

aforesaid during the term of this lease all the sums paid to the Lessors as rental under this lease agreement shall be credited against the purchase price of Twenty-Two Thousand, Five Hundred and No/100 (\$22,500.00) Dollars and no interest shall be charged thereon.

## IV.

That should the Lessee exercise the option to purchase the chattels described in "Schedule A" hereto annexed, during the term of this lease, upon the payment of the said sum of Twenty-Two Thousand, Five Hundred and No/100 (\$22,500.00) Dollars, after crediting all rental payments made thereon pursuant to this lease, for a consideration of the balance thereof, said Lessors will deliver unto the said Lessee a sufficient Bill of Sale or other instruments of transfer, selling, assigning, transferring and conveying said chattels described in "Schedule A", hereto attached, to said Lessee, free and clear of all liens, encumbrances, claims and charges of any kind whatsoever.

## V.

That Lessee may purchase and install any other machinery and equipment required and necessary for its said manufacturing business and shall have the privilege of removing same at will and same shall not become a part of the chattels described in "Schedule A" hereto annexed.

## VI.

That the Lessee shall exercise reasonable care in using said property and shall, at his own expense, keep same properly oiled, repaired and maintained and shall repair any broken, injured or worn parts and at the end or expiration of this agreement, except as otherwise provided in Paragraph III hereof, shall surrender the said property to the Lessors in as good order and condition as said property is now in, reasonable wear and tear resulting from proper use thereof excepted.