

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT		SUPPLEMENTAL AGREEMENT No. 15 TO LEASE NO. GS-11B-30168		DATE December 8, 1998	
ADDRESS OF PREMISES		Union Center Plaza III 888 First Street, N.E. 0000			
THIS AGREEMENT, made and entered into this date by and between Rosche/888 First Street, N.E., L.L.C.					
whose address is:		Rosche/888 First Street, N.E., L.L.C. C/O Rosche Services Corporation 5350 South Staples Drive Corpus Christi, TX 78411-0000			
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 09/29/98 as follows:					
Issued to reflect operating cost escalation provided for in the basic lease agreement, and to relect the change in methodology the U.S. Department of Labor, Bureau of Labor Statistics uses to compute the Consumer Price Index for Wage Earners and Clerical Workers, Washington, D.C.					
Base (CPI-W-Wash., D.C., MD, VA, Avg)		July	1997	101.10	
Corresponding Index		July	1998	102.50	
Base Operating Cost Per Lease				\$3,079,143.00	
% Increase in CPI-W				0.013847676	
Annual Increase In Operating Cost				\$42,638.97	
Less Previous Escalation Paid				\$0.00	
Annual Increase In Operating Cost Due Lessor				\$42,638.97	
Effective 09/29/98 ,the annual rent is increased by \$42,638.97					
The new annual rent is \$14,945,833.00 payable at the rate of \$1,245,486.08 per month.					
The rent check shall be made payable to:					
Rosche/888 First Street, N.E., L.L.C. C/O Rosche Services Corporation 5350 South Staples Drive Corpus Christi, TX 78411-0000					
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: Rosche/888 First Street, N.E., L.L.C. ROSCH ONE INTERESTS, L.P. BY: ROSCH CORPORATION, General Partner					
(Signature)		Hans-Joachim Nowak		Treasurer	
				(Title)	
IN THE PRESENCE OF		Gesellschaft Fur Projekt Und Investitionsberatung MBH Kaiser-Joseph-Str. 255 79098 Freiburg/Germany			
i.A. [Signature]					
[Signature]		(Address)			
UNITED STATES OF AMERICA					
BY: [Signature]		Contracting Officer, MD EAST SDT			
		(Official Title)			