

ADDRESS OF PREMISES 1801 NORTH LYNN STREET
1801 NORTH LYNN STREET
ROSSLYN, VA 22209-2000

THIS AGREEMENT, made and entered into this date by and between PPF OFF 1801 N LYNN STREET, LLC
whose address is: JBG/COMMERCIAL MANAGEMENT, LLC
4445 WILLARD AVENUE
SUITE 400
CHEVY CHASE, MD 20815-3690

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. SLA #26 is being issued to correct the base year (CY 2003) and the comparison year (CY 2005) that is reflected in SLA #23. Due to various calculation errors SLA #23 resulted in an overpayment to the Lessor. This SLA reflects the correct calculation for the base year (CY 2003) as well as the comparison year, which should have been (CY 2005).

INCORRECT INFORMATION - PER SLA #23

| | | | |
|------------------------------------|---------|----|--------------|
| COMPARISON YEAR (CY) | CY 2005 | \$ | 1,262,116.53 |
| BASE YEAR | CY 2003 | \$ | 1,107,949.86 |
| TOTAL INCREASE | | \$ | 154,166.67 |
| PERCENTAGE OF GOVERNMENT OCCUPANCY | | | 98.14% |
| TAX INCREASE DUE LESSOR | | \$ | 151,299.17 |

CORRECT INFORMATION

| | | |
|--|---------|----------------|
| COMPARISON YEAR (CY) | CY 2005 | \$1,200,565.60 |
| BASE YEAR | CY 2003 | \$1,096,192.66 |
| TOTAL INCREASE | | \$104,372.94 |
| PERCENTAGE OF GOVERNMENT OCCUPANCY | | 98.14% |
| TAX INCREASE DUE LESSOR | | \$102,431.60 |
| AMOUNT PAID PER SLA #23 | \$ | 151,299.17 |
| AMOUNT DUE TO GOVERNMENT FOR OVERPAYMENT | | (\$48,867.57) |

The Government is entitled to a one-time lump sum credit in the amount of (\$48,867.57) payable in arrears. This amount shall be deducted from the rent check of:

PPF OFF 1801 N LYNN STREET, LLC
JBG/COMMERCIAL MANAGEMENT, LLC
4445 WILLARD AVENUE
SUITE 400
CHEVY CHASE, MD 20815-3690

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: PPF OFF 1801 N LYNN STREET, LLC

BY _____
(Signature)

(Title)

IN THE PRESENCE OF

(Signature)

(Address)

UNITED STATES OF AMERICA



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