SECOND AMENDMENT TO COMMUNICATIONS SITE LEASE AGREEMENT

This Second Amendment to Communications Site Lease Agreement (the "Amendment") is made and entered into this ______ day of ______, 2025 (the "Amendment Effective Date"), by and between Marion County, Florida, a political subdivision of the State of Florida ("Owner"), and Cellco Partnership d/b/a Verizon Wireless, a Delaware general partnership ("Tenant").

RECITALS:

WHEREAS, Owner and Tenant entered into that certain Communications Site Lease Agreement dated March 2, 2010, as amended by that certain First Amendment to Communications Site Lease Agreement dated October 1, 2024 (together, the "Agreement"), pursuant to which Owner leases to Tenant certain premises located along East Silver Springs Boulevard, Ocala, Marion County, Florida, and as more particularly described therein; and

WHEREAS, Owner and Tenant desire to amend the Agreement as provided herein.

NOW, THEREFORE, in consideration of the mutual covenants herein set forth and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Owner and Tenant hereby agree as follows:

- 1. Capitalized terms not defined herein shall have the same meanings ascribed to such terms in the Agreement.
- 2. Owner hereby agrees that Tenant shall be permitted to install, maintain and operate the equipment described in Exhibit "B-1" attached hereto and incorporated herein by reference.
- 3. Exhibit "B" to the Agreement is hereby deleted in its entirety and replaced with Exhibit "B-1" attached to this Amendment. From and after the Amendment Effective Date, any references to Exhibit "B" to the Agreement shall be deemed to refer to Exhibit "B-1" to this Amendment.
- 4. The final sentence of Section 2 of the Agreement is hereby deleted in its entirety and replaced with the following:
 - "The number of antennas installed at the Premises shall not exceed nine (9) without an amendment to the Agreement."
- 5. The Parties hereby reaffirm their rights and obligations under the Agreement as modified by this Amendment. In the event of any inconsistencies between the Agreement and this Amendment, the terms of this Amendment shall control. The Agreement and this Amendment contain all agreements, promises or understandings between Owner and Tenant. No verbal or oral agreements, promises or understandings shall be binding upon either Owner or Tenant in any dispute, controversy, or proceeding at law, and any addition, variation or modification to the Agreement or this Amendment shall be void and ineffective unless made in writing and signed by the parties hereto. In the event any provision of the Agreement or this Amendment is found to be invalid or unenforceable, such a finding shall not affect the validity and enforceability of the remaining provisions of the Agreement or this Amendment.

[Signatures appear on the following page.]

IN WITNESS WHEREOF, the parties have caused this Amendment to be executed as of the date indicated above.

WITNESSES: Mychally Mans 8/12/25 Signature Date Angela Di Mou'd Print Name Mark Baesch Print Name	TENANT: CELLCO PARTNERSHIP d/b/a/ VERIZON/WIRELESS Signature John Scandura Print Name At INCE Title 8/11/25 Date
ATTEST:	OWNER: MARION COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF THE STATE OF FLORIDABY ITS BOARD OF COUNTY COMMISSIONERS
GREGORY C. HARRELL, CLERK OF THE COURT	BY: KATHY BRYANT, CHAIRMAN
FOR USE AND RELIANCE OF MARION COUNTY ONLY, APPROVED AS TOFORM AND LEGAL SUFFICIENCY: COUNTY ATTORNEY	DATE:

EXHIBIT "B-1"

[See attached two (2) pages.]



