

No Control of Business

13. The provisions of this lease shall not be construed as reserving to the Lessor any right to exercise any control over the business or operations of the Lessee conducted upon the leased premises or to direct in any respect the manner in which any such business and operations shall be conducted.

No Authority for Lessee

14. Lessee shall have no authority to employ any person as agent or employee for or on behalf of Lessor for any purpose, and neither Lessee nor any other person performing any other duties or engaging in any work at the request of Lessee upon the leased premises shall be deemed to be an employee or agent of the Lessor.

Notices

15. All notices which may be given under the terms of this instrument shall be in writing and shall be sent by Registered or Certified Mail to the respective parties at the address shown above. The effective dates of such notices shall be the dates respectively that the same are deposited in the United States Mail properly addressed with postal charges prepaid.

Validity of Agreement

16. If any provision of this agreement is contrary to any existing or future statute, ordinance or governmental regulation or if any provision is held invalid by any governmental authority, neither the validity nor effectiveness of any of the other terms or provisions shall be affected thereby.

Entirety of Agreement

17. This lease contains the entire agreement between the parties and there are no oral agreements, promises, understanding or warranties concerning any of the property concerned with this lease.

Extent & Execution

18. This agreement shall be binding upon and shall inure to the benefit of the parties, their respective heirs, successors and assigns, but shall become binding upon Lessor only after it has been executed by its Division Manager.

IN WITNESS WHEREOF, the parties have executed this Lease Agreement the day and year first above written.

WITNESS ATTEST:

Stanley H. Kohn
Assistant Secretary

(Type or print name)

(Type or print name)

PHILLIPS PETROLEUM COMPANY (Lessor)

P.M. Annals
Vice President

(Type or print name ~~Division Manager~~)

WITNESS:

Beverly L. Finkel

(Type or print name)

Beverly J. Finkel

(Type or print name)

Stanley H. Kohn
(Type or print name)

Arnold Bernstein (Lessee)

(Type or print name)

Willardean B. Bernstein

(Type or print name)

STANLEY H. KOHN
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