

contained, the Lessor may at her option declare the rental for the entire period immediately due and payable and proceed to collect the same.

15. The Lessee shall have the right to erect any outside lighting at its own expense or to erect any signs thereon providing the same is in compliance with the safety standards generally observed in the erection of signs of this type. Any signs or lights so erected shall be done at the Lessee's expense and the cost of maintenance and upkeep shall be borne by the Lessee.

L.H.J.
W.E.J.
A.S.G.
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16. Lessor and Lessee agree that all the terms and conditions and agreements pertaining to this Lease are incorporated herein and the parties hereto are bound only by the terms of this Lease.

17. Lessee agrees to hold Lessor harmless from any damages or liabilities whatsoever by reason of injury to persons or damage to property in or about the leased premises on account of the use or condition of the leased premises, except such injury to persons or damage to property which may be caused by the Lessor in the maintenance and repair of the roof or outer walls.

18. Lessee further agrees that at the expiration of the term of this Lease or any renewal thereof, it will deliver up said premises in as good condition as they shall have been in at the beginning of the term of this Lease, natural wear and tear alone excepted.