


Site ID: AL14462-A-03
Site Name: Helena Road

Tenant Site ID:
Tenant Site Name: Helena Road


20151119000400530 1/3 \$635.00
Shelby Cnty Judge of Probate, AL
11/19/2015 02:25:11 PM FILED/CERT

After recording return to:

Mary Palmer
Baker Donelson Bearman
Caldwell & Berkowitz, PC
420 20th Street North
Suite 1400
Birmingham, Alabama 35203

STATE OF ALABAMA

COUNTY OF SHELBY

MEMORANDUM OF ANTENNA SITE AGREEMENT

This Memorandum made this 9th day of October, 2015, between **SBA TOWERS III LLC**, a limited liability company of the State of Florida, with its principal offices located at 8051 Congress Avenue, 2nd Floor, Boca Raton, Florida 33487-1307, Tax ID# 27-3257884, hereinafter designated Owner, and **CELLCO PARTNERSHIP**, a Delaware general partnership d/b/a Verizon Wireless, with its principal offices at One Verizon Way, Mail Stop 4AW100, Basking Ridge, NJ 07920, hereinafter designated Tenant.

1. Owner and Tenant entered into an Antenna Site Agreement on October 9, 2015 for a term of five (5) years with the right to automatically renew for four (4) additional five (5) year terms unless terminated in accordance with the terms of the Antenna Site Agreement.

2. In consideration of the rental set forth in the Agreement, Owner hereby leases to Tenant a ground space area consisting of approximately 312 square feet, at that certain Property located in Shelby County, State of Alabama, and being described as a parcel containing 10,000 square feet as shown on the tax map of Shelby County, together with the non-exclusive right for ingress and egress. Being the same premises leased to Owner from Ground Lessor as reflected in Memorandum of Lease as Document #20080925000380360.

3. The Antenna Site Agreement commences on the earlier of the date that Tenant begins installation of its Equipment at the Site or November 1, 2015 and a copy of the Antenna Site Agreement is on file in the office of the Owner and Tenant.

4. The terms, covenants and provisions of the Agreement of which this is a Memorandum, shall extend to and be binding upon the respective executors, administrators, heirs, successors and assigns of Owner and Tenant.

June 25, 2015

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Shelby County, AL 11/19/2015
State of Alabama
Deed Tax: \$615.00

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MEMORANDUM OF ANTENNA SITE AGREEMENT CONTINUED

IN WITNESS WHEREOF, hereunto and to a duplicate hereof, Owner and Tenant have caused this Memorandum to be duly executed on _____, 2015.

TENANT: CELLCO PARTNERSHIP d/b/a Verizon Wireless

By: [Signature]
Title: Aparna Khurjekar
Address: Area Vice President Network
One Verizon Way, Mail Stop 4AW100
Basking Ridge, NJ 07920
Date: 10.6.2015

Witness: [Signature]
Print Name: Kim Schwab
Witness: [Signature]
Print Name: Nita Welch

TENANT NOTARY BLOCK:

STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

The foregoing instrument was acknowledged before me this 6 day of October, 2015, by Aparna Khurjekar, Area Vice President Network of **Cellco Partnership**, a Delaware general partnership d/b/a Verizon Wireless, who is personally known to me or produced [Signature] as identification.

NOTARIAL SEAL

LYNNE CARLISLE
NOTARY PUBLIC
MECKLENBURG COUNTY
NORTH CAROLINA

My commission expires 3/20/2016

(OFFICIAL NOTARY SIGNATURE)

NOTARY PUBLIC—STATE OF NC

Lynne Carlisle

(NAME OF NOTARY)

COMMISSION NUMBER: N/A

OWNER: SBA TOWERS III LLC

By: [Signature]
Title: Jason Silberstein
Executive Vice President, Site Leasing
Tax No: 27-3257884
Address: 8051 Congress Avenue
2nd Floor
Boca Raton, FL 33487
Date: 10.9.15

Witness: [Signature]

Print Name: Anthony Garcia

Witness: [Signature]

Print Name: Naomi D. Brown

OWNER NOTARY BLOCK:

STATE OF FLORIDA

COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 9th day of October, 2015, by Jason Silberstein, Executive Vice President, Site Leasing of **SBA Towers III LLC**, a Florida limited liability company, who is personally known to me.



ROMONA MANGRA
MY COMMISSION # FF 060029
EXPIRES: November 2, 2017
Bonded Thru Budget Notary Services

My commission expires: 11/2/2017

(OFFICIAL NOTARY SIGNATURE)
NOTARY PUBLIC - STATE OF FLORIDA

Printed Name of Notary Romona Mangra



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Site situated in: City of Pelham, County of Shelby, State of Alabama
commonly described as follows: 7700 Helena Road, Pelham, AL 35124

Legal Description:

100' X 100' LEASE AREA

A parcel of land being a portion of that certain tract of land as recorded in Instrument No. 1995-35413 in the Office of the Judge of Probate, Shelby County, Alabama lying in the NW 1/4 of Section 1, Township 20 South, Range 3 West and being more particularly described as follows:

Commence at a 3/4" rebar found in place on the West property line of said certain tract of land (Parcel No. 13-1-02-1-000-001.002) having Alabama West State Plane Coordinates N:1211927.846 E:2178166.045 and lying on the East right-of-way line of Alabama Highway 261; thence run S 17°42'54" E for a distance of 647.64 feet to a 5/8" capped rebar set (SMW LS 19753) and the Point of Beginning; thence S 03°37'07" W for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence N 86°22'53" W for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence N 03°37'07" E for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence S 86°22'53" 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 & UTILITY EASEMENT

An easement being a portion of that certain tract of land as recorded in Instrument No. 1995-35413 in the Office of the Judge of Probate, Shelby County, Alabama lying in the NW 1/4 of Section 1 and the NE 1/4 of Section 2, Township 20 South, Range 3 West and being more particularly described as follows:

Commence at a 3/4" rebar found in place on the West property line of said certain tract of land (Parcel No. 13-1-02-1-000-001.002) having Alabama West State Plane Coordinates N:1211927.846 E:2178166.045 and lying on the East right-of-way line of Alabama Highway 261; thence run S 17°42'54" E for a distance of 647.64 feet to a 5/8" capped rebar set (SMW LS 19753); thence S 03°37'07" W for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence N 86°22'53" W for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence N 03°37'07" E for a distance of 100.00 feet to a 5/8" capped rebar set (SMW LS 19753); thence S 86°22'53" E for a distance of 65.00 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 03°37'07" E for a distance of 7.28 feet to a point; thence N 45°57'05" W for a distance of 110.00 feet to a point; thence N 01°28'13" E for a distance of 205.32 feet to a point; thence with a curve to the left having a radius of 65.00 feet, an arc length of 84.52 feet and a chord bearing of N 35°46'51" W and a chord length of 78.69 feet to a point; thence N 73°01'55" W for a distance of 137.34 feet, more or less, to a point on the West right-of-way line of Alabama Highway 261 and the Point of Ending. Said above described easement contains 0.37 acres more or less.

Latitude: 33° 19' 40.73"

Longitude: -86° 48' 47.17"


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