

16. Lessee agrees to hold Lessor harmless from any damages or liabilities whatsoever by reason of injury to persons or damage to property in or about the leased premises on account of the use or condition of the leased premises.

17. Should the building on the leased premises be destroyed by fire or damaged so as to render the same unfit for occupancy by the Lessee, the rental thereon shall be abated accordingly until the Lessor can rebuild said building.

18. The Lessor shall have the right to enter in and upon the leased premises at all reasonable times for the purpose of examination and inspection or for the purpose of repairing the roof or exterior walls.

19. Except as herein stated the Lessee shall be responsible for the upkeep and maintenance of the building herein leased, together with any driveways and parking areas and shall also be responsible for the payment of any liability insurance which it deems necessary and the Lessor is responsible for the payment of no bills or charges relating to the occupancy and use of said building by the Lessee.

20. This Lease shall be binding upon the parties hereto and their heirs, executors, administrators, successors and assigns.

IN WITNESS WHEREOF the parties hereto have set their Hands and Seals and caused this instrument to be signed by its duly authorized officers on the day and year first above written.

Witnessed as to Lessor:
James H. Richardson
Julius B. John

Donald J. Williams, Sr. (SEAL)
Donald J. Williams, Sr. LESSOR

PARGAS OF PIEDMONT, INC.
~~PARGAS OF THE PIEDMONT, INC.~~

Witnessed as to Lessee:
[Signature]
Horio J. Brooks

By Howard Wheatley (SEAL)
Howard Wheatley, Vice President
LESSEE



4328 RV-2

0046