

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2006-14878

2006 MAY -4 P 4:02

Sharon J. Dowling
REGISTER OF DEEDS

COUNTER P
~~DEPT~~ 14878
PROOF DA
FEES \$ 28.50
CHECK# 69111
CHG _____ CASH _____
REFUND _____ CREDIT _____
SHORT _____ NCR _____



Business Doesn't Stop for Anything

MEMORANDUM OF LEASE

Notice is hereby given that COSENTRY.NET, LLC a Nebraska limited liability company, f/k/a IP Revolution.Net, LLC, is the Lessee/Tenant under that certain lease dated October 10, 2000 by and between COSENTRY.NET, LLC and SOUTHROADS MALL, LLC (the "Lease"), for a portion of the real estate described in Exhibit "A" attached hereto and incorporated herein by this reference, as more particularly depicted on Exhibit "B" attached hereto and incorporated herein by this reference.

1. The Lease has a perpetual month-to-month term, terminable only at Tenant's sole discretion.
2. This Memorandum of Lease is executed and is to be recorded in the Office of the Register of Deeds of Sarpy County, Nebraska, solely for the purpose of providing record notification of the existence of said Lease.
3. Nothing herein contained shall be construed to amend, modify or in any other way affect the terms, conditions and provisions of the Lease as therein set forth, to which reference is made for complete exposition of the same.

TENANT/LESSEE
COSENTRY.NET, LLC,
a Nebraska limited liability company

By: *[Signature]*
Its: *[Signature]*

RTR
ATTN: Laurie Yelinek
Koley Jossen P.C.
1125 S. 103rd St. Suite 800
Omaha, NE 68124
) 329053.1

9394 West Dodge Road, Suite 100
Omaha, NE 68114
(402) 492-7800
www.cosentry.com

A

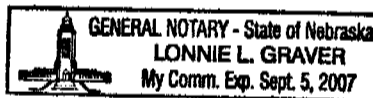
STATE OF NEBRASKA)
) ss.
COUNTY OF Surry)

On this 4th day of May, 2006, before me, the undersigned, a Notary Public, duly commissioned and qualified for and in said county, personally came Mike Steffa,
CEO of COSENTRY.NET, LLC, a Nebraska limited liability company, to me known to be the identical person whose name is affixed to the foregoing instrument, and acknowledged the execution thereof to be her voluntary act and deed on behalf of COSENTRY.NET, LLC.

WITNESS MY HAND and Notarial Seal the day and year last above written.

Lonnie L. Graver

Notary Public



After recording, return to: Joe Urzendowski
CoSentry.net, LLC
9394 West Dodge Road, Suite 100
Omaha, Nebraska 68114

EXHIBIT "A"

B

LEGAL DESCRIPTION:

PARCEL 1: A tract of land lying wholly within the Southwest Quarter (SW¼) of Section 14, Township 14 North, Range 13 East of the 6th P.M., in Sarpy County, Nebraska, containing the following parcels of land: All of Lots 2C1A, 2C1B, 2C2, 3, 4A2, 4A2B, 4C, 5A, 5A2, 5C, 6A1A1, 6A1A2, 6A1A3, 6B, 7A1, 7B, 8A, 8A1, 8A2, 8A3, 8C and 8D, of CLINTON'S SUBDIVISION, in said Section 14, all of Tax Lots F2B1B1, F2B1B2 and G4 in said Section 14, All of Lots 7 and 10, and part of Lots 11 and 12, in LAWNDALE, a Subdivision in said Section 14, All of Lots 1 and 2, and part of Lots 3, 6 and 7, in JULL'S SUBDIVISION, in said Section 14, also portions of vacated Prairie Avenue, all being more particularly described as follows:

Beginning at the intersection of the East right of way line of State Highway 73-75, and the North right of way line of Childs Road; thence North 15°20'02" West (assumed bearing), along said East right of way line of State Highway 73-75, 488.69 feet; thence continuing along said East right of way line, along a curve to the left, with a radius of 2,914.90 feet and an arc length of 462.94 feet (chord bearing North 20°21'12" West, 462.46 feet), to the intersection of said East right of way line and the South right of way line of Brewster Road; thence North 73°25'50" East along said South right of way line, 654.09 feet; thence North 60°00'48" East, continuing along said South right of way line, 354.84 feet; thence North 74°31'17" East continuing along said South right of way line 20.55 feet; thence South 00°15'35" West, 134.81 feet; thence South 88°27'10" East; 107.52 feet; thence South 00°37'45" West, 3.50 feet; thence South 88°27'10" East, 3.00 feet; thence North 00°37'45" East 00°37'45" West, 3.50 feet; thence South 88°27'10" East, 3.00 feet; thence North 00°37'45" East 3.50 feet; thence South 89°19'25" East 94.31 feet; thence South 00°09'16" West, 76.14 feet; thence North 87°15'31" East, 82.20 feet; thence South 00°54'27" West, 71.73 feet; thence North 89°11'48" West, 35.42 feet; thence South 00°15'43" West, 610.98 feet; thence North 89°45'33" West, 29.54 feet; thence South 55°03'43" West, 15.00 feet; thence South 34°56'17" East, 349.00 feet; thence South 10°19'57" East, 36.03 feet, to a point on the North right of way line of Childs Road; thence South 89°57'58" West, along North right of way line of Childs Road, 1,099.18 feet, to the Point of beginning.

EXCEPT that part thereof more particularly described as follows:

A tract of land located in Tax Lot L, in the Southwest Quarter (SW¼) of Section 14, Township 14 North, Range 13 East of the 6th P.M., in Sarpy County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said Tax Lot L, said point also being the intersection of the East right of way line of Nebraska Highway 73-75 and the North right of way line of Childs Road; thence North 15°20'02" West, (Assumed bearing), along the East right of way line of Nebraska Highway 73-75, a distance of 13.48 feet; thence North 89°57'58" East, along a line parallel to said North right of way line of Childs Road; a distance of 588.56 feet; thence South 00°02'02" East, 13.00 feet, to a point on the North right of way line of Childs Road; thence South 89°57'58" West, along the North right of way line of Childs Road, a distance of 585.00 feet, to the Point of Beginning.

NOTE: The above premises is also described as Lot L, Clinton's Subdivision, in said Section 14, Township 14 North, Range 13 East of the 6th P.M., in Sarpy County, Nebraska.

PARCEL 2: A tract of land being all of Lots 4 and 5, and parts of Lots 3, 6 and 7, in JULL'S SUBDIVISION, a Subdivision, as surveyed, platted and recorded, in Sarpy County, Nebraska, together with the Easterly 20.00 feet of vacated Prairie Avenue adjacent to said Lots 3, 4 and 5 on the West, all being more particularly described as follows:

Commencing at the intersection of the South right of way line of Brewster Road and the East right of way line of State Highway 73-75; thence Easterly, along said South right of way line on the following four described courses: (1) North 73°25'50" East, (assumed bearing) 654.09 feet; (2) thence North 69°00'48" East, 354.84 feet; (3) thence North 74°31'17" East, 20.55 feet; (4) thence North 75°21'07" East, 21.36 feet, to the Northwest corner of said Lot 5, and the Point of Beginning; thence North 72°56'34" East, 76.06 feet, along the North line of Lots 5 and 6; thence North 74°11'15" East, 50.36 feet, along the North line of Lot 6; thence North 72°56'54" East, 50.50 feet, along the North line of Lots 6 and 7; thence North 77°08'24" East, 14.99 feet, along the North line of Lots 7; thence South 00°09'36" West, 198.49 feet; thence North 89°19'25" West, 94.31 feet; thence South 00°37'45" West, 3.50 feet; thence North 88°27'10" West, 3.00 feet; thence North 00°37'45" East, 3.50 feet; thence North 88°27'10" West, 107.52 feet; thence North 00°15'35" East, 134.81 feet; thence North 75°21'07" East, 21.36 feet, to the Point of Beginning.

NOTE: The above premises is sometimes described as Lot A, in Jull's Subdivision, in Section 14, Township 14 North, Range 13 East of the 6th P.M., Sarpy County, Nebraska.

ADDRESS:

1001 Fort Crook Road North, Bellevue, Nebraska 68005

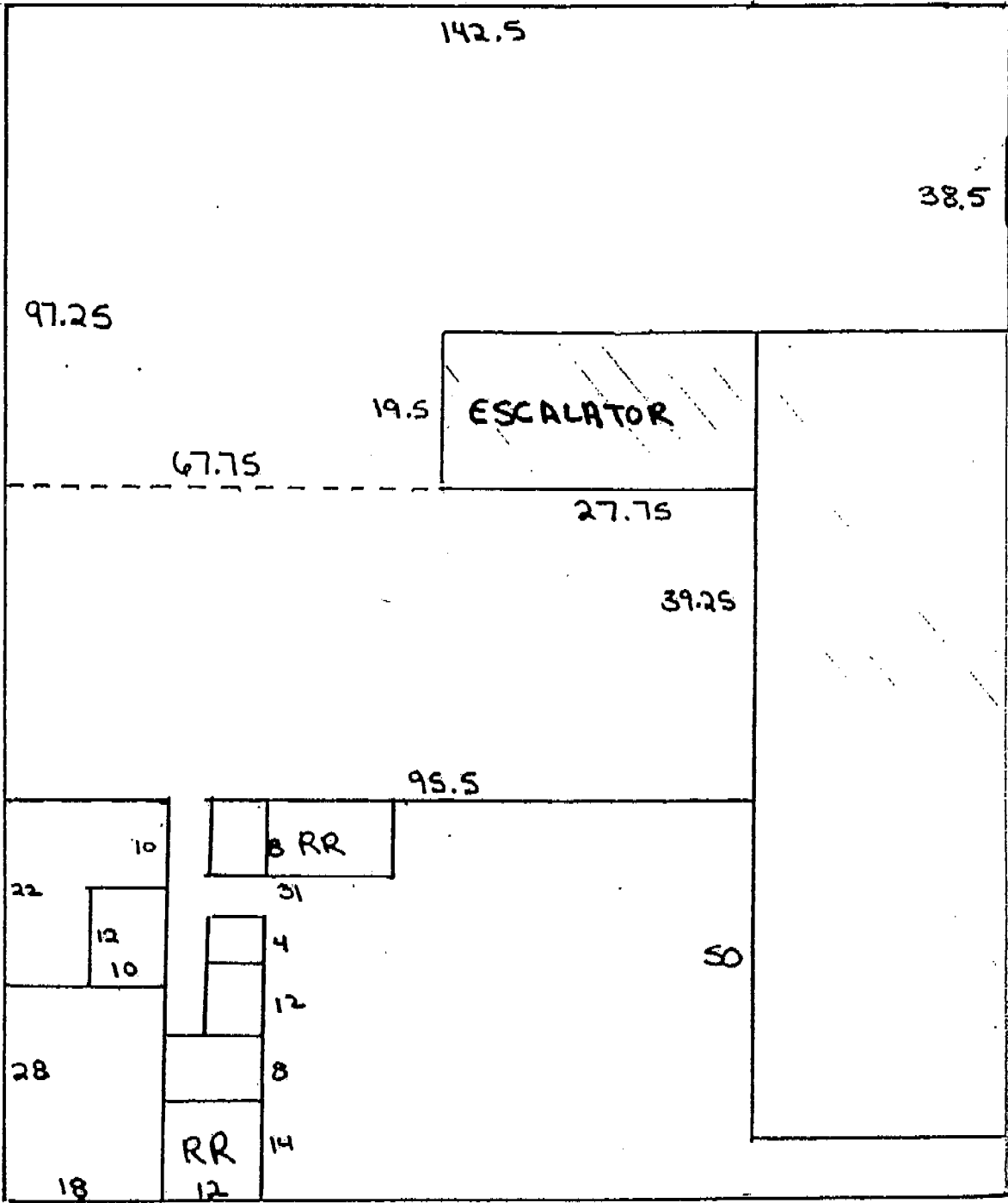
* RECORDED NOTE: CHIEF METES + BOUNDS CAL 5-4-06



2006-14878C



EXHIBIT B



SO

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10/11/00