



Attention: Philip Young
IBM Canada Limited
c/o CBRE
3600 Steeles Avenue East
Tower C5
Markham, Ontario
L3R 9Z7

TELUS Communications Inc.
25 York Street, Floor 22
Toronto, Ontario
M5J 2V5

July 11, 2018

RE: Renewal of Telecommunications License Agreement at 3600 Steeles Ave East, Markham

Dear Mr. Young:

Further to our recent discussion, this letter will act as formal notice that TELUS Communications Inc. would like to hear-by confirm our intention to further extend our occupancy of telecommunications facilities located at 3600 Steeles Avenue East, Markham, Ontario under the same terms and conditions as outlined in the current License Agreement between TELUS Communications Inc. (previously TELUS Communications Company) and IBM Canada Limited, initially signed and dated December 1, 2013, save for the changes noted herein.

It is understood that the annual access fee will be revised to One Thousand Seven Hundred and Fifty Dollars (\$1,750.00) and the renewal term will be extended from December 1st, 2018 to November 30, 2023.

Please acknowledge your acceptance of this renewal below and mail one signed copy of this document back to my attention for processing.

Thank you and regards,

Richard D. Johnson, Manager, Building Access
I have the authority to bind the corporation
TELUS Communications Inc.
416-496-6893

We the undersigned accept the above noted renewal terms and this acknowledgement of renewal will now form a part of the License Agreement noted above.

Sweet
I/We have the authority to bind the Licensor

Date: Sept 1, 2018

Real Estate Legal Counsel