

Prepared by and return to:  
AAT Communications Corp.  
12444 Powerscourt Drive, Suite 300  
St. Louis, Missouri 63131  
Attention: Legal Department

**AMENDMENT TO OPTION AND GROUND LEASE AND CORRECTIVE MEMORANDUM  
OF OPTION AND LAND LEASE AGREEMENT**

THIS AMENDMENT TO OPTION AND GROUND LEASE AND CORRECTIVE MEMORANDUM OF OPTION AND LAND LEASE AGREEMENT (this "Amendment") is entered into as of this 5<sup>th</sup> day of April, 2006 ("Effective Date"), by and between John M. Weaver ("Landlord"), having an address at 7618 Chelsea Road, Columbiana, AL 35051, and AAT Communications Corp., a New York corporation ("Tenant"), having an address at 12444 Powerscourt Drive, Suite 300, St. Louis, Missouri 63131.

WHEREAS: Landlord entered into that certain Option and Lease Agreement dated February 10, 2005, with New Cingular Wireless PCS, LLC ("Cingular") (the "Lease") for the use and possession of a portion of Landlord's property as described on Exhibit B attached thereto (the "Leased Premises"); and

WHEREAS: The Lease was memorialized by that certain Memorandum of Option and Lease Agreement dated February 10, 2005 (the "MOL"), recorded March 31, 2005, as instrument No. 2005033100147990 with the Shelby County, Alabama, Judge of Probate. The legal description of the portion of the Leased Premises to Tenant was attached to the MOL as Exhibit A.

WHEREAS: Cingular assigned the Lease to Tenant by way of that certain Assignment Agreement dated June 1, 2005, is recorded as instrument No. 20050628000320670 with the Shelby County, Alabama, Judge of Probate; and

WHEREAS: Landlord and Tenant desire to amend the Lease and the MOL for the purpose of correcting the legal description of the Leased Premises.

NOW, THEREFORE, in consideration of the mutual covenants contained herein and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Landlord and Tenant desire to amend the Lease and the MOL follows:

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1. Capitalized terms used in this Amendment will have the meanings set forth in the MOL unless otherwise indicated.
2. From and after February 10, 2005, the legal description of the Leased Premises included as Exhibit B to the Lease and Exhibit A to the MOL shall be deleted, superceded, and replaced with the following:

PARENT TRACT (INSTRUMENT #2002/241390)

A parcel of land in the SW ¼ of the NW ¼ of Section 14, Township 20 South, Range 1 West, Shelby County, Alabama, described as follows: Commence at a concrete monument in place accepted as the Southeast corner of the SW ¼ of the NW ¼ of Section 14; Township 20 South, Range 1 West, Shelby County, Alabama: thence proceed North 00 degree 56 minutes 54 seconds East along the East boundary of said 1/4-1/4 section for a distance of 209.81 feet to a 1 inch drill bit in place, said point being the point of beginning. From this beginning point continue North 00 degrees 45 minutes 39 seconds East along a line of possession for a distance of 210.70 feet to a 1 inch drill bit in place; thence proceed South 89 degrees 58 minutes 32 seconds West for a distance of 525.01 feet; thence proceed South 00 degrees 45 minutes 51 seconds West for a distance of 209.43 feet; thence proceed South 89 degrees 53 minutes 08 seconds East for a distance of 525.01 feet to the Point of Beginning. The above described land is located in the SW ¼ of the NW ¼ of Section 14, Township 20 South, Range 1 West, Shelby County, Alabama.

25' INGRESS/EGRESS EASEMENT (INSTRUMENT #20020508000214060)

AND ALSO, A 25 FOOT INGRESS/EGRESS EASEMENT IS GRANTED BEING 25 FEET IN EQUAL WIDTH ON THE NORTH SIDE OF THE FOLLOWING DESCRIBED LINE: COMMENCE AT A CONCRETE MONUMENT IN PLACE ACCEPTED AS THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA; THENCE PROCEED NORTH 00 DEGREES 56 MINUTES 54 SECONDS EAST ALONG THE EAST BOUNDARY OF SAID QUARTER-QUARTER SECTION FOR A DISTANCE OF 209.81 FEET TO A 1 INCH DRILL BIT IN PLACE; THENCE PROCEED NORTH 89 DEGREES 53 MINUTES 08 SECONDS WEST FOR A DISTANCE OF 525.01 FEET TO THE POINT OF BEGINNING OF SAID 25 FOOT EASEMENT. FROM THIS BEGINNING POINT PROCEED NORTH 89 DEGREES 53 MINUTES 08 SECONDS WEST ALONG THE SOUTH BOUNDARY OF SAID EASEMENT FOR A DISTANCE OF 290.47 FEET TO ITS POINT OF INTERSECTION WITH THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. 47 AND THE TERMINATION OF SAID EASEMENT. ALL BEING SITUATED IN SHELBY COUNTY, ALABAMA.

100' X 100' LEASE AREA

A parcel of land lying in Section 14, Township 20 South, Range 1 West, Shelby County, Alabama being more particularly described as follows:

Commence at an axle found at the Southeast corner of the parcel of land described in Instrument #2002/241390 in the Judge of Probate Office, Shelby County, Alabama; thence run N 46°26'54" W for a distance of 1.41 feet to a 5/8" rebar set (LS#19753) and the Point of Beginning; thence S 88°33'06" W for a distance of 100.00 feet to a 5/8" rebar set (LS#19753); thence N 01°26'54" W for a distance of 100.00 feet to a 5/8" rebar set (LS#19753); thence N 88°33'06" E for a distance of 100.00 feet to a 5/8" rebar set (LS#19753); thence S 01°26'54" E for a distance of 100.00 feet to the Point of Beginning. Said above described parcel contains 0.23 acres more or less.

### 30' INGRESS/EGRESS AND UTILITY EASEMENT

An easement lying in Section 14, Township 20 South, Range 1 West, Shelby County, Alabama being more particularly described as follows:

Commence at an axle found at the Southeast corner of a parcel of land described in Instrument #2002/241390 in the Judge of Probate Office, Shelby County, Alabama; thence run N 46°26'54" W for a distance of 1.41 feet to a 5/8" rebar set (LS#19753); thence S 88°33'06" W for a distance of 100.00 feet to a 5/8" rebar set (LS#19753); thence N 01°26'54" W for a distance of 100.00 feet to a 5/8" rebar set (LS#19753); thence N 88°33'06" E for a distance of 50.00 feet to the Point of Beginning of an Ingress/Egress and Utility Easement being 30 feet in width and lying 15 feet on each side of the following described centerline; thence N 01°26'54" W for a distance of 25.45 feet to a point; thence N 86°21'53" W for a distance of 52.76 feet to a point; thence S 73°55'31" W for a distance of 55.88 feet to a point; thence N 84°38'50" W for a distance of 63.77 feet to a point; thence N 88°54'24" W for a distance of 82.87 feet to a point; thence S 82°45'50" W for a distance of 36.82 feet to a point; thence S 59°50'10" W for a distance of 92.69 feet to a point; thence S 48°55'05" W for a distance of 86.68 feet to a point; thence S 87°54'41" W for a distance of 7.75 feet to the West property line of the above mentioned parcel of land and the Point of Ending. Said above described easement contains 0.37 acres more or less.

### 16' X 24' LEASE AREA

A parcel of land lying in Section 14, Township 20 South, Range 1 West, Shelby County, Alabama being more particularly described as follows:

Commence at an axle found at the Southeast corner of the parcel of land described in Instrument #2002/241390 in the Judge of Probate Office, Shelby County, Alabama; thence run N 46°26'54" W for a distance of 1.41 feet to a 5/8" rebar set (LS#19753); thence N 46°49'48" W for a distance of 24.54 feet to the Point of Beginning; thence S 88°33'06" W for a distance of 16.00 feet to a point; thence N 01°26'54" W for a distance of 24.00 feet to a point; thence N 88°33'06" E for a distance of 16.00 feet to a point; thence S 01°26'54" E for a distance of 24.00 feet to the Point of Beginning. Said above described parcel contains 384 square feet, more or less.

3. Except as expressly amended by this Amendment, the Lease shall remain in full force and effect without modification or amendment. This Amendment will form a part of the Lease for all purposes and the Lease and this Amendment will hereafter be read together. In case of any

inconsistencies between the terms and conditions of the Lease and the terms and conditions of this Amendment, the terms and conditions of this Amendment will control.

4. By this Amendment, the parties intend to record a reference to the Lease, as amended herein, and do hereby ratify and confirm all of the terms and conditions of the Lease and declare that the Leased Premises are subject to all of the applicable provisions of the Lease.

SIGNATURE PAGE FOLLOWS

IN WITNESS WHEREOF, the parties have executed this Amendment as of the Effective Date.

JOHN M. WEAVER

Witness:

John M. Weaver  
Printed Name: John M. Weaver

By: John M. Weaver  
Name:  
Title:

Printed Name: \_\_\_\_\_

AAT COMMUNICATIONS CORP.

Witness:

Vicki Bush  
Printed Name: VICKI BUSH

By: Peggy Woodruff Mize  
Name: Peggy Woodruff Mize  
Title: VP Contract Administration

Deborah J. Budo  
Printed Name: Deborah J. Budo

SIGNATURE PAGE TO AMENDMENT

STATE OF Alabama )  
 )SS  
COUNTY OF Shelby )

Personally appeared before me, the undersigned authority in and for the said county and state, on this 3rd day of March, 2006, within my jurisdiction, personally appeared John M. Weaver, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person or the entity upon behalf of which the person acted, executed the instrument.

Margaret S. Fuller  
Notary Public

My commission expires: Dec. 21, 2006

(Seal)

**MARGARET S. FULLER**  
Notary Public, State of Alabama  
My Commission Expires, 12/21/06

STATE OF Missouri )  
 )SS  
COUNTY OF St. Louis )

Personally appeared before me, the undersigned authority in and for the said county and state, on this 5th day of April, 2006, within my jurisdiction, the within named Lenny Westcott + Miguel, who acknowledged that (he) (she) is VP - Contract Admin of AAT Communications Corp., a New York corporation, and that for and on behalf of the said corporation, and as its act and deed (he) (she) executed the above and foregoing instrument, after first having been duly authorized by said corporation so to do.

L. T. Lewis  
Notary Public

**L. T. LEWIS**  
Notary Public - State of Missouri  
County of St. Louis  
My Commission Expires Mar. 10, 2008

My commission expires: \_\_\_\_\_

(Seal)

NOTARY PAGE TO AMENDMENT

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Shelby Cnty Judge of Probate, AL  
05/01/2006 11:51:32AM FILED/CERT

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