

**Bentall
Kennedy**

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June 14, 2018

Telus Communications Inc.
Mr. Richard Johnson, Manager Building Access
25 York Street
Floor 22
Toronto, ON
M5J 2V5

Attention: Mr. Richard Johnson
Manager Building Access

Dear Mr. Johnson:

Re: Telecommunications License Agreement dated July 1, 2008, as amended by a License Amending and Extension Agreement dated August 12, 2013, and an Assumption of License dated October 1, 2017 (collectively, the "License") between NEWVEST REALTY CORPORATION ("Licensor") (as successor to bcIMC Realty Corporation) and TELUS Communications Inc. (Licensee) (as successor to TELUS Communications Company), in respect of certain equipment situated in the building municipally known as 105 Rue de l'Hotel de Ville in the City of Gatineau, and in the Province of Quebec (the "Building")

We are in receipt of your email dated November 24th, 2017 in respect of the referenced License.

Bentall Kennedy (Canada) LP, as authorized agents on behalf of the Licensor, hereby acknowledges the valid exercise by the Licensee of its option to extend the term of the License for one (1) period of five (5) years commencing on July 1, 2018 and expiring on June 30, 3023 (the "Second Renewal"), with no further options to extend the term of the License, as more particularly set forth in the License, upon the same terms and conditions contained in the License, with the exception of the License Fee, which has been determined by the Licensor to be calculated at a rate of Twenty-Five Dollars and Fifty Cents (\$25.50) per square foot per annum for the Second Renewal, payable in advance, exclusive of applicable taxes.

Except as specifically stated in this letter agreement ("Agreement"), any expression used in this Agreement has the same meaning as the corresponding expression in the License.

The parties hereto shall, at all times hereafter, upon the reasonable request of the other make or procure to be made, done or executed, all such further assurances and to do all such things as may be necessary to give full force and effect to the full intent of this Agreement.

The parties hereto hereby acknowledge, confirm and agree that, in all other respects, the terms of the License are to remain in full force and effect, unchanged and unmodified except in accordance with this Agreement.


This Agreement shall enure to the benefit of, and shall be binding upon, the parties hereto and their respective successors and assigns.

The Licensor and Licensee hereby acknowledge and agree that, notwithstanding anything contained in the License to the contrary this Agreement, when executed, and the execution hereof, may be communicated by electronic transmission and that such agreement shall be deemed to be an original hereof, and shall be legal and binding upon the parties hereto.


Please acknowledge your understanding and acceptance of the terms and conditions contained herein by signing below and delivering a copy of this Agreement where indicated below and returning same to the undersigned no later than 5:00 p.m. on **June 22, 2018**.

Should you have any further questions or concerns in this regard, please do not hesitate to contact Leighanne Roberts directly at 613.782.3877

Yours very truly,
Bentall Kennedy (Canada) Limited Partnership, by its general partner
Bentall Kennedy (Canada) G.P. Ltd., as authorized agents for
NEWVEST REALTY CORPORATION


Peter Johnston
Senior Vice President & Portfolio Manager

The undersigned Licensee hereby acknowledges its receipt of this Agreement and its understanding and acceptance of the terms contained herein this 19th day of June, 2018.
2018.

Per: 
Name: Richard Johnson
Title: Manager, Building Access

Per: _____
Name:
Title:

We/I have the authority to bind the Licensee.