

<b>GENERAL SERVICES ADMINISTRATION</b> <b>PUBLIC BUILDINGS SERVICE</b> <b>SUPPLEMENTAL LEASE AGREEMENT</b>	<b>SUPPLEMENTAL AGREEMENT</b> <b>No. 2</b> <b>TO LEASE NO. GS-11B-02314</b>	<b>DATE</b> MAR 20 2013
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ADDRESS OF PREMISES **13221 Woodland Park Rd  
Herndon, VA 20171-5503**

THIS AGREEMENT, made and entered into this date by and between **The Realty Associates Fund X, LP**

whose address is: **The Realty Associates Fund X, LP  
28 State Street  
10th Floor  
Boston, MA 02109-5718**

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 **2/1/2013** as follows:

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

Base (CPI-W-U.S. City Avg)	January	2012	223.216
Corresponding Index	January	2013	226.520
Base Operating Cost Per Lease			\$394,182.09
% Increase in CPI-W			0.014801806
Annual Increase In Operating Cost			\$5,834.61
Annual Increase In Operating Cost Due Lessor			\$5,834.61

Effective **2/1/2013**, the annual rent is increased by **\$ 5,834.61**  
 The new annual rent is **\$1,468,298.14** payable at the rate of **\$122,358.18** per month.

The rent shall be made payable to: **The Realty Associates Fund X, LP  
28 State Street  
10th Floor  
Boston, MA 02109-5718**

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: **The Realty Associates Fund X, LP**

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

IN THE PRESENCE OF  
 \_\_\_\_\_ (Signature) \_\_\_\_\_ (Address)

UNITED STATES OF AMERICA  
 BY  \_\_\_\_\_ **Contracting Officer, GSA, NCR, PBS, REAG**  
 (Official Title)