

leases, including the payment of rent, pursuant to the terms of which the Lessor is in possession of the premises.

(c) To pay ad valorem taxes assessed against the leased land and buildings.

(d) To insure the buildings (exclusive of contents) against damage by fire, windstorm, and other casualties commonly included within the term "extended coverage" for at least 90% of their insurable value.

7(e) Continued from page.6.

The Lessee, after such assignment shall not be relieved of liability hereunder unless the assignee has a net worth equal to or greater than the net worth of the Lessee named herein at the time of such assignment; PROVIDED, HOWEVER, that if the Lessee desires to assign this lease, it will give notice thereof to the Lessor and the Lessor shall have the right (within thirty (30) days after the receipt of such notice) to purchase all the rights of the Lessee hereunder and to terminate this lease by meeting the highest offer made by any bona fide prospective purchaser of the Lessee's interest hereunder.

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