

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 13	DATE AUG 27 2012
	TO LEASE NO. GS-11B-01929	

ADDRESS OF PREMISES NVRA / [REDACTED]  
9325 Discovery Boulevard  
Manassas, VA 20109-3992

THIS AGREEMENT, made and entered into this date by and between **TPC University LC**  
whose address is:

TPC University LC  
12500 Fair Lakes Circle, Suite 400  
Fairfax, VA 22033-3804

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 December 1, 2011 as follows:

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

Base (CPI-W-U.S. City Avg)	Dec	2007	205.777
Corresponding Index	Dec	2011	222.166
Base Operating Cost Per Lease			\$ 1,371,944.95
% Increase in CPI-W			0.079644469
Annual Increase In Operating Cost			\$109,267.83
Less Previous Escalation Paid			\$63,237.86
Increase In Operating Cost Due Lessor			\$46,029.97

Effective December 1, 2011, the annual rent is increased by \$46,029.97  
The new annual rent is \$7,721,649.99 payable at the rate of \$643,470.83 per month.  
The rent check shall be made payable to:

TPC University LC  
c/o The Peterson Company  
12500 Fair Lakes Circle, Suite 400  
Fairfax, VA 22033

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: TPC University LC**

BY \_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Title)

IN THE PRESENCE OF

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Title)

**UNITED STATES OF AMERICA**

Contracting Officer, GSA, NCR, Office of Leasing  
(Official Title)