

ADDRESS OF PREMISES  
Patrick Henry Building  
601 D Street, NW  
Washington, D.C. 20004-2904

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

LHL Realty Company DC, LLC  
  
C/O Algin Management  
64-35 Yellowstone Boulevard  
Forest Hills  
New York-Manhattan, NY 11375-1717

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 in the basic lease agreement.

COMPARISON YEAR	09/01/09 - 08/31/10	\$4,535,003.79
BASE YEAR	As established per SF-2 dtd 09/13/05	\$2,242,518.88
INCREASE		2,292,484.91
PERCENTAGE OF GOVERNMENT OCCUPANCY		100.00%
TAX INCREASE DUE LESSOR		\$ 2,292,484.91

Attorneys Fees

Proposed Assessment (Tax Year 2010)	\$247,267,000.00
Assessment Results after Appeal	\$243,967,400.00
Tax Savings	\$3,299,600.00
Tax Savings times 1.85/100	\$61,042.60
Government Occupancy	100.00%
Tax Savings	\$61,042.60
Amount Due Lessor (25% of Amount Due for Current Year)	\$15,260.65

The Lessor is entitled to a one-time payment in the amount of \$ 2,307,745.56 payable in arrears. Check shall be payable to:

LHL Realty Company DC, LLC  
Algin Management  
64-35 Yellowstone Boulevard  
New York-Manhattan, NY 11375-1717

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: LHL Realty Company DC, LLC

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

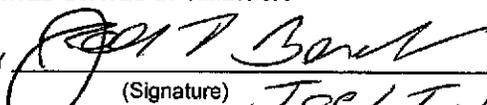
\_\_\_\_\_  
(Title)

IN THE PRESENCE OF

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

\_\_\_\_\_  
(Address)

UNITED STATES OF AMERICA

BY   
(Signature) Joe T. Berri

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

Today's Date:

December 8, 2010

<b>Analyst Specialist</b>	Rochelle Yorkshire
<b>Lease No.:</b>	GS-11B-01843
<b>Location Code:</b>	DC1216ZZ
<b>SLA NO.</b>	9
<b>Square Footage:</b>	520,180
<b>Effective date:</b>	10/14/2010
<b>Type of Action</b>	2009 RET

<b>Building Information</b>	
<b>Building Name:</b>	Patrick Henry Building
<b>Building Address:</b>	601 D Street, NW
<b>City/State/Zip</b>	Washington, D.C. 20004-2904

<b>Lessor Information</b>	
<b>Name:</b>	LHL Realty Company DC, LLC C/O Algin Management
<b>Street Address:</b>	64-35 Yellowstone Boulevard Forest Hills
<b>City/State/Zip:</b>	New York-Manhattan, NY 11375-1717

<b>Payee Information</b> (note: make sure this information = R620)	
<b>Name:</b>	LHL Realty Company DC, LLC Algin Managment
<b>Street Address:</b>	64-35 Yellowstone Boulevard
<b>City/State/Zip:</b>	New York-Manhattan, NY 11375-1717

<b>COMPUTATION</b>		
Comparison Year	2009	
	09/01/09 - 08/31/10	
2nd half 2009	09/01/09 - 09/30/09	\$403,223.30
1st half 2010	10/01/09 - 03/31/10	\$2,253,698.45
2nd half 2010	04/01/10 - 08/31/10	\$1,878,082.04
<b>TOTAL COMPARISON YEAR</b>		<b>\$4,535,003.79</b>
<b>Base Year</b>	As established per SF-2 dtd 09/13/05 09/01/05 - 08/31/06	
<b>TOTAL BASE YEAR</b>	per SF-2 dtd 09/13/05	<b>\$2,242,518.88</b>
<i>(Increase) or Decrease</i>		<b>\$2,292,484.91</b>
<b>Government Share</b>		<b>100.00%</b>
		<b>\$2,292,484.91</b>

<b>Proposed Assessment (Tax Year 2010)</b>	<b>\$247,267,000.00</b>
<b>Assessment Results after Appeal</b>	<b>\$243,967,400.00</b>
<b>Tax Savings</b>	<b>\$3,299,600.00</b>
<b>Tax Savings times 1.85/100</b>	<b>\$61,042.60</b>
<b>Government Occupancy</b>	<b>100.00%</b>
<b>Tax Savings</b>	<b>\$61,042.60</b>
<b>Amount Due Lessor (25% of Amount Due for Current Year)</b>	<b>\$15,260.65</b>

**Total Amount Due to the Lessor**

**\$2,307,745.56**