

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT NUMBER	1
	TO LEASE NUMBER	GS-11B-12511
	PDN NUMBER	NA

ADDRESS OF PREMISES

SS Metro Center 2
1325 East-West Hwy
Silver Spring, MD 20910-3280

THIS AMENDMENT is made and entered into between **Spring Metro Center, LLLP**
whose address is:

9600 Blackwell Rd, Suite 200
Rockville, MD 20850-3659

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 as follows:

Current Information:

Annual Rent	\$9,155,138.98
Operating Cost	\$1,463,804.00

A. Issued to reflect a CPI escalation, as follows:

Base (CPI-W-U.S. City Avg)	Dec	2013	229.174
Corresponding Index	Dec	2014	229.909
Base Operating Cost Per Lease			\$1,463,804.00
% Increase in CPI-W			0.00320717
Annual Increase In Operating Cost			\$4,694.67
Less Previous Escalation Paid			\$0.00
Annual Increase In Operating Cost Due Lessor			\$4,694.67

New Information

Annual Rent	\$9,159,833.65
Operating Cost	\$1,468,498.67

B. The annual rent shall increase by

Effective	\$4,694.67
New Annual Rent	January 1, 2015 \$9,159,833.65
Monthly Rent, in arrears	\$763,319.47

This Lease Amendment contains one 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:

FOR THE GOVERNMENT:

Signature: _____

Signature:  _____

Name: _____

Name: ROBERT FEDERICO

Title: _____

Title: Lease Contracting Officer

Entity Name: _____

GSA, Public Buildings Service

Date: _____

Date: 3/31/15

WITNESSED FOR THE LESSOR BY:

Signature: _____

Name: _____

Title: _____

Date: _____