Recorded: 3/24/2010 at 1:42:01.0 PM
Fee Amount: $29.00
Revenue Tax:
Delaware County, Iowa
DEBORAH PEYTON, RECORDER
BK: 2010 PG: 850

CHG 2-Subm

Prepared by
American Tower
10 Presidential Way
Woburn, MA 01801
Attn: Land Management / Justin White
ATC Site # 51219
ATC Site Name: Mansonville
Assessor Parcel # **270050001000**

ATC-42095(s)

MEMORANDUM OF LEASE

This **MEMORANDUM OF LEASE** ("***Memorandum***") is entered into on the 16 day of Sept. 2005, by and between Charles L. Ankrom and Carol Ann Ankrom ("***Landlord***") and American Towers, Inc., a Delaware corporation ("***Tenant***").

NOTICE is hereby given of the following described Lease as amended, for the purpose of recording and giving notice of the existence of said Lease. To the extent that notice of such Lease has previously been recorded, then this Memorandum shall constitute an amendment of any such prior recorded notices.

1. **Lease**: Site Ground Lease Agreement, between Landlord, or its predecessor in interest, and Tenant, or its predecessor in interest, entered into on July 20, 2001, as amended from time to time and as most recently amended by that certain Second Amendment dated September 16, 2009 (collectively the "Lease").

2. **Lease Commencement:** August 13, 2001.

3. **Expiration of Current Term**: October 14, 2019

4. **Extended Terms**: Lessee has the option to further extend the term of the Lease for each of 5 successive 5 year terms.

(Page 5)

5. **Leased Premises**: As described in Exhibit "A," attached hereto, together with any access and utility easements. **Exhibit A may be replaced by an as-built survey at tenant's option depicting the Leased Premises, access and utilities easements and if applicable, guy wire and guy anchor easements.**

6. **Notice**: Notices may be sent to the appropriate parties as follows:

Landlord:	Charles L. Ankrom & Carol Ann Ankrom 2275 110th Ave. Mansonville, IA 50654

Tenant: American Tower
10 Presidential Way
Woburn, MA 01801
Attn: Land Management

7. **Effect**: This Memorandum is not a complete summary of the terms and conditions contained in the Lease. Provisions in the Memorandum should not be used in interpreting the Lease provisions. In the event of a conflict between this Memorandum and the Lease, the Lease will control.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, Landlord and Tenant have each executed this Memorandum as of the day first above written.

LANDLORD:

Charles L Ankrom
Charles L. Ankrom

Carol Ann Ankrom
Carol Ann Ankrom

WITNESSES:

_____
Signature
Print Name:_____

_____
Signature
Print Name:_____

_____
Signature
Print Name:_____

_____
Signature
Print Name:_____

ACKNOWLEDGEMENT

State of

County of Delaware)

On Sept 16, 2009 before me, Colleen Meyer (here insert name), a Notary Public, personally appeared Charles L Ankrom and Carol Ann Ankrom, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Colleen Meyer
Notary Public
Print Name: Colleen Meyer
My commission expires: 08-28-12

COLLEEN MEYER
Notarial Seal - Iowa
Commission # 704820
My Commission Expires 08-28-12

TENANT:

American Towers, Inc.,
a Delaware corporation

By: Jason D. Hirsch
Its: Vice President, Land Management

WITNESSES:

Signature
Print Name: Justin White

Signature
Print Name: Christina Ward

ACKNOWLEDGEMENT

TENANT

State of Massachusetts

County of Middlesex

On 12/27/09 before me, Marie S. Moynihan (here insert name), a Notary Public, personally appeared Jason D. Hirsch, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Notary Public
Print Name: Marie S. Moynihan
My commission expires: 9/17/2010

EXHIBIT A

This Exhibit A May be Replaced by an As-Built Survey at Tenant's Option depicting the Leased Premises, Access and Utilities Easements and if applicable, guy wire and guy anchor easements.

The Premises are described and/or depicted as follows:

