GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE  
SUPPLEMENTAL LEASE AGREEMENT  
SUPPLEMENTAL AGREEMENT  
No. 35  
TO LEASE NO. LMD10258  

ADDRESS OF PREMISES  
Metro II  
3700 East West Highway  
Hyattsville, MD 20743  

THIS AGREEMENT, made and entered into this date by and between Prince George Center, Inc.  
whose address is:  
6525 Belcrest Road Ste. 300  
Landover, MD 20782  

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 escalation provided for in the basic lease agreement.  

| COMPARISON YEAR | 2004 | $701,397.49 |
| BASE YEAR       | 1992 | $412,442.50 |
| INCREASE        |      | $288,954.99 |
| PERCENTAGE OF GOVERNMENT OCCUPANCY |      | 99.40% |
| AMOUNT DUE TO LESSOR |      | $287,221.26 |

The Lessor is entitled to a one-time lump sum payment in the amount of $287,221.26 payable in arrears. This amount shall be paid with your next rent check:  

Prince George Center, Inc.  
6525 Belcrest Road Ste. 300  
Landover, MD 20782  

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: Prince George Center, Inc.  

BY:  
(Signature)  

IN THE PRESENCE OF  
(Signature)  

UNITED STATES OF AMERICA  

BY:  
Contracting Officer, GSA, NCR, PBS, NoVA  
(Official Title)