

with all Legal Requirements, whether or not compliance therewith shall require structural changes in the Leased Property or any part thereof, and will procure, maintain and comply with all permits, licenses and other authorizations required for any use of the Leased Property or any part thereof then being made, and for the proper erection, installation, operation and maintenance of the Leased Property or any part thereof, and will comply with the provisions of any former instruments of record affecting the Leased Property or any part thereof at the time in force.

12. *Maintenance and Repair, etc.* Lessee has received the Leased Property in good order and condition and at its expense will keep the same in good order and condition (ordinary wear and tear excepted) and make all necessary and appropriate repairs, replacements and renewals thereof.

13. *Discharge of Liens, etc.* Subject to Section 15 relating to contests, Lessee will not create or permit to be created or to remain, and will discharge, any lien, encumbrance or charge (excluding any lien, encumbrance or charge created by Lessor unless created by Lessor pursuant to the provisions of Section 22) upon the Leased Property or any part thereof or upon Lessee's leasehold interest therein; *provided* that the existence of any mechanic's, laborer's, materialman's, supplier's or vendor's lien or right thereto shall not constitute a violation of this Section 13 if payment is not yet due under the contract in question and if the contract does not postpone payment for more than 60 days after completion of the work.

14. *No Claims Against Lessor, etc.* Nothing contained herein shall constitute any consent or request by Lessor or any Assignee, express or implied, for the performance of any labor or services or the furnishing of any materials or other property in respect of the Leased Property or any part thereof, nor as giving Lessee any right, power or authority to contract for or permit the performance of any labor or services or the furnishing of any materials or other property in such fashion as would permit the making of any claim against Lessor or any