This Agreement, made and entered into this date by and between

Rockledge CF, LLC

Whose address is:

3003 Summer Street, Stamford Square
Stamford, CT 06904-7900

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 as follows:

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

<table>
<thead>
<tr>
<th>Base (CPI-W U.S. City Avg)</th>
<th>June 2005</th>
<th>190.10</th>
</tr>
</thead>
<tbody>
<tr>
<td>Corresponding Index</td>
<td>June 2007</td>
<td>203.91</td>
</tr>
<tr>
<td>Base Operating Cost Per Lease</td>
<td>$1,645,116.24</td>
<td></td>
</tr>
<tr>
<td>% Increase in CPI-W</td>
<td>0.072624934</td>
<td></td>
</tr>
<tr>
<td>Annual Increase in Operating Cost</td>
<td>$119,476.46</td>
<td></td>
</tr>
<tr>
<td>Less Previous Escalation Paid</td>
<td>$73,558.59</td>
<td></td>
</tr>
<tr>
<td>Annual Increase in Operating Cost Due Lessor</td>
<td>$45,917.87</td>
<td></td>
</tr>
</tbody>
</table>

Effective July 1, 2007, the annual rent is increased by

The new annual rent is $7,224,833.48 payable at the rate of $602,069.46 per month.

The rent check shall be made payable to:

Rockledge CF, LLC
5530 Wisconsin Ave Suite# 1000
Chevy Chase, MD 20815-4404

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: Rockledge CF, LLC

BY: ____________________________ (Signature) ____________________________ (Title)

IN THE PRESENCE OF ____________________________ (Signature) ____________________________ (Address)

MARY L. HEWSON
CONTRACTING OFFICER
Contracting Officer, GSA NCR PBS

(Official Title)

GSA FORM 276