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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return to:
Alpine Communications
P.O. Box 1008
Elkader, IA 52043-1008

TERMINATION OF LEASE

IOWA STATE BAR ASSOCIATION

Recorder's Cover Sheet

Preparer Information:
John C. Pietila
2500 Financial Center
666 Walnut Street
Des Moines, IA 50309
Phone: (515) 288-2500

Taxpayer Information: (name and complete address)
City of Colesburg, Iowa
317 Main Street
Colesburg, IA 52035

Return Document To: (name and complete address)
John C. Pietila
2500 Financial Center
666 Walnut Street
Des Moines, IA 50309

Lessor:
City of Colesburg, Iowa

Lessee:
Alpine Communications, L.C.

Legal Description:
Lot 5, Block 4, of the First Western Addition, City of Colesburg, Iowa, Section 4, 90 North, Range 3 West in Colony Township, Delaware County.

Document or instrument number of previously recorded documents: N/A

NOTE: this cover page is prepared in compliance with Iowa Code Section 331.606b (2007). This cover page is provided for information purposes only.

#1504650

TERMINATION OF LEASE AGREEMENT

This Termination of Lease is dated March 1st, 2008 and is between THE CITY OF COLESBURG, IOWA, an Iowa municipality ("**Lessor**") and ALPINE COMMUNICATIONS, L.C., and Iowa limited liability company ("**Lessee**") as successor in interest to Valley Cable Systems, Inc.

Lessor and Valley Cable Systems, Inc. entered into a Head End Site Lease Agreement dated September 6, 1988 (the "**Lease**").

The Lease pertains to real estate located in Delaware County, Iowa (the "**Premises**"), described as follows:

Lot 5, Block 4, of the First Western Addition, City of Colesburg, Iowa, Section 4, 90 North, Range 3 West in Colony Township, Delaware County.

Lessee is the successor in interest to Valley Cable Systems, Inc. Lessor and Lessee have agreed to terminate the Lease as provided herein.

The parties therefore agree as follows:

1. Termination of Lease. Lessor and Lessee hereby terminate the Lease, including any and all amendments, additions and understandings related thereto. The Lease is cancelled and terminated effective immediately, each party hereby expressly waiving any right to notice or notice period otherwise required by the Lease.

2. Mutual Release. Each party hereby absolutely and forever releases and discharges the other party and its predecessors, successors, assigns, agents, employees, attorneys and their respective officers, directors, shareholders, members, heirs, executors and representatives from and against any and all obligations, actions, proceedings, losses, costs, claims, demands, damages, debts, liabilities, accounts, costs, expenses, attorneys' fees, liens and causes of action of every kind and nature whatsoever, whether now known or unknown, suspected or unsuspected, which such party now has, owns or holds, or at any time ever had, owned or held, pertaining to, arising out of or in connection with the Lease, including but not limited to claims relating to any violation of any law, rule or regulation in connection with the execution or termination of the Lease.

3. Mutual Representations. Each party represents and warrants to the other party that it is the respective party in interest under the Lease and has not assigned, transferred or conveyed to any third party all or any part of or partial or contingent interest in the Lease. Each party further represents and warrants to the other party that it has not assigned, transferred or conveyed to any third party all or any part of or partial or contingent interest in any of the claims released by this termination, that it is aware of no third party who contends or claims otherwise, and that it shall not assign, transfer or convey any claims released by this termination.

4. Counterparts. This termination may be executed in any number of counterparts, with the same effect as if the parties had signed the same document. For purposes of this termination, a photographic, photostatic, facsimile, electronic or similar reproduction of a writing signed by a party will be regarded as signed by that party for all purposes.

[End of agreement. Signature page follows.]

#1504650

Lessor:

THE CITY OF COLESBURG, IOWA

By: Richard Sampson

Name: Richard Sampson

Title: Mayor

Lessee:

ALPINE COMMUNICATIONS, L.C.

By: Chris Hopp

Name: Chris Hopp

Title: Manager

Attest:

By: Tara Holub

Name: Tara Holub

Title: City Clerk

State of Iowa)
) ss:
County of Delaware)

This termination of lease was acknowledged before me on March 3, 2008, by Richard Sampson as mayor, and Tara Holub as city clerk, of the City of Colesburg, Iowa, an Iowa municipality.

NOTARIAL SEAL IOWA — LINDA LOU CLEMEN COMMISSION NUMBER 114143 My Comm. Exp. 2-18-11

(Notary Stamp)

Linda Lou Clemen

Print Name: Linda Lou Clemen

Notary Public

State of Iowa)
) ss:
County of Clayton)

This termination of lease was acknowledged before me on February 13th, 2008, by Chris Hopp as manager of Alpine Communications, L.C., an Iowa limited liability company.

Melissa Hampton

(Notary Stamp)

Print Name: Melissa Hampton

Notary Public

NOTARIAL SEAL IOWA — KATHY A. YOUNG COMMISSION NUMBER 740780 My Comm. Exp. 5-17-09

NOTARIAL SEAL IOWA — MELISSA S. HAMPTON Commission Number 734797 My Commission Expires 6-30-09