Appraisal District covenants and agrees at the termination of this lease, to peaceably surrender the premises to the County.
9. INSURANCE The Appraisal District shall be required to carry insurance for casualty in the amount of the value of the improvements that could be damaged and shall be required to carry insurance for liability in the amount of One Million Dollars (\$1,000,000.00) with the County named as an additional insured.
10. MAINTENANCE. The Appraisal District shall, throughout and at all times during the lease term, maintain the leased premises and keep them free from waste and other nuisance, and shall deliver up the premises in a clean and sanitary condition at the termination of this lease in good repair and condition, reasonable wear and tear excepted.

**EXHIBIT B**

Dated this 14<sup>th</sup> day MARCH, 2016  
2015.

Steve Smith  
COUNTY JUDGE

John Wade  
COMMISSIONER

Casey Leaf  
COMMISSIONER

Miguel Villanueva  
COMMISSIONER

Fred C. Ruiz  
COMMISSIONER

John Hernandez  
CHAIRMAN OF BOARD

Mary Bustamante  
CHIEF APPRAISER

Naura Bengert  
SECRETARY OF BOARD

Carla Barner  
BOARD MEMBER

Donna Brown  
BOARD MEMBER

OFFICE  
2x12

VAULT  
10x12

VAULT  
7x12

FILES  
13x12

OFFICE  
13x12

COMPUTER  
14x12

TAX ASSESSOR  
AND  
COLLECTOR  
23x15

APPRAISAL DISTRICT  
44x17

STORAGE 128.

STORAGE

**Commissioner's  
ct Room**

COUNTY  
CLERK  
29x28

OFFICE  
3x11  
143 S.F.

TELE. &  
ELECT. 13'

**CO. Judge Office**  
24x12

784 S.F.

COUNTY CLERK'S  
VAULT  
32x22

**WOMEN**

**MEN**

**JAN**