

GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL  
AGREEMENT

No. 03

TO LEASE NO. GS-11B-02126

DATE

NOV 23 2010

ADDRESS OF PREMISES

20 M Street SE,  
Washington, DC 20003

THIS AGREEMENT, made and entered into this date by and between Southeast Realty LLC

Whose address is: c/o Lerner Enterprises  
2000 Tower Oaks Boulevard  
8<sup>th</sup> Floor  
Rockville, MD 20852

and whose interest in the property hereinafter described is that of the Owner, hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease:

NOW THEREFORE, these parties for the considerations hereinafter covenant and agree that the said Lease is amended as follows:

1. The purpose of this SLA is to delete the Program of Requirements which is in the Lease and to replace it with the [REDACTED] Program of Requirements" prepared by Gensler dated 2/12/2010 (POR) which is incorporated by reference into the Lease. The [REDACTED] comments to the POR are attached to this SLA. In the event of conflict between the POR and the [REDACTED] comments to the POR, the [REDACTED] comments shall prevail.

All other terms and conditions of the Lease shall remain in force and effect.

SEE ATTACHMENT TO THIS SLA ( 8 Pages)

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

Lessor: Southeast Realty LLC


By: Admiral Partners, LLC, its sole Manager

By: Lerner Enterprises, LLC, its Managing Member

By:   
(Signature) Mark D. Lerner

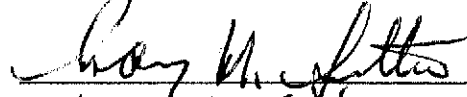
Manager  
(Title)

IN THE PRESENCE OF (witnessed by):

  
(Signature)

2000 TOWER OAKS BOULEVARD  
ROCKVILLE, MD 20852  
(Address)

UNITED STATES OF AMERICA: General Services Administration

By:   
Larry M. Sutton

Contracting Officer, GSA, NCR, PBS, WPG  
(Official Title)