

without notice or demand and without abatement, reduction or set-off of any amount whatsoever. Sublessor shall in no event be required to make any repairs, alterations or improvements during the term of this Sublease, nor shall Sublessor be required to furnish to Sublessee any facilities, services or utilities of any kind whatsoever during the term of this Sublease, such as, but not limited to, water, steam, heat, gas, hot water, electricity, light and power.

ARTICLE III

Payment of Rent under Primary Lease

Sublessor shall pay all rents and other amounts owing or to be owed under Article V of the Primary Lease.

ARTICLE IV

Payment of Taxes, Assessments and Utility Charges

Sublessee covenants and agrees to pay, during the term of this Sublease, all taxes, water and sewer charges, rents and special assessments and other governmental charges and impositions of every kind and nature, foreseen and unforeseen, whatsoever which have been lawfully levied, assessed, charged or imposed against the Subleased Property or any of Sublessee's property (including Sublessee's Equipment) included therein or on any rentals paid with respect thereto, and any taxes, water and sewer charges and rents and special

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