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SUPPLEMENTAL LEASE AGREEMENT NO. 28

Paragraph 5 - The 13,307 nusf of space lease may be renewed at the option of the Government for the following terms and at the following rental:

Three 5-year renewal options. Rental rate will be subject to the prevailing rate of the lease as escalated. Each renewal option excercised will be for 5 years firm term.

Approximately 1,563 nusf will be rent free for the period beginning January 1, 1993 and ending December 31, 1999. Effective January 1, 2000, the space will be subject to the prevailing rental rate of the lease as escalated.

Raised flooring will be provided at no additional cost to the Government as a building standard.

Adjusted Vacant Space Rate - Approximately 13,307 nusf of space will be subject to a 25% reduction in the rental rate based on a 120 days written notice to the lessor.

[Redacted Signature]

2/27/93

[Redacted Signature]

1/9/93
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All other terms and conditions of the lease shall remain in force and effect.