

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT NO.	1
	TO LEASE NO.	GS-11B-12646
	PDN NO.	N/A

ADDRESS OF PREMISES

1800 M St., NW
Washington, DC 20002-5802

THIS AMENDMENT is made and entered into between PRISA Acquisition, LLC
whose address is: 7 Giralda Farms
Madison, NJ 07940-1051

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 good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended as follows:

CURRENT INFORMATION

ANNUAL RENT	\$2,527,588.80
OPERATING COST	\$478,582.94

A. Issued to reflect a CPI escalation, as follows:

COMPUTATION

Base (CPI-W-U.S. City Avg)	Jan	2015	228.294
Corresponding Index	Jan	2016	231.061
Base Operating Cost Per Lease			\$478,582.94
% Increase in CPI-W			0.012120336
Annual Increase In Operating Cost			\$5,800.59
Less Accrued Escalation Paid			\$0.00
Annual Increase In Operating Cost Due Lessor			\$5,800.59

NEW INFORMATION

ANNUAL RENT	\$2,533,389.39
MONTHLY RENT	\$211,115.78
OPERATING COST	\$484,383.53

B. The annual rent shall increase by	\$5,800.59
Effective	February 1, 2016
New Annual Rent	\$2,533,389.39
Monthly Rent, in arrears	\$211,115.78

This Lease Amendment contains 1 page.

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 below date

FOR THE LESSOR:

Signature: _____
Name: _____
Title: _____
Date: _____

FOR THE

Signature: _____
Name: _____
Title: Lease Contracting Officer, GSA, PBS, NCR
Date: **MAR 23 2016**

WITNESSED FOR THE LESSOR BY:

Signature: _____
Name: _____
Title: _____
Date: _____