

mortgage hereinabove referred to, but in the event there is any such default, the Company shall immediately have the right to take control and management of the premises and demand, collect, and apply all net rents from the leased premises upon its said indebtedness in such manner as it may elect, and the said Lessee is hereby authorized upon such demand of the Company to pay the said rents in accordance with this Assignment, without requiring proof of any such default.

(2). This Assignment is expressly made subject to, and is limited by, the promises, undertakings, and agreements required of the Lessors in the said Lease, but the Company assumes no financial responsibility to the Lessee or any obligation to do, perform, or attend to any of the matters or things required by the Lease to be done, performed, or attended to by the Lessors, but the Lessee shall look to the Lessors and to the rents from the leased premises for its protection and reimbursement.

In the event, however, that the Company becomes the owner of the leased premises at any time during the terms of the Lease, or any of them, said Company shall be held to have assumed from that time all of the Lessors' obligations so far as the same are relative to matters thereafter arising.

IN WITNESS WHEREOF, Blake P. Garrett, Louise Y. Garrett, David H. Garrett, Mary Louise Garrett, George P. Wenck, and Ann Mae W. Wenck, Lessors herein, have hereunto set their respective hands and seals, and the President or Vice President and Secretary of the Company have hereunto affixed their respective signatures and seals, and said Company's signature is attested by its Secretary