

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 6 TO LEASE NO. GS-11B-30168	DATE DEC 28 1996
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ADDRESS OF PREMISES: **UNION CTR PLZ III
888 FIRST ST NE
WASHINGTON, DC 20002**

THIS AGREEMENT, made and entered into this date by and between **CAPITOL HILL ASSOC. LTD. PART**

whose address is: **CAPITOL HILL ASSOC. LTD. PART
C/O UNION CTR. PLAZA ASSOC.
SUITE 1200
816 CONNECTICUT AVE., NW
WASHINGTON, DC 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 covenant and agree that the said lease is hereby amended effective **09/29/96** as follows:

Issued to reflect operating cost escalation provided for in the basic lease agreement.

Base (CPI-W-U.S. City Avg)	AUGUST	1995	150.20
Corresponding Index	AUGUST	1996	154.50
Base Operating Cost Per Lease			\$3,044,655.00
% Increase in CPI-W			0.028628495
Annual Increase In Operating Cost			\$87,163.89
Less Previous Escalation Paid			\$0.00
Annual Increase In Operating Cost Due Lessor			\$87,163.89

Effective 09/29/96, the annual rent is increased by **\$87,163.89**
 The new annual rent is **\$14,780,719.89** payable at the rate of **\$1,231,726.66** per month.
 The rent check shall be made payable to:

**CAPITOL HILL ASSOC. LTD PART
C/O UNION CTR. PLAZA ASSOC.
SUITE 1200
816 CONNECTICUT AVE., NW
WASHINGTON, DC 20006**

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

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

LESSOR: **CAPITOL HILL ASSOC. LTD. PART**

BY _____ (Signature) _____ (Title)

IN THE PRESENCE OF

 (Signature) _____ (Address)

UNITED STATES OF AMERICA

BY *Mount Vernon* 10/28/96
 (Signature)

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