

February 15, 2010

Dan Fishburn
Investors Realty, Inc.
11301 Davenport Street
Omaha, NE 68154

**RE: Verizon Wireless Lease
1420 Allen Street, Grand Island, NE**

Dear Dan:

I want to thank you for your work on the recent build-to-suit lease for Verizon Wireless, LLC in the building we constructed in Grand Island, Nebraska. From an owner and builder's standpoint, your perseverance and expertise in real estate kept the deal on track and moving forward from start to finish. Verizon is very lucky to have such a focused and detail-oriented retail broker during a time when financing requirements and scrutiny of leasing terms can be so challenging.

Verizon's prominent new site should be a profitable retail operation for them. I know that Darland Construction is proud of the building's first class design and construction and hope that Verizon will be pleased with the finished product.

I hold our business relationship with high regard and want you to know that I would recommend your services to any client that requires the skills of an experienced retail specialist.

Please let Verizon know that we appreciate their business, and I look forward to doing more projects with you soon.

Sincerely,

Darland Construction Co.



Duke Matz
Principal
(402) 827-8206
dmatz@darland.com