

- provided in Paragraph-1 above in connection with the intended use of the premises), without the prior written consent of the Lessor in each instance.
16. It is further expressly understood and agreed that in the event there be any default in the payment of the rental hereinabove reserved or any breach by Authority of any other covenants on the part of the Authority herein contained, and such default or breach shall continue after thirty days' written notice to Authority, then and in any such event it shall be lawful for Lessor to reenter into and upon the said premises or any part thereof in the name of the whole and thereupon, this lease shall, at the option of the Lessor, absolutely terminate, provided that in the case of a breach of covenant other than nonpayment of rent which cannot with due diligence be cured within such period of thirty days, the time within which to cure such default shall be extended for such reasonable period as may be necessary to cure the same in the exercise of due diligence. It is further covenanted and agreed between the parties hereto that any adjudication that the Authority is bankrupt or otherwise insolvent, it shall be deemed to constitute a breach of this lease, and thereupon, ipso facto and without entry or other action by Lessor, this lease shall become and be terminated and notwithstanding any other provisions of this lease, Lessor shall forthwith, upon such termination be entitled to recover damages for such breach in an amount equal to the amount of the rent for the balance of said lease, less the fair rental value of said premises for the residue of said term.
17. All notices and other communications hereunder shall be in writing and shall be deemed to have been duly given if delivered or mailed by registered mail, postage prepaid, as follows:

(a) If to the Lessor, to:

611 N. Main Street
Greenville, South Carolina

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