

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No. 1
	TO LEASE NO. GS-11P-LDC00002
LEASE AMENDMENT ADDRESS OF PREMISES: 801 I Street, NW Washington, DC 20536-5019	PDN Number: N/A

THIS AGREEMENT, made and entered into this date by and between TMG 801 Eye Street, L.L.C. whose address is: 3 Bethesda Metro Center, Suite 610, Bethesda, MD 20814-5392

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 execution of LA #1 as follows:

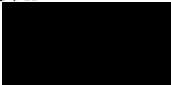
- 1) Per Section 1.08 (A) of the Lease, the Government elects to increase the Tenant Improvement Allowance (TIA) by \$4.00/ABOA SF from \$20.00/ABOA SF to \$24.00/ABOA SF. This represents an increase in the TIA of \$324,472. The TIA will increase from \$1,622,360 to \$1,946,832 for 81,118 ABOA SF/88,737 RSF to be amortized at zero percent (0.0%) annual interest.

In accordance with the Lease, upon substantial completion of the tenant improvements associated with the additional \$4.00 in TIA provided under this LA #1, the Government will issue an LA to commence the new amortized annual rent. The new annual rent will reflect the utilized Tenant Improvement Allowance under LA #1.

This Lease Amendment contains 1 page.

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 below date.


FOR THE LESSOR:

Signature: 
 Name: Gary Block
 Title: Managing Director
 Entity Name: The 801 Eye Street, LLC
 Date: 6/14/18

FOR THE GOVERNMENT:

Signature: _____
 Name: _____
 Title: Lease Contracting Officer
GSA, Public Buildings Service,
 Date: _____

WITNESSED FOR THE LESSOR BY:

Signature: 
 Name: Caroline Place
 Title: Senior Analyst
 Date: 6/14/18