

**Memorandum
of
Lease**

Record and
Return to:
T-Mobile USC, Inc.
12920 SE 38th Street
Bellevue, WA 98006
Attn: Lease Compliance /CH417201

APN: 13-31-326-034-000
Loan No.

MEMORANDUM OF LEASE

A Site Lease Agreement (the "Agreement") by and between Donald Frasca, Trustee of the Donald Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest; and Arlyne Frasca, Trustee of the Arlyne Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest, a(n) Trust ("Landlord") and T-Mobile Central, LLC, a Delaware limited liability company ("Tenant") was made regarding a portion of the following property (as more particularly described in the Agreement, the "Premises"):

See Attached **Exhibit A** incorporated herein for all purposes.

Without limiting the terms and conditions of the Agreement, Landlord and Tenant hereby acknowledge the following:

1. Capitalized terms used, but not otherwise defined herein, shall have the meanings ascribed to such terms in the Agreement.
2. Pursuant to the Agreement Landlord has granted Tenant an option to lease the Premises (the "Option") on the terms and conditions described in this Agreement for an initial term of one (1) year commencing on the Effective Date, which term may be extended by Tenant for additional one (1) year Options.
3. Provided that the Option has been exercised by Tenant, the Agreement shall constitute a lease (the "Lease"), the term of which shall initially be for five (5) years and will commence on the date upon which Tenant exercises its Option (the "Commencement Date").
4. Tenant shall have the right to extend the Lease for five (5) additional and successive five-year terms.
5. This memorandum is not a complete summary of the Lease. It is being executed and recorded solely to give public record notice of the existence of the Option and the Lease with respect to the Premises. Provisions in this memorandum shall not be used in interpreting the Lease provisions and in the event

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of conflict between this memorandum and the said unrecorded Lease, the unrecorded Lease shall control.

6. This memorandum may be signed in any number of counterparts, each of which shall be an original, with the same effect as if the signatures thereto were upon the same instrument.

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

LANDLORD: Donald Frasca, Trustee of the Donald Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest.

LANDLORD: Arlyne Frasca, Trustee of the Arlyne Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest.

By: *Darren Frasca*
Printed Name: Darren Frasca
Title: Trustee/manager
Date: 3/23/15

By: *Darren Frasca*
Printed Name: Darren Frasca
Title: Trustee/manager
Date: 3/23/15

TENANT: T-Mobile Central, LLC, A Delaware Limited liability company

By: *Faisal Afridi*
Printed Name: Faisal Afridi
Title: Area Director, Engineering & Operations
Date: 3/27/15

Property of Cook County Clerk's Office

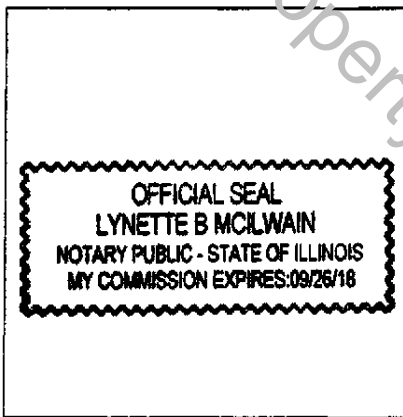
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[Notary block for Landlord]

STATE OF IL)
) ss.
COUNTY OF DuPage)

This instrument was acknowledged before me on 23 by Darren Frasca
_____ of the Donald Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest, on behalf of said
Trust.

Dated: 3/23/15



Lynette B McIlwain
Notary Public
Print Name Lynette B McIlwain
My commission expires 9/26/18

(Use this space for notary stamp/seal)

[Notary block for Landlord]

STATE OF IL)
) ss.
COUNTY OF DuPage)

This instrument was acknowledged before me on 23 by Darren Frasca
_____ of the Arlyne Frasca Trust dated March 10, 2000, as to an undivided 1/2 interest, on behalf
of said Trust.

Dated: 3/23/15

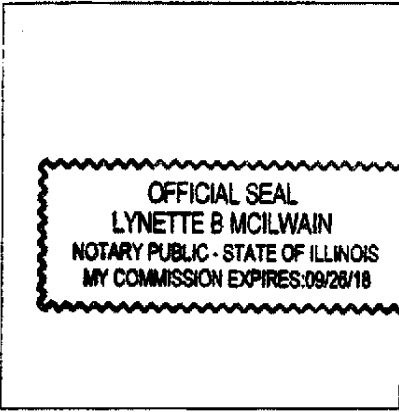
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Lynette B McIlwain

Notary Public

Print Name Lynette B McIlwain

My commission expires 9/26/18



(Use this space for notary stamp/seal)

[Notary block for Tenant]

STATE OF ILLINOIS)

) SS.

COUNTY OF COOK)

I certify that I know or have satisfactory evidence that Faisal Afridi 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 Area Director Engineering of T-Mobile Central, LLC, a Delaware limited liability company to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

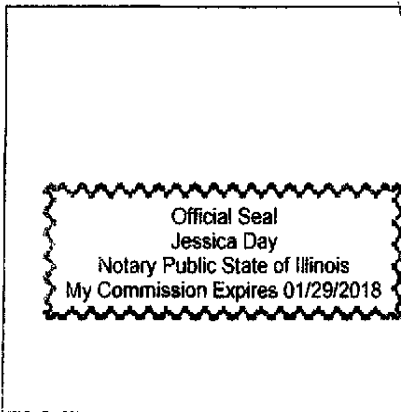
Dated: March 27 2015

Jessica Day

Notary Public

Print Name Jessica Day

My commission expires 1-29-18



(Use this space for notary stamp/seal)

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Memorandum of Lease - Exhibit A

Legal Description

The Property is legally described as follows:

Lots 15 and 16 in Block 15 in J. E. White's Second Rutherford Park Addition, a subdivision of the Southwest 1/4, (except the West 22.28 chains), of Section 31, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

Property of Cook County Clerk's Office