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the other by like notice and the date on which such notice is deposited in a United States Post Office, postage prepaid, shall be the date of the giving of such notice.

Section 2. In the event that this lease shall be assigned by the Lessee, the Lessor shall send all notices to the Lessee in possession by certified or registered mail addressed to the Lessee in possession in the demised premises or to such other address as may be designated by the Lessee in possession, and in addition shall send all notices in writing, by certified or registered mail, to

#### ARTICLE XX - MISCELLANEOUS

Section 1. The Lessor represents that it has good and marketable title to the land on which the premises herein demised stand, or that it has a contract for the purchase of the same to be concluded within            days from the signing of this lease.

Section 2. If, at any time during the term of this lease or any renewal thereof, Lessee shall lease or purchase any bowling equipment, machinery, pinspotters, alleys or other items required for the operations of a bowling alley business, and if the seller or lessor thereof shall, as a condition of selling or leasing the same, require the Lessor and the mortgagee (if any) of the demised premises to waive any lien with respect thereto, the Lessor agrees to execute the same and to require the mortgagee, if any, to do the same. Lessor shall obtain the mortgagee's written consent to this section within sixty (60) days after the execution of this lease or upon securing the mortgage, whichever is later.

(CONTINUED ON NEXT PAGE)