

dition as it was at the beginning of said term, reasonable wear and tear excepted.

Should the building on said premises be destroyed or so damaged by fire as to be rendered unfit for occupancy the rental herein provided, or a proportionate part thereof, shall be abated until said premises shall be restored by the Lessor, or this lease may, at the option of the Lessor, be declared terminated.

In the event of bankruptcy of the Lessee or in the event he should be placed in the hands of a Receiver or should make an assignment for the benefit of creditors, the Lessor may, at her option, declare this lease immediately terminated and may take possession of the premises.

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

In the Presence of:

J. B. Cooper  
M. A. [Signature]  
As to Lessor.

Carrie H. Rozman (LS)  
Lessor.

[Signature]  
W. With Goldsmith  
As to Lessee.

Louis [Signature] (LS)  
Lessee.

