

that said rental hereunder shall not begin except as provided for in Paragraph IV.

IV. Lessors agree to construct or cause to be constructed or installed on said premises at their own cost and expense a drive-in gasoline service and filling station in accordance with plans and specifications hereto annexed and made a part hereof. Said service station shall be deemed completed when Lessee's Engineer of Buildings shall have inspected and approved same, and shall have issued his acceptance thereof to Lessors in writing, and Lessee shall have been put in actual possession of the demised premises. In the event said construction is not completed and

*Law*  
*S.S.W.*  
*HR* turned over to Lessee for occupancy on or before the 30<sup>th</sup> day of September 1952, this Lease shall, at the option of Lessee, become null and void ab initio.

V. Lessors agree to install in operating condition at Lessors' sole cost and expense the items of equipment listed in Schedule "A" which is hereto attached and made part hereof. It is understood and agreed that Lessee shall furnish the foregoing equipment to Lessors for installation except that Lessors shall furnish all of the necessary electrical wire, conduits, pipe, fittings and other material.

VI-A. Lessors hereby grant unto Lessee the following option to renew this Lease:

(a) An option to renew this Lease for a further term of five (5) years next succeeding the original term of this Lease at and for a rental during such renewal term of Two Hundred and Fifty Dollars (\$250.00) per month.