

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL LEASE AGREEMENT No. 20 TO LEASE NO. GS-11B-10258	DATE FEB - 4 1999
ADDRESS OF PREMISES Metro II 3700 East West Highway Hyattsville, MD 20782		
THIS AGREEMENT, made and entered into this date by and between whose address is:		
		Prince George Center, Inc.
		Suite 300 6525 Belcrest Road Hyattsville, MD 20782
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 as follows.		
Issued to reflect the annual real estate tax adjustment provided for in the basic lease agreement.		
COMPARISON YEAR	1997	\$561,160.12
BASE YEAR	1992 \$	427,668.00
INCREASE		\$133,492.12
PERCENTAGE OCCUPANCY BY GOVERNMENT		99.400%
TAX INCREASE DUE LESSOR		\$132,691.17
The lessor is entitled to a one-time payment in the amount of		\$132,691.17 which shall be
added to the next monthly rent payment, payable to:		
Prince George Center, Inc. Suite 300 6525 Belcrest Road Hyattsville, MD 20782		
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: Prince George Center, Inc.		
BY _____		
(Signature)		(Title)
IN THE PRESENCE OF		

(Signature)		(Address)
UNITED STATES OF AMERICA		
BY _____		
	2/4/99	Contracting Officer, GSA, NCR, PBS, TSDT (Official Title)