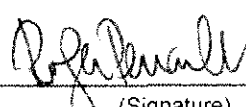


GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 2 TO LEASE NO. LDC02161	DATE <u>AUG 22 2011</u>																									
ADDRESS OF PREMISES American Institute of Architects 1735 New York Avenue N.W Washington, DC 20006-5209																											
THIS AGREEMENT, made and entered into this date by and between 1735 New York Avenue LLC whose address is: 1735 New York Avenue LLC c/o American Institute of Architects 1735 New York Avenue, NW Washington, DC 20006-5209																											
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 6/14/2011 as follows:																											
Issued to reflect the annual operating cost escalation provided for in the basic lease agreement.																											
	Base (CPI-W-U.S. City Avg) Corresponding Index Base Operating Cost Per Lease % Increase in CPI-W Annual Increase In Operating Cost	<table style="width: 100%;"> <tr> <td style="width: 10%;"></td> <td style="width: 10%; text-align: center;">May</td> <td style="width: 10%; text-align: center;">2010</td> <td style="width: 10%;"></td> <td style="width: 10%; text-align: right;">214.124</td> </tr> <tr> <td></td> <td style="text-align: center;">May</td> <td style="text-align: center;">2011</td> <td></td> <td style="text-align: right;">222.954</td> </tr> <tr> <td></td> <td></td> <td></td> <td style="text-align: right;">\$</td> <td style="text-align: right;">633,884.22</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td style="text-align: right;">0.041237787</td> </tr> <tr> <td></td> <td></td> <td></td> <td style="text-align: right;">\$</td> <td style="text-align: right;">26,139.98</td> </tr> </table>		May	2010		214.124		May	2011		222.954				\$	633,884.22					0.041237787				\$	26,139.98
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			\$	26,139.98																							
Effective 6/14/2011 , the annual rent is increased by \$ 26,139.98 The new annual rent is \$ 2,497,781.27 payable at the rate of \$ 208,148.44 per month.																											
The rent shall be made payable to: 1735 New York Avenue, LLC c/o American Institute of Architects 1735 New York Avenue, NW Washington, DC 20006-5209																											
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: 1735 New York Avenue LLC																											
BY _____ <div style="display: flex; justify-content: space-between; width: 80%; margin: 0 auto;"> (Signature) (Title) </div>																											
IN THE PRESENCE OF <div style="display: flex; justify-content: space-between; width: 80%; margin: 0 auto;"> <div style="width: 45%;"> _____ (Signature) </div> <div style="width: 45%;"> _____ (Address) </div> </div>																											
UNITED STATES OF AMERICA																											
BY  _____ <div style="display: flex; justify-content: space-between; width: 80%; margin: 0 auto;"> (Signature) Contracting Officer, GSA, NCR, PBS, REAG (Official Title) </div>																											