

<b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b>  <b>SUPPLEMENTAL LEASE AGREEMENT</b>	SUPPLEMENTAL AGREEMENT NO. 21	DATE 11/01/01
	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. 1335 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:

This Supplemental Lease Agreement is issued to establish the rate of escalation due the Lessor under the terms and conditions of the Real Estate Tax Escalation clause.

**REAL ESTATE TAX ESCALATION**

CURRENT YEAR TAXES (2001)	\$730,282.58
BASE YEAR TAXES (1994)	<u>600,720.82</u>
DIFFERENCE (DECREASE)	129,561.76
GOVERNMENT OCCUPANCY	x 0.9990%
	\$129,432.20

Accordingly a lump sum payment of \$129,432.20 is made to cover the Real Estate Tax Escalation.

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  BY _____  IN PRE _____	_____ 1335 PICCARD DRIVE, SUITE 400 ROCKVILLE, MD 20850  _____ (Address)
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UNITED STATES OF AMERICA  BY _____	_____ ADMINISTRATIVE CONTRACTING OFFICER (Official Title)
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