

not limited to, facilities in connection with the disposal of industrial wastes) necessary for the operation of the Leased Premises for the purposes specified in this Lease shall have occurred or (ii) technological advances or other changes shall have occurred which in Lessee's reasonable judgment shall have rendered the Leased Premises unfeasible or uneconomical to operate for such purposes, Lessee shall have an option to purchase the Leased Premises and the purchase price shall be determined as set forth in Section 18.02. In the event Lessee determines to exercise said option; it shall give not less than 60 days' written notice to Lessor and the Trustee. Such notice shall certify that one or more of the events giving rise to such election have occurred and shall state the date upon which Lessee elects to close such purchase. Further, such notice shall be signed by a Vice President of Lessee, and shall be conclusive that such event or events have, in fact, occurred. Upon the giving of such notice and the tendering to the Trustee of a certified check or checks in the full amount of such purchase price the exercise of such option shall be complete, and Lessor shall convey the Leased Premises to Lessee subject and pursuant to the method provided in Article XIX.

Section 18.05. Purchase of Unimproved Land. Lessee, or its designees, shall have, and is hereby granted, the option to purchase any unimproved part of the Leased Premises (on which none of the Facilities is located, but on which transportation, parking, or utility facilities may be located) at any time and from time to time at and for a purchase price equal to the cost thereof to Lessor provided that it furnishes Lessor with the following:

(a) A notice in writing containing (i) an adequate legal description of that portion of the Leased Premises with respect to which such option is to be exercised and (ii) a statement that Lessee intends to exercise its option to purchase such portion of the Leased Premises on a date stated, which shall be not less than 45 nor more than 90 days from the date of such notice.