

XIII

The Lessee agrees that it will not use or permit to be used the demised premises for any unlawful purpose or permit thereon anything which may be or become a nuisance and that it will not do or permit to be done anything which may render void or voidable any policy of insurance upon said premises against fire or other casualty. The Lessee agrees to pay any excess in premium for fire or other casualty insurance policy or policies over what the Lessor shall pay at the time of the execution of this lease resulting from the operations of the Lessee.

XIV

The persons designated in this lease as the Lessor warrant that they have good title to the demised premises and that they have the right to enter into and to execute this lease or any extension thereof. They further agree that the Lessee, upon the payment of the rental herein reserved and upon the performance of the covenants and agreements herein provided to be by the Lessee observed and performed, shall peaceably and quietly have, hold, and enjoy the demised premises for the term herein provided.

XV

This lease shall be binding upon the persons herein designated as the Lessor, and their heirs and assigns, and the Lessee, its successors and assigns.

IN WITNESS WHEREOF, this lease has been executed on the date first above written.

WITNESSES

Estel D. Moore
Carl L. Alton
Joyce Saunders
Carl L. Alton

LESSOR

Otis P. Moore (SEAL)
OTIS P. MOORE
James P. Moore (SEAL)
JAMES P. MOORE

LESSEE

CANCELLATION SHOE MART, INC. (SEAL)
BY: Carl C. Kiser
PRESIDENT

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