

stock and equipment shall not and will not be the responsibility of the Lessor herein.

SEVENTH

The Lessee, upon the termination of this Lease shall have a reasonable time to remove Lessees' personal property from the premises, but in no event shall said time exceed thirty days and in the event excessive time is taken by the Lessee, the Lessee agrees to pay a pro-rata monthly rent as hereinbefore set forth and to continue to pay same until such time as said property and stock is removed.

EIGHTH

The Lessee accepts said premises with appurtenances and fixtures in the present condition and, at the end of the term or sooner termination of this Lease, will surrender said premises in as good order and condition as when received, reasonable wear and tear, damage from the elements, fire, acts of God, or further casualty excepted.

NINTH

That the Lessee will not allow the said premises to be occupied in whole or in part by any other person, and will not sub-let the same, nor any part thereof, nor assign this Lease without in each case the written consent of the Lessors had; And will not permit same to remain vacant or unoccupied for more than ten (10) consecutive days. Except the Lessor shall have the privilege of subletting a portion of said premises to an affiliated company known as Industrial Carbonic Corporation of Greenville, but Lessor shall be responsible for all rental payments specified in this agreement. Any other subletting shall require the written consent of the lessors.

TENTH

The Lessor and the Lessee further agree that all signs, advertising and parking directives shall be consistent with good judgment and shall not alter or distract from the other's business or the premises proper; The Lessee shall have the privilege to install and attach to the premises electric or other signs for the purpose of advertising and designating the place of business pro-

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