

that it has not executed any other assignment of the subject matter of the assignment hereby made to Pacific except as set forth in Paragraph 1 hereof.

5. Enforcement of the A&P Lease. Assignor will maintain the A&P Lease in full force and effect and will enforce the same and will take such action to that end as Irving may reasonably request subject to the rights of Pacific, and, without the written consent of Irving, Assignor will not:

(a) Cancel or terminate, or consent to any cancellation, termination or surrender, or permit any event to occur which would entitle A&P to terminate or cancel the A&P Lease;

(b) Amend or modify the A&P Lease;

(c) Waive any default under or breach of the A&P Lease;

(d) Consent to or permit any prepayment of rent;

(e) Consent to any sublease except to Family Center, Inc. unless permitted by the A&P Lease;

(f) Give any consent, waiver or approval which would impair the right of Irving under this Lease Assignment except as required under the A&P Lease; OR

(g) Send any nullification notice under Section 16 of the A&P Lease.

and any consent, agreement, or other act by Assignor in contravention to the provisions of this Paragraph 5 shall be null and void and of no force and effect.