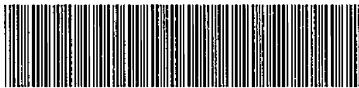




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Date

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By

RICHARD N TARECH
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

00 JUN 21 PM 2: 27

RECEIVED

NOTICE OF LEASE

COMES NOW 3031 NORTH 120TH STREET, L.L.C. ("Landlord") and hereby provides notice of existence of that certain Lease (the "Lease") executed by and between Landlord and COX COMMUNICATIONS OF OMAHA, L.L.C. as Tenant for the lease of that certain property commonly described as 3031 North 120th Street, Omaha, Nebraska, legally described on Exhibit A attached hereto and incorporated by reference herein. The term of the Lease shall commence on July 1, 2000 and expire on June 30, 2007, unless sooner terminated as provided in the Lease.

IN WITNESS WHEREOF, this Notice of Lease has been executed by Landlord as of June 20, 2000.

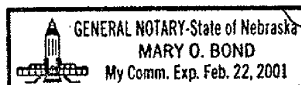
3031 NORTH 120TH STREET, L.L.C.

By:

P. J. Morgan, Manager

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 20th day of June, 2000, before me a Notary Public in and for said county and state, personally appeared P. J. MORGAN, known to me to be the identical person who subscribed his name to the foregoing as Manager of 3031 NORTH 120TH STREET, L.L.C., a Nebraska limited liability company, and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said limited liability company.



Notary Public

After recording, return to:
Home Federal Savings & Loan
201 W. 7th Street
P. O. Box 960
Lexington, Nebraska 68850

- 163536

EXHIBIT A

LOT 8, THE MEADOWLANDS, AN ADDITION TO THE CITY OF OMAHA, AS SURVEYED, PLATTED, AND RECORDED IN DOUGLAS COUNTY, NEBRASKA, RECORDED IN BOOK 1887, PAGE 466, ON NOVEMBER 20, 1990, TOGETHER WITH PART OF LOTS 6 AND 7, SAID THE MEADOWLANDS, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 6; THENCE SOUTH 89 DEGREES 59 MINUTES 55 SECONDS EAST (ASSUMED BEARING) 47.78 FEET ON THE NORTH LINE OF SAID LOT 6 TO A POINT OF CURVE; THENCE NORTHEASTERLY ON THE NORTH LINE OF LOT 6 ON A 240.06 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING NORTH 85 DEGREES 22 MINUTES 35 SECONDS EAST, CHORD DISTANCE 38.71 FEET, AN ARC DISTANCE OF 38.76 FEET TO A POINT OF REVERSE CURVE; THENCE NORTHEASTERLY ON THE NORTH LINE OF SAID LOT 6 ON A 759.36 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING NORTH 82 DEGREES 24 MINUTES 45 SECONDS EAST, CHORD DISTANCE OF 44.03 FEET, AN ARC DISTANCE OF 44.03 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 05 SECONDS WEST 264.94 FEET ON A LINE 165.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID LOT 6; THENCE SOUTH 89 DEGREES 59 MINUTES 55 SECONDS EAST 140.56 FEET ON A LINE 269.00 FEET SOUTH OF AND PARALLEL WITH THE MOST NORTHERLY LINE OF SAID LOT 6, TO THE EAST LINE OF SAID LOT 6; THENCE SOUTHWESTERLY ON THE EAST LINE OF SAID LOTS 6 AND 7 ON A 60.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING SOUTH 06 DEGREES 44 MINUTES 22 SECONDS WEST, CHORD DISTANCE 55.92 FEET AN ARC DISTANCE OF 58.17 FEET; THENCE SOUTH 68 DEGREES 57 MINUTES 52 SECONDS WEST, 218.58 FEET TO A POINT 100.00 FEET SOUTH OF THE NORTH LINE OF SAID LOT 7; THENCE NORTH 89 DEGREES 59 MINUTES 55 SECONDS WEST, 350.00 FEET ON A LINE 100.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID LOT 7 TO THE WEST LINE OF SAID LOT 7; THENCE NORTH 00 DEGREES 00 MINUTES 05 SECONDS EAST 100.00 FEET ON THE WEST LINE OF SAID LOT 7 TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89 DEGREES 59 MINUTES 55 SECONDS EAST, 290.00 FEET ON THE NORTH LINE OF SAID LOT 7 TO THE SOUTHWEST CORNER OF SAID LOT 6; THENCE NORTH 00 DEGREES 00 MINUTES 05 SECONDS EAST 290.00 FEET ON THE WEST LINE OF SAID LOT 6 TO THE POINT OF BEGINNING. TOGETHER WITH NON-EXCLUSIVE EASEMENT RIGHTS GRANTED BY GRANT AND IMPOSITION OF EASEMENT DATED JANUARY 28, 1993, FILED JANUARY 29, 1993 IN BOOK 1056, PAGE 61.