

SUPPLEMENTAL LEASE AMENDMENT

SUPPLEMENTAL LEASE AMENDMENT NO. 2	TO LEASE NO. GS-04B-61110	DATE 9/27/12	PAGE 1 of 1
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ADDRESS OF PREMISES

Tulane Building, First, second, and third (1st, 2nd, and 3rd) floors at 2888 Woodcock Blvd., Atlanta, GA 30341-4002

THIS AGREEMENT, made and entered into this date by and between DRA CRT Chamblee Center, LLC, a Delaware limited liability company

whose address is 2951 Flowers Road South, Suite 220
Atlanta, GA 30341-5533

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 Government execution, as follows:

- I. The purpose of this Supplemental Lease Agreement (SLA) Two (2) is to provide Notice to Proceed on the Tenant Improvement Budget.

Paragraph 27 is hereby added to the lease:

27. NOTICE TO PROCEED

The Government has determined that the Lessor's TI proposal dated September 10, 2012 and hereby attached to this SLA in the amount of \$369,616.00 is fair and reasonable. Upon full execution and delivery of this Supplemental Lease Agreement (SLA) the Lessor can consider this as a Notice to Proceed with the construction of the tenant improvements, in the amount not to exceed \$369,616.00, which is less than the Tenant Improvement Allowance of \$748,350.00 stipulated in Paragraph 9 of the SF2. The amount of \$369,616.00 shall be amortized through the rent over the firm term of the Lease (60 months) at the rate of 6%. Therefore the amortized tenant improvement cost is \$85,748.55 per annum or \$1.72 per OASF or \$1.53 per RSF.

The Government, if approved by the Contracting Officer in writing, may adjust the amortized amount to reflect any additional Tenant Improvement costs during the course of the project. Any Tenant Improvement amount above the original tenant allowance of \$748,350.00 will be paid pursuant to Paragraph 3.3 of the SFO.

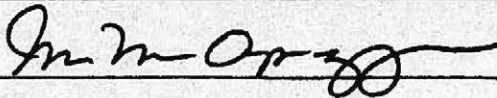
Upon the completion of the Tenant Improvements and the acceptance thereof by the Government, the rent commencement date and the rent schedule (including the Shell Rent, Operating Costs, and the amortized Tenant Improvement Cost) shall be established by a subsequent Supplemental Lease Agreement.

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

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

LESSOR: DRA CRT Chamblee Center, LLC, a Delaware limited liability company, By: Mez DRA CRT LLC, a Delaware limited liability company, its sole member, By: CRTP OP LLC, a Delaware limited liability company, its sole member, By: DRA CRT Acquisition Corp., a Delaware corporation, its managing member

SIGNATURE



NAME OF SIGNER

Jean Marie Apruzzese

ADDRESS

220 East 42nd Street 27th Fl New York, NY 10017

IN PRESENCE OF

SIGNATURE



NAME OF SIGNER

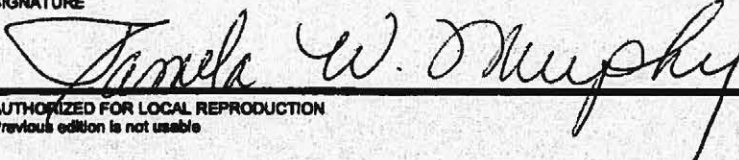
Yvonne Alexander

ADDRESS

220 East 42nd Street 27th Fl New York, NY 10017

UNITED STATES OF AMERICA

SIGNATURE



NAME OF SIGNER

OFFICIAL TITLE OF SIGNER