

If the parties of the second part shall fail to pay said rent and to comply with other conditions of this Lease, except the failure to exercise the option to purchase, such other failures shall give the party of the first part a right to declare said Lease terminated without prejudice to any other remedy which she may have.

Unless the parties of the second part shall elect to purchase under the terms of this Lease, they shall at the termination of said Lease deliver said premises to the party of the first part in as good condition as the same now are, ordinary wear, tear, and deterioration excepted.

IN TESTIMONY WHEREOF, the parties to this Lease do hereunto set their hands and seals, in duplicate, on the day and year first above written.

Signed, sealed, and delivered in the presence of:

Mildred Allen

As to Mildred Allen:

James W. Gass

Signed, sealed, and delivered in the presence of:

Henry G. Bartol, Jr.  
Gertrude S. Taylor

As to Henry G. Bartol, Jr. and Gertrude S. Taylor:

J. Lee Saunders  
Gertrude B. Cole

STATE OF OHIO  
COUNTY OF HAMILTON

PERSONALLY appeared before me Mildred Allen and made oath that she saw the within named MILDRED ALLEN sign,

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