

When Recorded Mail To:

Sprint Spectrum, L.P.
Attention: David Holt
1105 West 2400 South
Suite A
Salt Lake City, Utah 84119
Site Name Unnamed

22/6

EXHIBIT A* Site Description

Site I.D.R-402 A

nw 7 4n-1w

Site situated in the City of Clearfield, County of Davis, State of Utah commonly described as follows:

Legal Description:

09-020-0015

BEG ON E LINE OF D & W CO CANAL CO R/W & S LINE OF HWY (700 SO STR) 924.0 FT N 89°52' W & 113 FT, M OR L, S OF NE CORNER OF NW1/4 SECS 7, T4N-R1W, SLM; TH S 89°52' E 175.0 FT ALONG S LINE SAID HWY; TH S 0°08' W 150 FT; N 89°52' 2.175 FT, M OR L TO 3) LY LINE OF CANAL R/2; TH N 0°08' E 150 FT ALONG SAID R/W TO BEG. CONT. 0.603 ACRES. TOGETHER WITH R/W

09-020-0036

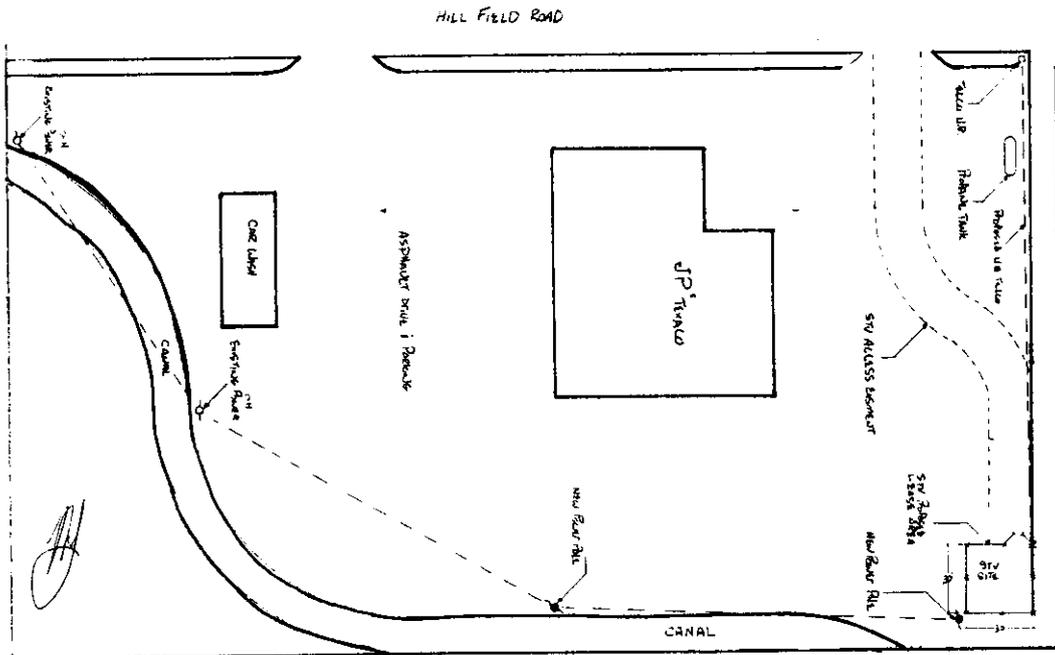
BEG ON THE S LINE OF A HWY AT A PT S 113.0 FT & N 89°51' W 749.0 FT ALG THE S LINE OF SD HWY FR THE NE COR OF THE NW 1/4 OF SEC 7-54N-R1W, SLM; SD PT BEING 175.0 FT S 89°52' E ALG SD HWY FR ITS PT OF INTERSEC WITH THE E LINE OF THE DAVIS & WEBER COUNTY CANAL RR/W; & RUN TH S 0°08' W 150.0

FT; TH N 89°52' W 174.69 FT M/L TO THE E LINE OF SD CANAL R/W; TH SE'LY ALG AN ARC OF A 80.0 FT RADIUS CURVE TO THE LEFT ALG SD CANAL R/W AN ARC DISTANCE OF 64.69 FT; TH S 38°39' W 3.35 FT; TH S 51°07' E 221.35 FT M/L ALG SD CANAL R/W; TH N 0°08' E 347.35 FT TO THE S LINE OF SD HWY; TH N 89°52' W 25.0 FT ALG SD HWY TO THE POB. CONT. 0.61 ACRES. SUBJ TO ESMT FOR PLANTING AND SCREENING 5.0 FT WIDE ALG THE E 5.0 FT OF SD PPTY.

Sketch of Site:

09-020-0036

E 1288495 B 2066 P 660
CAROL DEAN PAGE, DAVIS CNTY RECORDER
1996 NOV 20 3:38 PM FEE 22.00 DEP REC
REC'D FOR FIRST AMERICAN TITLE CO OF UTA



Owner Initials

JP

MLP Initials

MLP

Note: Owner and MLP may, at MLP's option, replace this Exhibit with an exhibit setting forth the legal description of the property on which the Site is located and/or an as-built drawing depicting the Site.

*[Use this Exhibit A for PCS Site Agreement, Memorandum of PCS Site Agreement, Option Agreement and Memorandum of Option Agreement.]

030-10681JW

EXHIBIT A1

PCS Site Agreement

Site Name Unnamed

Site I.D.R-402 A

Continuation of Owner Signatures

"OWNER": John , Jr. and Pamela S. Petroff

E 1288495 B 2066 P 661

By: *Pamela S. Petroff*

By:

Its: Owner

Its:

S.S./Tax No.: 522-60-3520

S.S./Tax No.:

By:

By:

Its:

Its:

S.S./Tax No.: _____

S.S./Tax No.: _____

By: _____

By: _____

Its: _____

Its: _____

S.S./Tax No.: _____

S.S./Tax No.: _____

Owner Initials *JP* *SP*

MLP Initials *OB*

EXHIBIT B

PCS Site Agreement

Site Name Unnamed

Site I.D. R-402 A

Memorandum of PCS Site Agreement

E 1288495 B 2066 P 662

This memorandum evidences that a lease was made and entered into by written PCS Site Agreement dated _____, 199_, between John, Jr. and Pamela S. Petroff, ("Owner") and MajorCo, L.P., a Delaware limited partnership ("MLP"), d/b/a Sprint Telecommunications Venture, the terms and conditions of which are incorporated herein by reference.

Such Agreement provides in part that Owner leases to MLP a certain site ("Site") located at 1350 East 700 South, City of Clearfield, County of Davis, State of Utah, within the property of Owner which is described in Exhibit A attached hereto, with grant of easement for unrestricted rights of access thereto and to electric and telephone facilities for a term of five (5) years commencing on _____, 199_, which term is subject to four (4) additional five (5) year extension periods by MLP.

IN WITNESS WHEREOF, the parties have executed this Memorandum as of the day and year first above written.

"OWNER"

"MLP"

John Petroff, Jr.

MajorCo, L.P., a Delaware limited partnership

By: John Petroff Jr

By: Dennis Paschke

Name: John Petroff, Jr.

Name: DENNIS PASCHKE

Title: Owner 521-56-6744

Title: DIRECTOR

See Exhibit B1 for continuation of Owner signatures

Address: 1105 W. 2400 S., Ste A
SLC, UT 84119

Address: 1350 East 700 South

Clearfield, Utah 84015

Owner Initials [Signature]

MLP Initials [Signature]

Attach Exhibit A - Site Description

EXHIBIT B1

Memorandum of PCS Site Agreement

Site Name Unnamed

Site I..D. R-402 A

Continuation of Owner Signatures

E 1288495 B 2066 P 663

"OWNER": John, Jr. and Pamela S. Petroff

By: Pamela S. Petroff

Its: Owner

S.S./Tax No.: 522-60-3520

"OWNER":

By: _____

Its: _____

S.S./TaxNo.: _____

By: _____

Its: _____

S.S./Tax No.: _____

By: _____

Its: _____

S.S./TaxNo.: _____

By: _____

Its: _____

S.S./Tax No.: _____

By: _____

Its: _____

S.S./Tax No.: _____

Owner Initials JP

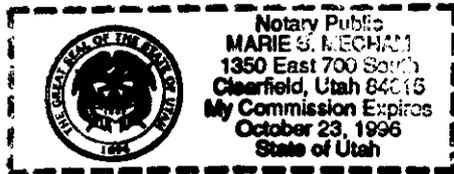
MLP Initials OV

USE FOR TWO PERSONAL SIGNATORIES

STATE OF UTAH)
) : SS.
COUNTY OF Davis)

On the 11 day of March, 1996, personally appeared before me, a notary public, John Petroff Jr. and Pamela Petroff, the signers of the foregoing instrument, who are personally known to me or otherwise proved their identities, and who each duly acknowledged to me that he or she executed the same.

Marie S. Mecham
Notary Public



SPRINT SPECTRUM L.P. NOTARY BLOCK:

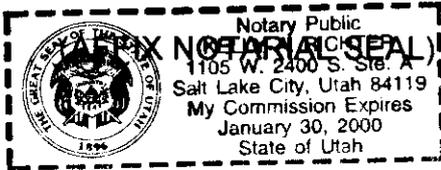
STATE OF Utah

COUNTY OF SALT LAKE

E 1288495 B 2066 P 665

The foregoing instrument was acknowledged before me this 3rd day of May, 1996 by Dennis Paschke, MTA DIRECTOR of Sprint

Spectrum, L.P., a Delaware limited partnership, who executed the foregoing instrument on behalf of such limited partnership.



Kelly Richter
(OFFICIAL NOTARY SIGNATURE)
NOTARY PUBLIC - STATE OF Utah

Kelly A. Richter
(PRINTED, TYPED OR STAMPED NAME OF NOTARY)

My commission expires:
January 30, 2000

□

