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May 25, 2017

Mr. Richard Johnson
Telus Communications Company
25 York Street, 22nd Floor
Toronto, ON M5J 2V5

Dear Mr. Johnson:

Re: License between bcIMC Realty Corporation ("Licensor") and Telus Communications Company ("Licensee"), dated May 30, 2012 ("License") in respect of 111 Albert Street, Ottawa, Ontario

We are in receipt of your letter of May 17, 2017 in respect of the referenced License.

Notwithstanding that the Licensee failed to exercise its option to extend the License in accordance with the provisions of the License, the Licensor hereby acknowledges the exercise of your option to extend the Term of the License for a period of five (5) years commencing on June 1, 2017, without any further option to extend the Term of the License, upon the same terms and conditions contained in the License, including the annual license fee of nine hundred dollars (\$900.00), payable in advance, exclusive of applicable taxes.

Should you have any further questions or concerns in this regard, please do not hesitate to contact the writer directly at (905) 798-7381.

Yours very truly,

QuadReal Property Group, as authorized agents for
bcIMC REALTY CORPORATION

A handwritten signature in black ink that reads "John Broomer".

John Broomer
Senior Administrator
Lease Documentation