

if said buildings are not replaced within six (6) months after such destruction, the Lessee shall have the right to cancel this lease.

-IX-

This lease shall not be assigned, or the leased premises sublet, without the written consent of the Lessor.

-X-

It is expressly agreed that if at any time during the period of this lease, the Lessee shall be adjudged bankrupt or insolvent by any Federal or State Court of competent jurisdiction, the Lessor may, at his option, declare this lease terminated and cancelled and take possession of said premises.

-XI-

The Lessee covenants and agrees to indemnify and save the Lessor harmless from any and all claims, demands, suits, actions and judgments and recoveries for and on account of damages, injuries (including death) to property or person of the Lessee, its agents, servants or other persons, caused by or due to the fault or negligence of the Lessee, its agents or servants, in the operation of said service station, and Lessee further agrees that no alcoholic beverages of any form whatsoever shall be handled otherwise on said premises.

-XII-

The Lessor agrees and directs that the monthly rental checks be made payable to E. E. Stone, Sr., or his assigns for and during his lifetime.

IN WITNESS WHEREOF, the Lessor have hereunto set their hand and seal and the Lessee has caused these presents to be signed in its name by its President, and its corporate seal to be hereunto affixed, the day and year first above written.

In the Presence of:

Ann S. Cleveland

James T. Hardy

E. E. Stone, Sr. (LS)

A. M. Stone (LS)
Lessor

WEBSTER OIL COMPANY, INC.

By W. M. Webster (LS)
Lessee