

day of each month for all transactions of the preceding calendar month. The Lessor shall pay to the Lessee on such date an amount equal to the aggregate of the cash and approved credit sales of the Lessee for said preceding calendar month, less all expenses paid by the Lessor for the Lessee during said period and less the amount of the rental percentage on cash and credit sales due the Lessor for said period as above provided. All credit accounts for which payment shall be made as aforesaid shall become and be the property of the Lessor. The Lessee further covenants and agrees that the Lessor and its parent corporation, International Shoe Company, shall have a lien on the assets of Lessee for all amounts which may become due and payable to Lessor and/or International Shoe Company under the terms hereof or otherwise, and Lessor is hereby specifically authorized, upon request of International Shoe Company, to deliver any funds of Lessee in its possession to International Shoe Company for application towards any amount due on the note of the Lessee dated August _____, 1962, and payable to International Shoe Company.

16. With the exception of the businesses of Lessee and its affiliated corporations presently conducted in the Patton, Tilman & Bruce downtown store, the Glendale Shop at 16 North Main Street, and Adeline's Shop in Pleasantburg Shopping Center, all of which are located in the City of Greenville, S. C., the Lessee hereby covenants and agrees that it will not own or operate or be connected with, either directly or indirectly, any business in the City of Greenville, S. C., that will in any way be competitive to the business of the Lessor or to any of the departments which are to be operated by the Lessee in the demised premises during the term of this lease and for one year after the termination thereof, without the permission of the Lessor.

17. It is mutually agreed that the Lessor and the Lessee shall at all times use their best efforts to further the interest of one another and that each will endeavor insofar as is possible to have their employees work to this end.

18. It is understood and agreed that the time for opening and closing the business herein contemplated shall be controlled by the rules and regulations of the Lessor, but with the hours adopted to be consistent with those adopted by other tenants of Wade Hampton Shopping Center. The giving out of keys shall be governed and controlled exclusively by the Lessor, but it shall make every effort to agree with the Lessee upon the policy to be adopted from time to time in this regard.

19. The Lessor for its own protection and for the benefit and protection of the Lessee in connection with the space occupied by the Lessee agrees to provide and carry public liability insurance such as is customarily carried by businesses of a like nature in Greenville, S. C., such insurance to be issued in the joint names of Lessor and Lessee. The