

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT NO. 1 TO LEASE NO. GS-11P-LDC00252
ADDRESS OF PREMISES: 1250 24 th Street, NW Washington, DC 20037	PDN NUMBER: Not Applicable

THIS AMENDMENT is made and entered into between

1250 24 LLC, a District of Columbia limited liability company

whose address is 1250 24th Street, NW Washington, DC 20037

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 good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective upon execution of the Government as follows:

This Lease Amendment (LA) No. 1 is hereby issued to amend Section 4.09 of the Lease to add the following:

"In addition, the Government may store materials in the Space prior to acceptance of the Space by the Government without liability, cost or representation, express or implied by Landlord (including without representation as to suitability for intended use). Without limiting the generality of the foregoing, (a) the Government hereby releases Landlord from all claims, loss, liability and cost, known or unknown, direct or indirect, at law and in equity, arising from access to the Building and Space by the Government prior to acceptance of the Space by the Government, (b) Landlord shall have no duty to insure the Space or materials stored therein by the Government prior to the acceptance of the Space by the Government, (c) Landlord shall have no duty to secure the Space prior to acceptance thereof by the Government nor any liability for any loss of such stored materials, (d) Landlord shall not be considered a bailee or to have any custody of any such stored materials, (e) Landlord shall allow the Government use of 2 unreserved parking spaces in advance of occupancy, and (f) Landlord and Government agree to consideration of \$100 for the privilege of the foregoing."

This document will not constitute a payment obligation until executed by the Government. As a result, no payment whatsoever are due under this agreement until (30) days after the date of execution. Any amount due thereunder will not accrue interest until that time.

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: Michael Bauer

Title: CFO

Entity Name: 1250 24th LLC, a District of Columbia LLC

Date: 1/5/2017

FOR THE GOVERNMENT:

Signature: _____

Name: Roger Perrault

Title: Lease Contracting Officer

General Services Administration, Public Buildings Service

Date: Jan 12, 2017

WITNESSED FOR THE LESSOR BY:

Signature: _____

Name: _____

Title: _____

Date: 1/5/2017