


GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT NUMBER	4
	TO LEASE NUMBER	GS-11B-12581
ADDRESS OF PREMISES	PDN Number:	N/A
2400 SCHUSTER DRIVE CHEVERLY, MD 20781		

THIS AMENDMENT is made and entered into between **MARTIN REAL ESTATE JV**
whose address is: 

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:

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

CURRENT INFORMATION

ANNUAL RENT			\$1,103,449.30
OPERATING COST			\$304,845.81
Base (CPI-W-U.S. City Avg)	APR	2013	228.949
Corresponding Index	APR	2014	233.443
Base Operating Cost Per Lease			\$304,845.81
% Increase in CPI-W			0.019628826
Annual Increase In Operating Cost			\$5,983.77
Annual Increase In Operating Cost Due Lessor			\$5,983.77

NEW INFORMATION

ANNUAL RENT		\$1,109,433.07
MONTHLY RENT		\$92,452.76
OPERATING COST		\$310,829.58


B. The annual rent shall increase by	\$5,983.77
Effective	May 1, 2014
New Annual Rent	\$1,109,433.07
Monthly Rent, in arrears	\$92,452.76

This Lease Amendment contains 1 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:
Signature: _____
Name: _____
Title: _____
Entity Name: _____
Date: _____

FOR THE 
Signature: _____
Name: _____
Title: _____
GSA, Public Buildings Service
Date: SEP 09 2014

WITNESSED FOR THE LESSOR BY:
Signature: _____
Name: _____
Title: _____
Date: _____