

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL AGREEMENT

DATE

NO. 3

TO LEASE NO.

GS- 11B-30168

SUPPLEMENTAL LEASE AGREEMENT

ADDRESS OF PREMISES

Union Center Plaza IV, 888 First Street, N.E., Washington, DC

THIS AGREEMENT, made and entered into this date by and between,
Capital Hill Associates Limited Partnership

whose address is

c/o Union Center Plaza Associates, 816 Connecticut Avenue, Suite 1200
Washington, D.C. 20006

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 mentioned covenant and agree that the said
Lease is amended, effective upon complete execution hereof, as follows:

This Supplemental Lease Agreement is issued to reflect the establishment of September 29, 1995 as the Lease
Commencement Date and January 29, 1996 as the Rent Commencement Date for the Lease

Paragraph 2 of the SF-2 is amended to read:

To have and to hold the said premises with their appurtenances for the term beginning on September 29, 1995 through
September 28, 2015, subject to termination and renewal rights as may be hereinafter set forth.

Paragraph 3 of the SF-3 is amended to read:

The Government shall pay the Lessor annual rent of \$14,470,140.00 at a rate of \$1,205,845 per month in arrears. Rent for
a lesser period shall be prorated. The first rental payment for the period from January 29, 1996 through February 29,
1996 in the amount of \$1,322,539.68 shall be due March 1, 1996 (January rent is calculated as 3/31 of the monthly rate);
thereafter the regular monthly rental payments in the amount of \$1,205,845 shall be due and payable in accordance with
the terms of this Lease. Rent checks shall be made payable to:

Capital Hill Associates Limited Partnership
c/o Union Center Plaza Associates
816 Connecticut Avenue, NW, Suite 1200
Washington, DC 20006
Attention: Samuel G. Rose

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

LESSOR

Capital Hill Associates Limited Partnership
By: Osprey Development Corp., General Partner

BY

(Signature)

President.

(Title)

IN PRESENCE OF

(Signature)

816 Connecticut Avenue, Washington, DC

(Address)

UNITED STATES OF AMERICA

BY

(Signature)

CONTRACTING OFFICER

(Official Title)