

premises by Tenant. Tenant shall, at his expense provide and maintain in force during the entire lease term public liability insurance with limits of coverage of not less than \$5,000.00 for property damage loss from any one accident and not less than \$300,000.00 for personal injury from any one accident and not less than \$100,000.00 for injury to any one person from any one accident, such insurance to cover the leased store space (including the exterior thereof) and each policy of such insurance to name as the insureds thereunder the Landlord and the Tenant. ~~Each such liability insurance policy shall be of the type commonly known as owner's, Landlord's and Tenant's insurance, or such other type as is approved by Landlord. During the lease term, Tenant shall provide, at his expense, plate glass insurance providing full coverage for replacement of destroyed or damaged plate glass in or on the premises. The originals of each and all such policies of insurance, or duplicates thereof issued by the insurance company or companies, shall be delivered to Landlord. Landlord shall not be liable to Tenant for any damage occasioned by plumbing, electrical, gas, water, steam or other utility pipes, systems and facilities or by the bursting, stopping, leaking or running of any tank, washstand, closet or waste or other pipes in or about the leased premises or the building of which they are a part, unless directly resulting from facilities controlled and maintained by Landlord and from Landlord's act or neglect; nor for any damage occasioned by water being upon or coming through the roof, skylight, vent, trap-door or otherwise unless resulting from Landlord's act or neglect; nor for any damage arising from any acts or neglect of co-Tenants or other occupants of the building of which the leased premises are a part or of adjacent property or the public.~~

J.S.

EIGHTEEN. BUSINESS OPERATION. Tenant shall, during the term of this lease, continuously use the premises for the purpose stated in this lease, carrying on therein Tenant's business