THIS AGREEMENT, made and entered into this date by and between:

SILVER SPRING METRO CENTER III LIMITED PARTNERSHIP
whose address is
c/o Foulger Pratt Development, Inc., 9600 Blackwell Rd., Suite 200
Rockville, MD 20850
hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said

Lease is amended, effective__________________________, as follows:

To reflect operating cost escalation provided for in the basic lease agreement.

Base (CPI-W-U.S. City Average) $1,119,921.75
Corresponding Index 422.6

% Increase in CPI-W 0.435502%
Base Operating Cost Per Lease

Total Increase in Operating Costs 487,727.78
Less Previous Increase 14,136.82
Total Annual Increase 444,947.61
Total Monthly Increase 3,558.62

Old Annual Rent: $12,223,032.71
New Annual Rent: $12,265,842.08

Old Monthly Rent: $1,018,586.06
New Monthly Rent: $1,022,141.58

Effective JUNE 27, 2007, the Annual Rental is increased by $42,780.27. The new annual rental is $12,265,842.08 payable at the rate of $1,022,141.58 per month in arrears. Rent checks shall

be payable to: SILVER SPRING METRO CENTER III LIMITED PARTNERSHIP.

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:

LENDER

By

(Company)

IN PRESENCE OF

CONTRACTING OFFICER

(Title)

9600 Blackwell Rd., Suite 200
Rockville, MD 20850

Principal

(Time)

GSA FORM 276 (REV. 7-67)