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PREPARED BY AND RETURN TO:
AT&T WIRELESS SERVICES, INC.

CELL SITE: OMH 42-01 (Budget Storage)
STATE: Nebraska
COUNTY: Douglas

MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE ("Memorandum") is entered into by and between West Pacific Self Storage Limited Partnership, a Nebraska limited partnership ("Landlord") and AT&T Wireless PCS, LLC, a Delaware limited liability company, d/b/a/ AT&T Wireless Services, by AT&T Wireless Services, Inc. a Delaware corporation, its manager ("Tenant").

A. Landlord and Tenant have entered into a certain Lease Agreement ("Lease") pursuant to which Tenant leased from Landlord certain real property ("Premises") located in the County of Douglas, State of Nebraska, which is more particularly described in Exhibit "1" attached hereto and incorporated herein by this reference; and

B. The parties desire to enter into this Memorandum of Lease for the purpose of setting forth certain terms and conditions of the Lease; and

C. Tenant and Landlord now desire to execute this Memorandum to provide constructive knowledge of Tenant's lease of the Premises.

NOW, THEREFORE, in consideration of the foregoing, the parties hereby agree as follows.

1. **Lease of Premises.** Landlord leases to Tenant, and Tenant leases from Landlord, the Premises for a term of five (5) years, commencing on the 9th day of August, 2000 ("Commencement Date") and terminating on the 31st day of August, 2005, upon the terms and conditions set forth in the Lease. Tenant shall have the right to renew this Lease for four (4) additional 5-year terms, upon the terms and conditions set forth in the Lease.

2. **Provisions Binding on Landlord.** The Lease shall be binding upon and inure to the benefit of the parties and their respective heirs, successors and assigns, subject to the provisions of the Lease.

3. **Governing Law.** This Memorandum and Lease are governed by the laws of the state of Nebraska.

IN WITNESS WHEREOF, the parties hereto have executed this Memorandum of Lease on this 20th day of July, 2000.

LANDLORD: West Pacific Self Storage Limited Partnership, a Nebraska limited partnership, by N.P. Dodge Investments, Inc., its general partner
By: N.P. Dodge, Jr.
N.P. Dodge, Jr., its President

TENANT: AT&T WIRELESS PCS, LLC, a Delaware limited liability company, by AT&T Wireless Services, Inc., a Delaware corporation, its manager
By: Michael Eberts 7/20/00
Michael Eberts, Director, New Market Development

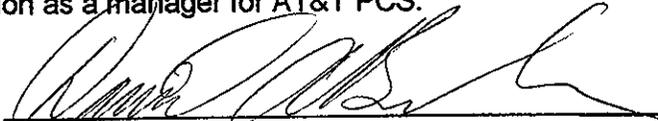
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CORPORATE ACKNOWLEDGMENT

STATE OF Washington §

COUNTY OF King §

On the 20th day of July, 2000, before me personally appeared Michael Eberts, and acknowledged under oath that he is the Director, New Market Development of AT&T Wireless Services, INC., the Delaware corporation that executed the within and foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of the corporation as manager for AT&T Wireless Services PCS, LLC, a Delaware limited liability company (AT&T PCS), for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf of the corporation as a manager for AT&T PCS.



Notary Public in and for the State of Washington
My Commission Expires: September 1, 2003

(SEAL)



Exhibit 1

The Property is legally described as: All of Block 28, Pacific Heights Addition, in Douglas County, Nebraska, except that part taken for Pacific Street Right-Of-Way, more particularly described as:

Lot 1, Block 28, Pacific Heights, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska, EXCEPT that part deeded to the County of Douglas, Nebraska, described as follows: Referring to the Northeast corner of said Lot; thence South $02^{\circ}55'25''$ East (assumed bearing) along the East line of said lot 1, a distance of 69.01 feet; thence South $87^{\circ}46'40''$ West a distance of 31.31 feet; thence South $42^{\circ}16'16''$ West, a distance of 39.24 feet; thence North $81^{\circ}17'33''$ West, a distance of 73.84 feet; thence South $87^{\circ}46'40''$ West, a distance of 50.0 feet; thence South $72^{\circ}08'08''$ West, a distance of 51.92 feet; thence South $78^{\circ}41'15''$ West, a distance of 101.27 feet; thence South $83^{\circ}46'40''$ West, a distance of 200.49 feet; thence South $87^{\circ}46'40''$, a distance of 100.0 feet; thence South $83^{\circ}12'14''$ West, a distance of 68.05 feet to a point on the West line of said lot 1; thence North $32^{\circ}40'20''$ West along said West lot line, a distance of 153.61 feet to a point on the South right of way line of Pacific Street; thence North $87^{\circ}46'40''$ East along said South right of way line, a distance of 776.15 feet to the point of beginning.

The Premises address is: Units 829 and 830
 15909 Pacific Street
 Omaha, Nebraska 68118

The Premises is further described and shown on the attached site plan.

Note: Tenant may, at its expense, have the leased area and easements surveyed, at which time the survey will supplement this Exhibit 1 and become part of this Agreement without the need for further action by the Landlord.

