

Recorded: 6/2/2023 at 2:23:33.0 PM
County Recording Fee: \$27.00
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Combined Fee: \$30.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 1235

Memorandum of Lease

For additional information or payments, please call (682)-239-2333

Prepared by:

Rhonda Hornback
AMG Technology Investment Group, LLC,
DBA: Nextlink Internet
95 Parker Oaks Lane, Hudson Oaks, Texas 76087
(682)-239-2333

Taxpayer Information:

Tommy Klaus and Sandra Klaus
2854 115th Street, Colesburg, Iowa 52035

Return Document To:

AMG Technology Investment Group, LLC,
DBA: Nextlink Internet
95 Parker Oaks Lane, Hudson Oaks, Texas 76087

Grantors:

Tommy Klaus and Sandra Klaus
2854 115th Street, Colesburg, Iowa 52035

Grantees:

AMG Iowa ISP, LLC,
DBA: Nextlink Internet

Related Documents:

- (1) Memorandum of Lease
- (1) Legal Description on page 3
- (1) Payment

City: Colesburg

County: Delaware

State: Iowa

Site: IA-COLESBURG-SW-1

MEMORANDUM OF LEASE

MADE as of the 25th day of May 2023

BY AND BETWEEN

Tommy Klaus and Sandra Klaus, with an address of 2854 115th Street, Colesburg, Iowa 52035 (“Landlord”), and AMG Iowa ISP, LLC, an Iowa limited liability company doing business as Nextlink Internet, with a principal place of business located at 95 Parker Oaks Lane, Hudson Oaks, Texas 76087 (“Tenant”).

WITNESSETH:

WHEREAS, Landlord and Tenant entered into a certain Tower Site Lease Agreement and Access Agreement (the “Lease”); and

NOW, THEREFORE, Tenant hereby sets forth the following information with respect to the Lease:

1. The names of the landlords are Tommy Klaus and Sandra Klaus.
2. The name of the Tenant is AMG Iowa ISP, LLC, an Iowa limited liability company doing business as Nextlink Internet.
3. The addresses set forth above are the addresses of the parties.
4. The Lease is dated August 27, 2020.
5. The description of the demised premises as set forth in the Lease is as set forth in attached hereto.
6. The date of the commencement of the term of the Lease is August 27, 2020.
7. The term of the Lease ends on the 60th month of the Lease.
8. Tenant may extend the Lease for three (3) additional sixty (60) month renewal periods.

Full Legal Description

The South one-half (S $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Seven (7), Township Ninety (90) North, Range Three (3), West.

IN WITNESS WHEREOF, this Memorandum of Lease is effective as of the day and year first above written.

AMG IOWA ISP, LLC, an Iowa limited liability company, dba NEXTLINK INTERNET

By: [Signature]
Name: Eric Pyland
Title: Vice President

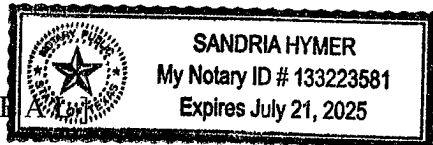
STATE OF TEXAS

COUNTY OF Parker

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This instrument was acknowledged before me on this 25 day of May 2023 a Notary Public in and for the State of Texas, Eric Pyland, the Vice President of AMG IOWA ISP, LLC, an Iowa limited liability company, dba NEXTLINK INTERNET, and that as such of officer, being authorized so to do, as and for the act and deed of the company, executed the foregoing instrument for the purposes therein contained by signing the name of the company as such officer.

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



[S]

[Signature]
Notary Public, State of Texas

EXHIBIT A

Located approximately off 2874 115th Street, Colesburg, IA 52035 (42.62416°, -91.23787°)

Approximate location is indicated by the Google Earth image below.

