

(e) In the event Lessor or his successors shall breach any of the covenants and covenants herein set forth, it shall, at the election of Lessee, pay Lessor as and for actual and liquidated damages, an amount equal to the number of months remaining in the unexpired term of this Lease multiplied by sixty-five percent (65%) of the average monthly gross collection rate from the laundry equipment on the Demised Premises up to the date of the termination or breach of this Lease.

(f) The persons executing this Lease on behalf of both Lessor and Lessee have full and express authority to execute same on behalf of the parties hereto.

(g) One or more waivers of any covenant or condition by Lessor or Lessee shall not be construed as a waiver of a subsequent breach of the same covenant or condition. The waiver or exercise of any legal right hereunder shall not be construed as a waiver of any other action or right Lessor or Lessee may have pursuant to the terms of this Lease. Lessee shall have the right to all legal and equitable remedies and actions including but not limited to the liquidated damages set forth above, an action for specific performance, an action for injunction without bond or any other right or remedy provided by law.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals the date and year first above written.

WITNESS or ATTEST

Robert C. Puchelt
Virginia D. Davis

Virginia D. Davis By
Robert C. Puchelt By
By

LESSEE:

Lauren Home Management Inc.
By Thomas J. Puchelt

LESSOR: Owner or as Agent for Owner

Mc Bee Apartments, a Limited Partnership
Chas. Copstruction Engineering Inc.
By Thomas J. Puchelt, Vice President
By
By

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