

binding. In order for the Lessee to exercise said option, he shall give the Lessors written notice thereof at least ninety (90) days prior to May 31, 1960.

It is agreed that the value of the property is now \$25,000.00.

*if during the term of this lease or renewal, the lessors desire to sell said property,*  
It is further agreed that the Lessors shall give the Lessee the first refusal to purchase the property and shall not sell, dispose or convey the property without first affording the Lessee the opportunity to purchase at the same price for which the Lessors have a firm offer to purchase. The Lessee shall have a period of Thirty (30) days in which to consider any offer submitted by the Lessors.

It is agreed that all improvements placed on the property by the Lessee shall become the property of the Lessors upon the termination of this Lease except that the Lessee may remove any building, whether temporary or permanent, at the termination of this Lease.

It is also agreed that the Lessee may not assign this Lease except with the written consent of the Lessors.

The Lessee hereby agrees to take the land just as it stands and shall make all improvements, grading, etc. at his own expense. Use of the Premises for any other use than as a Trailer Park and those utility purposes in connection therewith shall cancel this Lease if the Lessors so desire and give notice of same in writing.

If the business is discontinued or the premises vacated before the expiration of the Lease then the whole of the unexpired time becomes immediately due and payable.

Destruction of any building, hereditament or improvement on the premises by fire, storm or other casualty shall not cancel or terminate this Lease.

To Have and to Hold unto the said Lessee, his executors or administrators, for the said term. It is agreed that two (2) months arrear of rent shall terminate this Lease if the Lessors so desire.

The Lessee hereby acknowledges having a duplicate of this lease.