

Should the Lessee fail to pay any installment of rent within ten (10) days after written notice that the same is past due and unpaid, or should said Lessee violate any of the terms and conditions of this lease and fail to correct said violation within a reasonable time after written notice thereof, the Lessors may, at their option, declare the lease terminated and re-enter upon and retake possession of the property.

Should Lessee abandon the leased premises before the expiration of this lease and refuse or fail to pay the rental thereon, the rent for the entire remaining term, at the option of the Lessors, shall become immediately due and payable, anything herein to the contrary notwithstanding.

While the property herein described is being leased primarily for parking purposes, the Lessee may make any other use it desires of the premises which in its opinion will not unduly interfere with its parking needs. It will not permit the premises to be used in any way so as to constitute a nuisance.

Lessee shall have the right to assign this lease or sublet the premises or any portion thereof as often as it may wish, without in any way thereby releasing the said Lessee from any of its obligations and responsibilities hereunder.

Lessee shall furnish such lights, water and heat and other utilities as it may require at its own expense and Lessors shall in no way be responsible for the charges therefor. All property taxes are to be paid by Lessors.

Lessee further agrees during the life of this lease, and any extensions thereof, to carry a standard policy of public

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