

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	SUPPLEMENTAL AGREEMENT No. 11	DATE NOV 08 2002
SUPPLEMENTAL LEASE AGREEMENT	TO LEASE NO. GS-11B-80561	

ADDRESS OF PREMISES Executive Plaza
6120 & 6130 Executive Plaza
Rockville, MD 20852

THIS AGREEMENT, made and entered into this date by and between Rockwood Capital Corporation whose address is: 325 Greenwich Avenue, 3rd Floor
Greenwich, CT 06830

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 annual real estate tax escalation provided for in the basic lease agreement.

COMPARISON YEAR	2001	\$656,351.20
BASE YEAR	1999	\$620,760.59
DECREASE		\$35,590.60
PERCENTAGE OF GOVERNMENT OCCUPANCY		64.55%
AMOUNT DUE TO LESSOR		\$22,977.29

The Lessor is entitled to a one-time lump sum payment in the amount of \$22,977.29 payable in arrears. This amount shall be paid with your next rent check:

PB Capital Corporation
66 Hayden Avenue
Lexington, MA 02421


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: Rockwood Capital Corporation

BY _____ (Signature) _____ (Title)

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

UNITED STATES OF AMERICA

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