credit as against the percentage rental for the balance due on unpaid accounts for goods sold on credit and not paid for, said credit to be allowed when said accounts have been charged off the books of the Tenant as bad debts.

BOOKS OF TENANT AND EXAMINATION

The Tenant agrees that it will keep the records hereinabove referred to showing its daily gross sales in or from the demised premises and/or in or from the adjoining Davenport property and/or in or from the adjoining other Cauble property, on the premises occupied by the Tenant under this lease, and said records shall be kept in accordance with its regular system of accounting now in effect or hereafter adopted and in accordance with good accounting practices.

Said records shall be available for inspection at all times during the term of this lease on business days and during business hours to the Landlord or to the Landlord's duly authorized representative, but such inspection shall not be made more often than once annually. The Landlord shall have the right to have said sales records audited by a certified public accountant chosen by the Landlord at the Landlord's expense. Unless within one year after the end of any lease year, the Landlord notifies the Tenant, in writing, that it is not satisfied with the statement showing the gross sales on the demised premises and on the adjoining Davenport property and on the adjoining other Cauble property, the said statement shall, after said period of time, be considered binding and conclusive as to the gross sales for the year covered by said statement.

The Landlord shall not have the right to examine the sales records of any other store or premises of the Tenant than the sales records of the leased premises and of the adjoining Davenport property and the adjoining other Cauble property.

The Landlord agrees not to divulge any sales figures or other reports or records furnished by Tenant or ascertained from its records, but the Landlord shall keep the same confidential at all times. However, the Landlord shall have the right to divulge such

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