

SCHEDULE A

LICENSE RENEWAL AUTHORIZATION

THIS IS TO NOTIFY YOU THAT YOUR APPLICATION
FOR RENEWAL OF LICENSE, BRED-20120731ALB,
WAS GRANTED ON 11/23/2012 FOR A TERM
EXPIRING ON 12/01/2020.

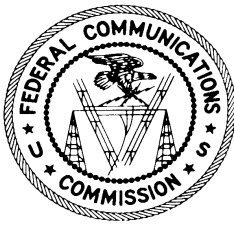
THIS IS YOUR LICENSE RENEWAL AUTHORIZATION
FOR STATION WQNA.

FACILITY ID: 8603

LOCATION: SPRINGFIELD, IL

THIS CARD MUST BE POSTED WITH THE STATION'S
LICENSE CERTIFICATE AND ANY SUBSEQUENT
MODIFICATIONS.

CAPITAL AREA CAREER CENTER
2201 TORONTO ROAD
SPRINGFIELD, IL 62707



United States of America
FEDERAL COMMUNICATIONS COMMISSION
FM BROADCAST STATION LICENSE

Authorizing Official:

Official Mailing Address:

CAPITAL AREA CAREER CENTER
2201 TORONTO ROAD
SPRINGFIELD IL 62707

Penelope A. Dade
Supervisory Analyst
Audio Division
Media Bureau

Facility Id: 8603

Call Sign: WQNA

License File Number: BLED-20020919ABA

Grant Date: October 29, 2002

This license expires 3:00 a.m.
local time, December 01, 2004.

This License Covers Permit No.: BPED-19980917IA

Subject to the provisions of the Communications Act of 1934, subsequent acts and treaties, and all regulations heretofore or hereafter made by this Commission, and further subject to the conditions set forth in this license, the licensee is hereby authorized to use and operate the radio transmitting apparatus herein described.

This license is issued on the licensee's representation that the statements contained in licensee's application are true and that the undertakings therein contained so far as they are consistent herewith, will be carried out in good faith. The licensee shall, during the term of this license, render such broadcasting service as will serve the public interest, convenience, or necessity to the full extent of the privileges herein conferred.

This license shall not vest in the licensee any right to operate the station nor any right in the use of the frequency designated in the license beyond the term hereof, nor in any other manner than authorized herein. Neither the license nor the right granted hereunder shall be assigned or otherwise transferred in violation of the Communications Act of 1934. This license is subject to the right of use or control by the Government of the United States conferred by Section 606 of the Communications Act of 1934.

Callsign: WQNA

License No.: BLED-20020919ABA

Name of Licensee: CAPITAL AREA CAREER CENTER

Station Location: IL-SPRINGFIELD

Frequency (MHz): 88.3

Channel: 202

Class: A

Hours of Operation: Unlimited

Transmitter: Type Accepted. See Sections 73.1660, 73.1665 and 73.1670 of the Commission's Rules.

Transmitter output power: .32 kW

Antenna type: Non-Directional

Description: ALD ACF0202215

Antenna Coordinates: North Latitude: 39 deg 44 min 03 sec
West Longitude: 89 deg 38 min 18 sec

	Horizontally Polarized Antenna	Vertically Polarized Antenna
Effective radiated power in the Horizontal Plane (kW):	.250	.250
Height of radiation center above ground (Meters):	72	72
Height of radiation center above mean sea level (Meters):	254	254
Height of radiation center above average terrain (Meters):	78	78

Antenna structure registration number: 1009399

Overall height of antenna structure above ground (including obstruction lighting if any) see the registration for this antenna structure.

Special operating conditions or restrictions:

- 1 The permittee/licensee in coordination with other users of the site must reduce power or cease operation as necessary to protect persons having access to the site, tower or antenna from radiofrequency electromagnetic fields in excess of FCC guidelines.

*** END OF AUTHORIZATION ***

SCHEDULE B

TOWER LEASE AGREEMENT

DATE: August 1, 2017

SECTION 1.0 PARTIES

LESSOR: Titan Properties, LLC
1010 E. Edwards St.
Springfield, IL 62703

LESSEE: Capital Area Career Center (WQNA)
2201 Toronto Road
Springfield, IL 62707-8645

REMIT TO
AND TOWER
MANAGEMENT: Global Technical Systems, Inc.
2270 W. Morton Ave.
Jacksonville, IL 62650
217.243.4874 x1001

SECTION 2.0 DESCRIPTION OF PREMISES

Lessor hereby leases to Lessee and Lessee hereby hires from Lessor, tower space and electricity on the communications tower site located at 4200 Rodgers Street, Springfield, IL owned by Lessor, said space to be jointly determined by Lessor and Lessee.

ANTENNA STRUCTURE REGISTRATION (ASR): 1009399

Space for 1 broadcast antenna (270'), 1 studio/transmitter link antenna, associated transmission line and equipment rack in shelter.

SECTION 3.0 RENT

The total annual rent is the sum of Four Thousand, Three Hundred Twenty Dollars and Zero Cents (\$4,320.00) which is paid upon the execution of said Agreement. Payments after the initial term will be made annually prior to the beginning of the new term.

The annual rent amount will increase Three Percent (3%) annually with the first increase effective upon the 1st automatic renewal period.

<u>ANTENNA DESCRIPTION</u>	<u>HEIGHT</u>	<u>RENT</u>
Broadcast Antenna	270'	\$270.00/month
STL Antenna		No Charge
Electricity Access		\$90.00/month
	TOTAL:	\$360.00/month
	TOTAL/MONTH:	\$360.00/month
	TOTAL/ANNUAL:	\$4,320.00/year

SECTION 4.0 TERM

The term of this Agreement shall be for a period of twelve (12) months, beginning upon the date at the top of this Agreement. This Agreement shall automatically renew for successive twelve (12) month terms unless either party notifies in writing the other party of modifications to said Agreement or termination of said Agreement. Written notification of modification or termination to the said Agreement shall be provided to either party ninety (90) days prior to the next Agreement termination date.

SECTION 5.0 LESSEE'S COVENANTS AND CONDITIONS

The Lessee covenants and agrees:

- 5.1 That Lessee's equipment, its installation, operation and maintenance will:
 - 5.1.1 In no way damage the building or tower structure and accessories thereto, except normal wear and tear.
 - 5.1.2 Not unreasonably interfere with the operation of Lessor's radio equipment or the radio equipment of prior lessees on said tower. In the event that Lessee's equipment causes such interference, Lessee will promptly take all reasonable and necessary steps to correct and eliminate such interference. If such interference cannot be eliminated within thirty (30) days, Lessee agrees to remove its equipment from Lessor's property and the Agreement shall thereby be terminated. Similarly, Lessor shall not use Lessee's equipment nor permit its employees or equipment to interfere with the operation of Lessee's equipment.
 - 5.1.3 Not unreasonably interfere with maintenance of Lessor's tower, the tower lighting system and monitoring equipment.
 - 5.1.4 Comply with all applicable rules and regulations of the Federal Communications Commission and electrical codes of City and/or State concerned.
- 5.2 To assume all responsibility for Insurance, licensing operation and/or maintenance of Lessee's equipment.
- 5.3 Not to change the frequency, power of character of its equipment on the tower without first obtaining the written consent of Lessor, which consent shall not be unreasonably withheld.
- 5.4 That all lines, coax, cables and waveguides which are installed subsequent to original installation of Lessee's equipment on tower will be painted in compliance to the tower paint standards set forth by the FAA, FCC or other appropriate governing body.

SECTION 6.0 LESSOR'S COVENANTS AND CONDITIONS

Lessor covenants and agrees:

- 6.1 To comply with (i) all tower or building marking and lighting requirements which may be required by the Federal Aviation Administration (FAA) of the Federal Communications Commission (FCC) and (ii) all local zoning and use statutes, codes and regulations.
- 6.2 To maintain, repair and replace, if necessary, all lighting required for such tower and shall further keep tower properly painted.
- 6.3 During the term of this Agreement, Lessor will not grant a similar radio tower rental agreement to any other party if such grant would interfere with Lessee's broadcast operation.

SECTION 7.0 ASSIGNMENT AND SUBLEASE

Lessee shall not, without first obtaining the written consent of Lessor, assign, mortgage, pledge, or encumber this lease in whole or in part, or sublet the premises or any part thereof. This covenant shall be binding upon the legal representatives of Lessee and upon every person to whom the Lessee's interest under this Agreement passes by operation of law.

SECTION 8.0 INDEMNIFICATION

Each party agrees to be responsible for, and to indemnify, defend and hold the party and its shareholders, directors, officers, agents, employees, parent and affiliated companies harmless from any and all claims, suits, actions, liabilities, losses, damages, costs and expenses (including, without limitation, reasonable attorney's fees) based upon, arising out of or in any manner connected with either party's performance under this Agreement or with any act or omission of either party.

SECTION 9.0 BINDING EFFECT ON SUCCESSORS AND ASSIGNS

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

SECTION 10.0 MISCELLANEOUS

- 10.1 **Notices.** All notices, demands and other communications to be given or delivered under or by reason of the provisions of this Agreement shall be sent to the respective addresses for the parties previously set forth herein (or as subsequently changed in a notice given in accordance with this Section) by any commercially reasonable written or electronic means and, unless otherwise specified hereunder, will be deemed given when delivered in person, when delivery is confirmed (by the recipient providing written acknowledgment to the sender of receipt of the transmission by email, facsimile or regular mail), when delivered by any reputable courier service, of five business days after being sent by registered or certified mail, postage prepaid, return receipt requested. In the event that any notice is not delivered to any party entitled thereto because such party has moved and the address is unknown, or because such party has refused to accept such notice, then such notice shall be deemed to be effective as if delivered.
- 10.2 **Prevailing Party.** In the event of any litigation arising out of, in connection with, or related to this Agreement, the prevailing party shall be entitled to receive from the non-prevailing party all reasonable costs, fees and expenses of the prevailing party.
- 10.3 **Counterparts; Fax/Electronic Signatures.** This Agreement may be executed in two or more counterparts, each of which shall be considered an original, but all of and which together shall constitute the same instrument. The parties acknowledge and agree to accept and be bound by facsimile or electronically transmitted copies of the Agreement and its counterparts.
- 10.4 **Miscellaneous.** This Agreement constitutes the entire understanding between the parties and supersedes any previous communications, representations or agreements, whether verbal or written. No change or modifications of any of the terms or conditions herein shall be valid or binding either party unless made in writing and signed by an authorized representative of each party. Any provision of this Agreement that is unenforceable in any jurisdiction shall, as to such jurisdiction, be ineffective to the extent of such prohibition or unenforceability without invalidating the remaining provisions hereof and any such prohibition or unenforceability in any jurisdiction shall not invalidate or render unenforceable such provision in any other jurisdiction. No waiver of any of the provisions of this Agreement shall be valid or effective unless in writing and signed by the parties hereto; and no waiver of any breach or condition of the Agreement shall be deemed to be continuing waiver or a waiver of any other breach or condition.
- 10.5 **Governing Law: Jurisdiction.** This Agreement shall be governed by and constructed in accordance with the Laws of the State of Illinois, without giving effect to its rules governing the conflict of laws.
- 10.6 **In judicial proceeding hereunder,** each of the parties hereby irrevocably and unconditionally (a) consents to the exclusive and jurisdiction and venue of the courts of the State of Illinois in and for the county in which Lessor maintains its principal place of business or the federal district court for such geographic location, provided that such federal court has subject matter jurisdiction over such dispute, and (b) waives any objection such party may now or hereafter have as to the venue of any such proceeding brought in such a court or that such a court is an inconvenient forum; provided, however, nothing herein shall be deemed to preclude or prevent either party from bringing any action or claim to enforce the provisions of this Agreement in any appropriate state or forum.

IN WITNESS WHEREOF, the parties have executed this Agreement to be effective as of the date and year first above written.

AGREED AND ACCEPTED:

LESSEE - Capital Area Career Center

By: Jodi Ferriell

Name: Jodi Ferriell

Title: Director

Date: 8/3/17

TITAN PROPERTIES, LLC

By: [Signature]

Name: Mike Hoyle

Title: Manager

Date: 13-Sept-17

SCHEDULE C

Any and all broadcast equipment on hand and used in the operation of WQNA, including but not limited to:

WQNA Equipment	
	Serial #
1 exciter BE FX 50 transmitter	77393-002
1 transmitter BE 500 C1	77393-001
1 Harris CD Link 950 Mhz STL system	57409
1 Aphex Digicoder stereo generator	
1 Sine systems remote control RP-8/RFC-1B	
1 computer	

Audio Processing Equipment
Emergency Alert System Equipment

SCHEDULE D

NONE

SCHUDDLE E

NONE