

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 2
	TO LEASE NO. GS-11P-LDC12615
ADDRESS OF PREMISES 1201 MARYLAND AVE SW WASHINGTON, DC 20024	PDN Number:

THIS AMENDMENT is made and entered into between Parcel 47D LLC

whose address is: 1201 Maryland Ave SW Ste 280 Washington DC 20024-2150

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 when signed by both parties as follows:

1) Lease Paragraph 1.01B, *Common Area Factor*, is hereby deleted in its entirety and replaced by the following:

The Common Area Factor (CAF) is established as 18.059 percent. This factor, which represents the conversion from ABOA to rentable square feet, rounded to the nearest whole percentage, shall be used for purposes of rental adjustments in accordance with the Payment Clause of the General Clauses.

2) Lease Paragraph 1.03A, is hereby deleted in its entirety and replaced by the following:

The first 18 (eighteen) months of full service rent (including shell, tenant improvements, operating costs, and building specific amortized capital) has been abated as free rent (the total free rent is \$5,237,160). The broker commission credit shall be applied months nineteen (19) through twenty-three (23). At acceptance the lease term shall commence. The lease term acceptance date shall be memorialized by Lease Amendment. The following rental payment schedule shall begin on month twenty-four (24) of the lease.

This Lease Amendment contains 2 pages.

All other terms and conditions of the lease shall remain in force and effect. IN WITNESS WHEREOF, the parties subscribed their names as follows:

FOR THE LESSOR

Signature: _____
 Name: _____
 Title: _____
 Entity Name: _____
 Date: June 25, 2015

FOR THE GOVERNMENT

Signature: _____
 Name: _____
 Title: _____
 Entity Name: _____
 Date: _____

WITNESSED BY

Signature: _____
 Name: George J. Mitchell
 Title: Vice President
 Date: June 25, 2015

