GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT NO. 9

1993

1997

421.6

468.3

DATE

7/14/97

TO LEASE NO. GS-11B-30083

ADDRESS OF PREMISES

1305 EAST-WEST HWY., SILVER SPRING, MD 20910

THIS AGREEMENT, made and entered into this date by and between SILVER SPRING METRO CENTER IV LIMITED PARTNERSHIP

whose address is c/o FOULGER PRATT DEVELOPMENT INC.
1355 PICCARD DRIVE

ROCKVILLE, MD 20850

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, effective ______, as follows:

To reflect operating cost escalation provided for in the basic lease agreement.

Base (CPI-W-U.S. City Average)	April
Corresponding Index	April
421 6/468 3 = 0 110769%	-

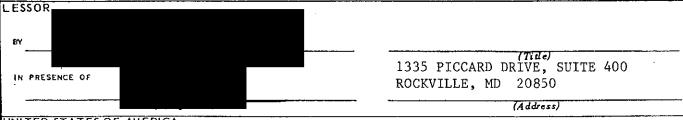
Base Operating Cost Per Lease		\$625,837.98
% Increase in CPI-W	X	0.110769
Total Increase in Operating Costs		\$ 69,323.13
Less Previous Increase		\$ 53,439.68
Total Annual Increase		\$ 15,883.45
Total Monthly Increase		\$ 1,323.62

Old Annual Rent: \$6,747,805.67 New Annual Rent: \$6,763,689.12 Old Monthly Rent: \$562,317.14 New Monthly Rent: \$563,640.76

Effective May 6, 1997, the Annual Rental is increased by \$15,883.45. The new annual rental is \$6,763,689.12 payable at the rate of \$563,640.76 per month in arrears. Rent checks shall be payable to: Silver Spring Metro IV Limited Partnership.

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.



UNITED STATES OF AUERICA

ADMINISTRATIVE CONTRACTING OFFICER

(Official Title)