

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 38 TO LEASE NO. LDC40155	DATE JUL 29 2009																																							
ADDRESS OF PREMISES 445 12TH Street SW 445 12TH Street SW																																									
THIS AGREEMENT, made and entered into this date by and between Parcel 49C Limited Partnership whose address is: 1250 Maryland Avenue Washington, DC 20024-0000 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 as follows: Issued to reflect the annual real estate tax adjustment provided for in the base lease agreement.																																									
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td>COMPARISON YEAR</td> <td>2008</td> <td>\$5,545,315.24</td> </tr> <tr> <td>BASE YEAR</td> <td>2003</td> <td>\$3,126,842.52</td> </tr> <tr> <td>INCREASE</td> <td></td> <td>\$2,419,472.72</td> </tr> <tr> <td>PERCENTAGE OF GOVERNMENT OCCUPANCY</td> <td></td> <td>98.78%</td> </tr> <tr> <td>AMOUNT DUE TO LESSOR</td> <td></td> <td>\$2,389,955.15</td> </tr> <tr> <td>Proposed Assessment (Tax Year 2007)</td> <td></td> <td>\$321,744,200.00</td> </tr> <tr> <td>Assessment Results after Appeal</td> <td></td> <td>\$299,020,404.00</td> </tr> <tr> <td>Tax Savings</td> <td></td> <td>\$22,723,796.00</td> </tr> <tr> <td>Tax Savings times 2.15/100</td> <td></td> <td>\$420,390.23</td> </tr> <tr> <td>Government Occupancy</td> <td></td> <td>98.78%</td> </tr> <tr> <td>Tax Savings</td> <td></td> <td>\$415,261.47</td> </tr> <tr> <td>Amount Due Lessor (25% of Amount Due for Current Year)</td> <td></td> <td>\$103,815.37</td> </tr> <tr> <td>Total Amount Due to the Lessor</td> <td></td> <td>\$2,493,770.52</td> </tr> </table>			COMPARISON YEAR	2008	\$5,545,315.24	BASE YEAR	2003	\$3,126,842.52	INCREASE		\$2,419,472.72	PERCENTAGE OF GOVERNMENT OCCUPANCY		98.78%	AMOUNT DUE TO LESSOR		\$2,389,955.15	Proposed Assessment (Tax Year 2007)		\$321,744,200.00	Assessment Results after Appeal		\$299,020,404.00	Tax Savings		\$22,723,796.00	Tax Savings times 2.15/100		\$420,390.23	Government Occupancy		98.78%	Tax Savings		\$415,261.47	Amount Due Lessor (25% of Amount Due for Current Year)		\$103,815.37	Total Amount Due to the Lessor		\$2,493,770.52
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The Lessor is entitled to a one-time lump sum payment in the amount of: \$2,493,770.52 payable with the next rent check.																																									
Rent checks shall be made payable to : <div style="text-align: center;"> Parcel 49C Limited Partnership Janet Heath, Property Manager 1280 Maryland Avenue, SW Washington, DC 20024 </div>																																									
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.																																									
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UNITED STATES OF AMERICA <div style="display: flex; justify-content: space-between; align-items: flex-end;"> <div style="width: 45%;"> BY  (Signature) </div> <div style="width: 50%; text-align: right;"> Contracting Officer, GSA, NCR, PBS, DC Service Division (Official Title) </div> </div>																																									