GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 9 TO LEASE NO. GS-11B-01864	DATE APR 10 2008

ADDRESS OF PREMISES **Bicentennial**
600 E Street, NW
Washington, DC 20004-2203

THIS AGREEMENT, made and entered into this date by and between **6th & E Associates, LLC**

whose address is: **6th & E Associates, LLC**
1120 Vermont Avenue, NW
Suite 900
Washington, DC 20005-3532

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 covenant and agree that the said lease is hereby amended effective **2/22/2008** as follows:

Issued to reflect the annual operating cost escalation provided for in the basic lease agreement.

Base (CPI-W-U.S. City Avg)	**January**	**2004**	**180.90**
Corresponding Index	**January**	**2008**	**206.744**
Base Operating Cost Per Lease			**$2,380,979.25**
% Increase in CPI-W			**0.14286346**
Annual Increase In Operating Cost			**$340,154.93**
Less Previous Escalation Paid			**$219,263.31**
Annual Increase In Operating Cost Due Lessor			**$120,891.62**

Effective 2/22/2008 ,the annual rent is increased by $120,891.62
The new annual rent is $12,247,633.62 payable at the rate of $1,020,636.14 per month.

The rent shall be made payable to: **6th & E Associates, LLC**
Karianne Brown
1120 Vermont Avenue, NW
Suite 900
Washington, DC 20005-3532

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: 6th & E Associates, LLC

BY_____ _____
(Signature) (Title)

IN THE PRESENCE OF

_____ _____
(Signature) (Address)

UNITED STATES OF AMERICA

BY Scott W. Graham Contracting Officer, GSA, NCR, PBS, DC Service Center
(Signature) (Official Title)

GSA FORM 276