

8. It is agreed that in the event the Party of the Second Part shall be delinquent in paying the rental hereinabove provided for, or upon failure of Party of the Second Part to pay his other obligations in connection with the premises as hereinabove set forth for a period of thirty (30) days, at any time during such default the Parties of the first part may at their option terminate this Lease and demand and receive possession of said premises.
9. This Lease shall be contingent upon Chevrolet Motor Division of General Motors executing a Chevrolet Dealers Sales and Service Agreement with Lessee.
10. It is understood and agreed between the parties hereto that Lessee may assign this lease to a corporation formed by him to operate a Chevrolet Dealership upon the real property herein described.
11. It is agreed between the Parties hereto that this lease may be extended for an additional period of five (5) years to begin September 1, 1982, provided Party of the Second Part has given to Parties of the First Part written notice of his intention to extend said lease for said additional five (5) year period on or before six (6) months prior to the expiration of the initial five (5) year period of this lease, and provided the parties hereto are able to agree on an amount of monthly rental for said additional five (5)

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