

years commencing the 19th day of June, 1956 and ending at midnight of the 18th day of June 1959. The Lessee shall have the right to cancel this Lease at the expiration of the first or second year by giving unto the Lessor thirty (30) days notice in writing of such cancellation.

The Lessee agrees to pay to the Lessor, as rental on said premises, the sum of One Thousand (\$1000.00) Dollars payable in advance at the first of each and every leasehold year.

The Lessee shall be given possession of the premises for the purpose of making electronic tests and conducting investigatory and experimental work in connection therewith to determine the suitability of the premises for the location of a radio and/or television station thereon. In connection therewith the Lessee shall have the right to construct such temporary structures on the premises as may be necessary in its opinion. Any such structures so placed on the premises shall be removed by the Lessee at the expiration or cancellation of this Lease unless the structures are on premises hereinafter purchased by the Lessee under the option hereinafter contained. With respect to Site No. 2, any buildings placed thereon shall be South and East of the Bench Mark shown on the plat in order not to interfere with the water shed of the Lessor.

During the term of this Lease the Lessor grants unto the Lessee the right of ingress and egress over all existing roads now leading to or on the premises.

The Lessor also grants unto the Lessee the right to connect to the present Caesars' Head water supply, or any water system hereinafter installed, subject to the payment by the Lessee to the Lessor of a reasonable fee for water used by the Lessee, such fee to be determined on a consideration of payments made by other property owners supplied with water by the Lessor.

TO HAVE AND TO HOLD the said premises to the said Lessee, its successors and assigns for the said term.

OPTION TO PURCHASE

In consideration of the foregoing, the Lessor grants to the Lessee an option to purchase either, but not both, of the foregoing sites for a cash consideration of Seven Thousand Five Hundred (\$7,500.00) Dollars with the provision

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Handwritten notes:
Site 2 to be made
1/1/59