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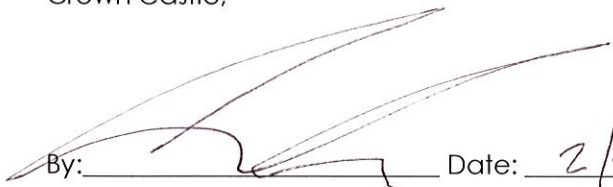
COUNTY OF EL PASO, CO
Development Services
P.O. BOX 2007
COLORADO SPRINGS, CO 80910

RE: Application for Zoning/ Building Permit
Crown Castle Telecommunication Site at: LUCKY FOUR RANCH, WEST HWY. 24
GREEN MOUNTAIN FALLS, CO 80819

Global Signal Acquisitions II LLC (Crown Castle) hereby authorizes Verizon, including its Agent(s) to act as our Agent(s) in the processing of all zoning application, building permits and approvals through the County of El Paso for the existing wireless communication site described below:

Crown Site ID: 877034
Verizon Site ID: CSP Chipita
Site Address: LUCKY FOUR RANCH, WEST HWY. 24
GREEN MOUNTAIN FALLS, CO 80819
APN: 83092-00-031

Crown Castle,

By:  Date: 2/2/18

Christopher Regalado, Real Estate Specialist

MEMORANDUM OF OPTION AND SITE LEASE AGREEMENT

See Exhibit "A" for Legal Description, Common Address and Parcel ID No.

THIS MEMORANDUM OF OPTION AND SITE LEASE AGREEMENT (this "Memorandum") is made this 23 day of AUGUST, 2017, by and between **DEAN SMISCHNY A/K/A G.D. SMISCHNY** ("Landlord"), having a mailing address of 825 5th Street SE, Pelican Rapids, Minnesota 56572, and **STC FIVE LLC**, a Delaware limited liability company ("Tenant"), by and through its Attorney-in-Fact, Global Signal Acquisitions II LLC, a Delaware limited liability company, with a mailing address of c/o Crown Castle USA Inc., Attn: Legal – Real Estate Department, 2000 Corporate Drive, Canonsburg, Pennsylvania 15317.

RECITALS

WHEREAS, Landlord and Tenant are the current parties under that certain Option and Site Lease Agreement dated as of October 10, 1997, as supplemented by that certain Addendum to Option and Site Lease Agreement, as further supplemented by that certain Consent to Assignment, originally by and between U S West Communications Wireless Group, a division of U S West Communications, Inc., a Colorado corporation ("USW"), as tenant, and Cecil Smischny and G.D. Smischny, as landlord (collectively, the "Lease");

WHEREAS, the Lease was assigned by Qwest Wireless, L.L.C., a Delaware limited liability company, successor in interest to USW, to Sprint Spectrum L.P., a Delaware limited liability company ("SSLP"), pursuant to that certain Assignment and Assumption Agreement dated May 14, 2004, a memorandum of which was recorded on July 15, 2004, as Document No. 204118430 in the public records of El Paso County, Colorado (the "Public Records");

WHEREAS, Tenant is the successor in interest under the Lease to SSLP;

WHEREAS, Landlord is the fee owner of Landlord's Property (defined below) pursuant to that certain Quit Claim Deed dated August 5, 2011, and recorded on July 3, 2012, as Document No. 212075629 in the Public Records;

WHEREAS, the parties have modified the terms of the Lease by that certain First Amendment to Option and Site Lease Agreement dated the same date as this Memorandum, by and between Landlord and Tenant, and wish to provide record notice of the existence of the Lease as amended thereby (hereafter, the Lease is referred to as the "Amended Lease") and the status of certain rights and interests thereunder through the recording of this Memorandum in the Public Records; and

WHEREAS, the Amended Lease pertains to certain real property leased to Tenant together with access and utility easements granted to Tenant more particularly described in the Amended Lease (the "Leased Premises"), located on a portion of Landlord's property that is more particularly described on **Exhibit "A"** attached hereto and incorporated by this reference ("Landlord's Property").

OPERATIVE PROVISIONS

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Landlord and Tenant hereby agree as follows:

1. The recitals hereinabove are true and correct and are incorporated herein by this reference.
2. Landlord hereby acknowledges, ratifies, and confirms Tenant's interest in and to the Amended Lease.
3. The terms and provisions of the Amended Lease are hereby restated and incorporated herein by this reference.
4. The Amended Lease provides that the initial term of the Amended Lease is five (5) years, commencing on March 14, 1997, with ten (10) renewal terms of five (5) years each. The term of the Amended Lease, including all renewal terms, if exercised, will expire on March 13, 2052.
5. The Amended Lease pertains to a portion of that certain real property described on **Exhibit "A"** attached hereto.
6. The Amended Lease provides Tenant with a right of first refusal with respect to the Leased Premises, upon the terms and conditions more particularly set forth in the First Amendment to Option and Site Lease Agreement.
7. The parties consent to the recording of this Memorandum in the public records of the county in which the Leased Premises is situated, and agree that this Memorandum shall be executed in recordable form.
8. This Memorandum may be executed in counterparts, each of which shall constitute an original instrument.

[Remainder of page intentionally left blank; signatures begin on the following page]

TENANT:

STC FIVE LLC,
a Delaware limited liability company

By: Global Signal Acquisitions II LLC,
a Delaware limited liability company,

Its: Attorney-in-Fact

By: 

Name: Matthew Norwood
Senior Transaction Manager

Title: _____


Date: 08/23/17

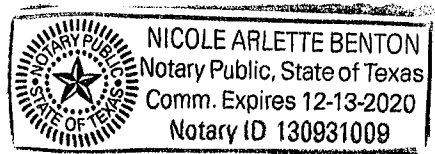
ACKNOWLEDGEMENT

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)

On this, the 23 day of AUGUST, 2017, before me, the undersigned Notary Public, personally appeared Matthew Norwood, who acknowledged him/herself to be the Senior Transaction Manager of Global Signal Acquisitions II LLC, a Delaware limited liability company, the Attorney-in-Fact for STC Five LLC, a Delaware limited liability company, and that he/she, being authorized to do so, executed the foregoing Memorandum of Option and Site Lease Agreement for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.


Notary Public, State of Texas, County of Harris
My Commission Expires: _____



[SEAL]

THIS DOCUMENT DRAFTED BY:

AFTER RECORDING RETURN TO:

DYKEMA GOSSETT PLLC
Kevin P. Schmidt, Esq.
39577 Woodward Avenue, Suite 300
Bloomfield Hills, Michigan 48304

EXHIBIT "A"

LEGAL DESCRIPTION OF LANDLORD'S PROPERTY

Land situated in El Paso County, Colorado, more particularly described as follows:

The following definitions will apply to this document:

"Section 9" shall mean Section 9, Township 13S, Range 68W of the 6th P.M., El Paso County Colorado.

"Survey" shall mean that certain Land Survey Plat of the Smischny properties in Sections 4 and 9, T 13S, R 68W of the 6th P.M. El Paso County, Colorado, Recorded with the El Paso County Clerk and Recording Dept. on 5 April 2004, in Book DPST of the County Surveyors Land Survey Plats/Right-of-way Surveys at Page 83040, 83090 under Reception Number 204900045, Survey performed by Teller County Land Surveying.

Parcel #1: NW 1/4 NW 1/4 NW 1/4 in Section 9, as shown on Page 1 of the above referenced Survey, minus the property recorded in Book 6510 Page 531 in the El Paso County Clerk and Recorder office that lies within NW 1/4 NW 1/4 NW 1/4 of Section 9.

Parcel #2: 5.2714+- Acres parcel in SW 1/4 NW 1/4 NW 1/4 of Section 9 as shown on Page 1 of the above referenced Survey, including the triangular piece that lies northeast of the northeastern boundary of the parcel recorded in Book 6510 Page 531 in the El Paso County Clerk and Recorder office having 0.0792+- Acres.

Parcel #3: The 1.1418+- Acres recorded in Book 1462 Pages 619-621 in the El Paso County Clerk and Recorder office and shown on Page 1 of the above referenced Survey.

Tax Parcel Identification Number: 83092-00-031

Common Address: Lucky 4 Terrace, Green Mountain Falls, Colorado 80819