

XV

In the event that all or any portion of the leased premises is condemned, rezoned, restricted, or building or reconstruction permits denied by any governmental body, and the activities of the Lessee are thereby hampered or curtailed for an extended period of time and the value of the leased premises is thereby diminished for the Lessee's operation thereof, or if a portion of the premises is taken for any public or quasi-public use to such an extent that the operations of the Lessee are materially affected or if the land so taken consists of an area at least 100 feet in length and 10 feet in depth along one or any two adjoining side lines of the above-described property, then this lease is terminated at the option of the Lessee, provided that notice exercising such option is given Lessor within thirty (30) days following loss of actual possession rights to any of such property, such termination to be effective as of the date of such notice.

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~~In the event that all or any portion of the leased premises is condemned, zoned, rezoned, restricted, or building or reconstruction permits denied by any governmental body, or taken for a public or quasi-public use, or activities of LESSEE are hampered or curtailed for an extended time, and the value of the leased premises is diminished for LESSEE's operations thereby, then this Lease shall terminate at the option of the LESSEE providing that notice exercising such option is given LESSOR within thirty (30) days following loss of actual possession rights to any of such property, such termination to be effective as of the date of such notice.~~

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LESSOR grants to the LESSEE first right of purchase of the aforescribed premises in the following manner: In the event LESSOR, his heirs, successors, or assigns, shall receive a bona fide offer to purchase the said premises, or any part thereof, during the term of this Lease, and such offer to purchase shall be satisfactory to the LESSOR, his heirs, successors, or assigns, LESSOR agrees to give the LESSEE the privilege of purchasing the aforescribed premises at the price and upon the terms of the offer so made, said privilege to be given by written notice sent to the LESSEE by registered mail requiring the LESSEE to accept in writing within a period of thirty (30) days after the mailing of such notice. It is understood that the sentence next above shall not be applicable to any sale made to any relation, or relations or subsidiary of LESSOR or any transfers resulting by merger, consolidation or reorganization of LESSOR. It is understood that any party other than LESSEE herein, its successors and assigns, who purchase the leased premises shall purchase the same subject to this Lease.

All of the covenants and agreements herein contained shall extend to and be binding upon the parties hereto, their successors, heirs, legal representatives and assigns.

Unless embodied in the provisions of this Lease, no prior agreement or understanding, verbal or otherwise, of the parties hereto or their agents shall be valid or enforceable.

This Agreement shall not be binding upon LESSEE unless and until approved and signed by it in the manner hereinbelow provided.

IN WITNESS WHEREOF, the parties hereto have executed this Lease this the 17th day of July, 1961, same to be effective as of the date and year first above written.

WITNESSES:

Doris G. Bramlett
Mary Alice Brown

Charles E. Robinson, Jr.
Charles E. Robinson, Jr.

William M. Webster, III
William M. Webster, III (LESSOR)

WITNESSES:

Raymond Melnick Watson
Gary R. Masier

TENNECO OIL COMPANY

By W. E. Panko
Vice President of Tenneco Oil Company (LESSEE)

ATTEST:

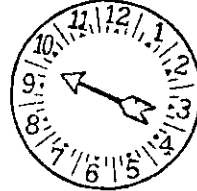
M. D. Covey
Assistant Secretary



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FILED

AUG 23 1961 A.M.



Mrs. Ollie Farnsworth

R. M. G.