

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT	DATE
	No. 13	AUG 27 2009
	TO LEASE NO. LDC01618	

ADDRESS OF PREMISES 409 3RD ST. SW
WASHINGTON, DC 20024-3212

THIS AGREEMENT, made and entered into this date by and between WASHINGTON OFFICE CENTER L.L.C

whose address is: 300 D STREET, SW
SUITE C21
WASHINGTON DC, 20024-0000

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 8/27/2009 as follows.

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

Base (CPI-W-U.S. City Avg)	July 2008	216.30
Corresponding Index	July 2009	210.526
Base Cost for Services/Utilities		\$227,369.78
% Increase in CPI-W		(\$0.026712405)
Annual Increase In Operating Cost		(\$6,073.59)
Less Previous Escalation Paid		\$0.00
Annual Increase In Operating Cost Due Lessor		(\$6,073.59)

Effective 8/27/2009 the annual rent is increased by (\$6,073.59)
The new annual rent is \$1,157,054.34 payable at the rate of \$96,421.19
per month.

The rent shall be made payable to: WASHINGTON OFFICE CENTER L.L.C
300 D ST S.W.
WASHINGTON, DC 20024

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

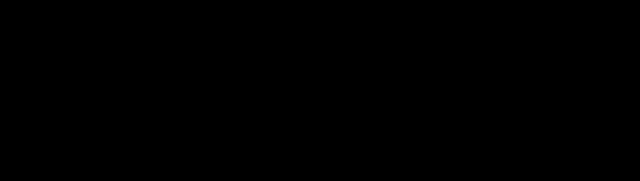
IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR: WASHINGTON OFFICE CENTER L.L.C

BY _____ (Signature) _____ (Title)

IN THE PRESENCE OF

(Signature) _____ (Address)



Contracting Officer, GSA, NCR, PBS, DC Service Center
(Official Title)