

ARTICLE XXIV. (continued)

for rents and other charges, if any, accrued and earned to the date of such termination and surrender of possession. If, upon the recording of this lease, Lessee desires to call upon Lessor so to do, Lessor shall have said Abstract of Title extended and recertified to Lessee, at Lessor's expense, showing said lease as having been recorded, and deliver the same to Lessee for examination.

If, before the recording of this lease in the manner and as provided by law, the demised premises shall be subjected to any lien, whether by way of Mortgage, Deed of Trust, Security Deed, or otherwise, Lessor agrees, as a condition of this lease, to secure a subordination of such lien or liens and to cause such subordination agreement to be made a provision or part of any such Mortgage, Deed of Trust, Security Deed, or other instrument.

This lease shall not be binding upon Lessee until signed on its behalf by its President or a Vice President. All proposals, negotiations, and representations with reference to the matters covered by this lease are merged in this instrument, and no amendment or modification hereof shall be valid unless evidenced by a writing signed by such officer.

WITNESS the hands and respective seals of the parties hereto, respectively witnessed or attested, the day and the year first above written.

Signed, sealed and delivered in the presence of:

[Signature] [Signature] (SEAL)  
As to Lessor Harry Cannon  
LESSOR (SEAL)

[Signature] SINCLAIR REFINING COMPANY (SEAL)  
BY [Signature]  
VICE PRESIDENT

[Signature] ATTEST: [Signature]  
As to Lessee ASSISTANT SECRETARY  
LESSEE

(FOR ACKNOWLEDGMENTS SEE FOLLOWING PAGE)