

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT

No. 1

DATE DEC -6 2012

TO LEASE NO.

GS-11B-02233

ADDRESS OF PREMISES

SENTINEL SQUARE
90 K ST., NE
Washington, DC 20002-4217

THIS AGREEMENT, made and entered into this date by and between

whose address is:

SENTINEL SQUARE I, LLC
1055 THOMAS JEFFERSON ST., SUITE: 600
WASHINGTON, D.C. 20007-5258

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 September 14, 2012 as follows:

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

Base (CPI-W-U.S. City Avg)	Aug	2011	223.326
Corresponding Index	Aug	2012	227.056
Base Operating Cost Per Lease			\$363,326.82
% Increase in CPI-W			0.016702041
Annual Increase In Operating Cost			\$6,068.30
Less Previous Escalation Paid			\$0.00
Annual Increase In Operating Cost Due Lessor			\$6,068.30

Effective September 14, 2012, the annual rent is increased by \$6,068.30
The new annual rent is \$2,266,944.80 payable at the rate of \$188,912.07 per month.
The rent check shall be made payable to:

SENTINEL SQUARE I, LLC.
1055 THOMAS JEFFERSON ST., NW
WASHINGTON, D.C. 20007-5258

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: SENTINEL SQUARE I, LLC.

BY _____
(Signature)

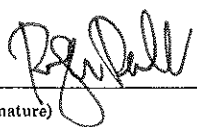
(Title)

IN THE PRESENCE OF

(Signature)

(Address)

UNITED STATES OF AMERICA

BY  _____
(Signature)

Contracting Officer, GSA, NCR, Metro Service Center
(Official Title)