

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE SUPPLEMENTAL LEASE AGREEMENT	SUPPLEMENTAL AGREEMENT No. 1	DATE JUN 15 2010
	TO LEASE NO. GS-11B-02184	Page 1 of 5

Address of Premises: Patriots Plaza II
375 E Street, SW
Washington, DC 20024-3221

THIS AGREEMENT, made and entered into this date by and between: NewTower Trust Company Multi-Employer Property Trust

Whose address is:
c/o Kennedy Associates Real Estate Counsel, LP
1215 Fourth Avenue, Suite 2400
Seattle, Washington 98161-1085
Attn: Executive Vice President- Asset Management

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 mentioned covenant and agree that the said Lease is amended upon execution by the Government as follows:

This Supplemental Lease Agreement (SLA) No. 1 is hereby issued to modify Paragraph 1 of the SF-2 for Lease No. GS-11B-02184 to reflect a change in the leased premises and to replace Exhibit A – Floor Plans of the Lease Area with revised plans (attached) reflecting the new demised premises. Paragraph 1 of the SF-2 shall now be replaced in its entirety to read:

The Lessor hereby leases to the Government the following described premises:

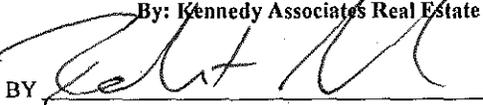
A total of 180,000 BOMA rentable square feet (BRSF) equivalent to 159,033 ANSI/BOMA Office area square feet (ABOA) of office and related space, consisting of a portion of the Fourth (4th) Floor (11,723 BRSF/10,336 ABOA), the entire Fifth (5th) through Ninth (9th) Floors (28,516 BRSF/25,198 ABOA each) and a portion of the Tenth (10th) Floor (25,697 BRSF/22,707 ABOA), being the areas cross hatched on the floor plans attached to this SLA as Exhibit A and made part hereof, as well as 30 reserved parking spaces for Official Government Vehicles as shown on Exhibit B, in the building known as Patriots Plaza II and located at 375 E Street, SW, Washington, DC 20024-3221.

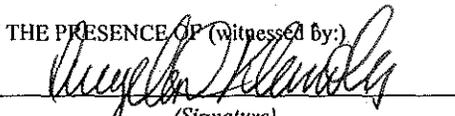
This document will not constitute a payment obligation until the date of execution by the United States. As a result, even though payments will be made retroactively, no monies whatsoever are due under this agreement until thirty days after the date of execution by the Government's Contracting Officer.

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: NewTower Trust Company Multi-Employer Property Trust
By: Kennedy Associates Real Estate Counsel, LP Authorized Signatory
By: Kennedy Associates Real Estate Counsel, GP, LLC, its General Partner

BY  _____
 (Signature) Robert Coulman, Vice President
 (Name & Title)

IN THE PRESENCE OF (witnessed by):
 _____
 (Signature) 7315 Wisconsin Avenue, Suite 350W, Bethesda, Maryland 20814
 (Address)

UNITED STATES OF AMERICA
 BY  _____
 Joel T. Berelson Contracting Officer, GSA, NCR, Real Estate Division
 (Official Title)

PK JT3