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the Lessors may from time to time in writing designate, or to the legal representatives of the Lessors.

The Lessee hereby covenants and agrees with the Lessors as follows:

1. That it will pay the rent as herein specified.
2. That it will make all repairs to the premises necessary to maintain the premises in ordinary condition, wear and tear excepted, except all exterior repairs, if any, agreed to be made by the Lessors in Paragraph 5 of the Lessors' covenants as hereinafter contained.
3. That it will not assign this Lease, nor let or underlet the whole or any part of the said premises without the written consent of the Lessors, and that it will not occupy or use the said premises, nor will it permit the same to be occupied or used for any business deemed extra hazardous on account of fire or otherwise. If the Lessee shall request the Lessors to consent to the Lessee's letting or underletting the leased premises, either in whole or in part, to be used for purposes which shall not depreciate the value of said premises or the value of the property adjacent thereto, and which shall not be extra hazardous on account of fire or otherwise, and the Lessors shall refuse or neglect to give such consent, the Lessee thereupon may let or underlet said premises, either in whole or in part, without the Lessors' consent, the Lessee, however, in such event remaining liable to Lessors for the performance of all its covenants in this Lease, except its covenants not to let or underlet without the Lessors' consent.

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