Lessor allowed a reasonable time thereafter in which to make certain repairs.

In the event the Lessee is adjudged bankrupt or is placed in the hands of a Receiver or makes an assignment for the benefit of its creditors or in the event one month's rental is in arrears or unpaid for a period of thirty (30) days, upon the happening of either event, the Lessor shall have the right to terminate said lease and at such time make demand on the Lessee for the full rental for the unexpired portion of the term os this lease.

In the event said building or buildings covered by this lease shall become damaged by fire or other casualty to such extent as to render the same unfit for the purposes for which the same are being used by the Lessee, this lease shall thereupon terminate but in the event said buildings are only partially damaged, the Lessor will repair the damaged portion of said building or buildings from the insurance monies available.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals on the day and year first above written.

IN THE PRESENCE OF:

Christine B. Giles

Robert M. Vann, Jr.

J. B. Orders (LS)
J. B. Orders,
Lessor

ORDERS TILE AND DISTRIBUTING COMPANY (LS)

By _____

Lessee

(Continued on Next Page)