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Doc#: 0327044177
Eugene "Gene" Moore Fee: \$32.50
Cook County Recorder of Deeds
Date: 09/29/2003 10:28 AM Pg: 1 of 5

EXHIBIT C

**Memorandum
of
Lease**

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2925 Country Drive Ste 201
St. Paul, MN 55117

14089282
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Property of Cook County Clerk's Office

Site Number: CH21-768D

Site Name: Hunter Apts.

Version 9-19-01

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Memorandum of Lease and Option

Assessor's Parcel Number: 13-29-215-042-0000
Between Albany Bank & Trust #11-5162 C/O Hunter Properties, Inc. ("Landlord")
and Voicestream GSM I Operating Company ("Tenant")

A Rooftop Lease with Option (the "Lease") by and between Albany Bank & Trust #11-5162 C/O Hunter Properties, Inc. ("Landlord") and VoiceStream GSM I Operating Company, a Delaware Limited Liability Company ("Tenant") was made regarding a portion of following the property:

See Attached Exhibit "A" incorporated herein for all purposes

The Option is for a term of six (6) months after the Effective Date of the Lease (as defined under the Lease), with up to one additional six (6) month renewal ("Optional Period").

The Lease is for a term of five (5) years and will commence on the date as set forth in the Lease (the "Commencement Date"). Tenant shall have the right to extend this Lease for Three (3) additional five-year terms.

IN WITNESS WHEREOF, the parties hereto have respectively executed this memorandum effective as of the date of the last party to sign.

LANDLORD: Albany Bank & Trust #11-5162 C/O Hunter Properties, Inc.

By: *Randall Pinlock*
Printed Name: RANDALL PINLOCK
Its: AUTHORIZED AGENT
Date: 4/19/02

LANDLORD:

By: _____
Printed Name: _____
Its: _____
Date: _____

TENANT: Voicestream GSM I Operating Company

By: *Raj Tank*
Printed Name: Raj Tank
Its: Director of Ops. and Dev.
Date: 5-15-02

[Notary block for Landlord]

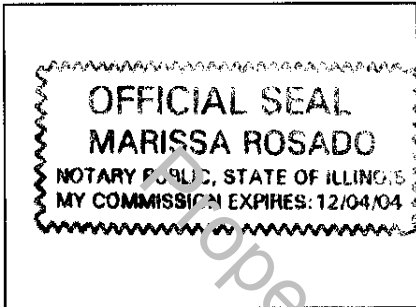
[Notary block for Corporation, Partnership, Limited Liability Company]

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STATE OF IL)
) ss.
COUNTY OF COOK)

This instrument was acknowledged before me on 04/19/02 by _____, [title]
of _____ a _____ [type of entity], on behalf of
said _____ [name of entity].

Dated: 4/19/02



Marissa Rosado
Notary Public
Print Name MARISSA ROSADO
My commission expires 12/04/04

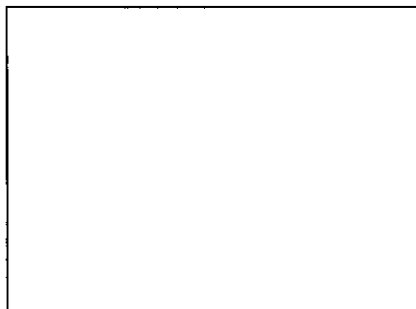
(Use this space for notary stamp/seal)

[Notary block for Individual]

STATE OF _____)
) ss.
COUNTY OF _____)

This instrument was acknowledged before me on _____ by _____

Dated: _____



Notary Public
Print Name _____
My commission expires _____

(Use this space for notary stamp/seal)

[Notary block for Tenant]

STATE OF IL)
) ss.
COUNTY OF COOK)

I certify that I know or have satisfactory evidence that Raj Tank is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Executive Director Of Engineering & Operations of VoiceStream GSM I Operating

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(Use this space for notary stamp/seal)

Michele Castillo
 Notary Public _____
 Print Name MICHELE CASTILLO
 My commission expires 8/30/04

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EXHIBIT A
Legal Description

The Property is legally described as follows:

LOTS 21, 22, 23 AND 24 IN BLOCK 1 IN WHITE'S SECOND
DIVERSEY PARK ADDITION, BEING A SUBDIVISION OF BLOCKS 8
AND 9 AND THE EAST 1/2 OF BLOCK 10 IN KING AND PATTERSON'S
SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP
40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS.

AREA: 12,307 SQ. FT. or 0.28253 Acres

KNOWN AS: 3000 N. CENTRAL AVE., CHICAGO, IL.

STAKE FOR: FRANK. MILLER, MELAMED, TABIS & McDONNELL, P.C.



U14089282-01TM05

MEMORANDUM OF LE
REF# CH21768D
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