


## TAXES

27. Lessor shall pay all real estate taxes upon the demised premises, however, it is understood and agreed that in the event the real estate taxes (but not including special assessments) paid by Lessor upon the demised premises shall in any year or years during the term of this lease exceed those assessed upon the demised premises for the ~~third~~ **third** ~~first~~ full tax year after the improvements to the property contemplated by this lease have been completed, then Lessee shall pay as a part of the annual rental for said premises for such year or years an amount equal to such increase in addition to the amount hereinabove provided as rent; PROVIDED, HOWEVER, in no event shall Lessee be obligated to pay as additional rental any portion of any increase in real estate taxes resulting from capital improvements on said premises by Lessor, or any portion of any real estate taxes which become due after the expiration of the term hereof. The amount to be added to the rent thus provided, if any, in any year or years shall be added at the time of rent payment on or next after the date when penalty or loss of the customary discount begins to accrue for non-payment of such taxes. Lessor shall give Lessee ample written notice of the amount due, and shall supply Lessee with a duplicate or photo copy of the receipted tax statement at the time of making demand. In determining the liability of Lessee hereunder, the amount due from Lessee shall be computed without penalty for late payment, if any, and crediting any available discount, whether taken advantage of by Lessor or not.

Please Initial

W.R.B.A.  


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