

Lessee's computation thereof shall be conclusive and binding but shall not preclude any adjustment which may be required in the event of a published amendment of the Index figures upon which the computation was based unless the Lessors shall, within 50 days after the giving of such notice, notify the Lessee of any claimed error therein. Any dispute between the parties as to any such computation shall be determined by arbitration.

(d) The net annual rent, as so determined (i.e., \$2,400.00 through September, 1975, and thereafter the aggregate of \$2,400.00, and the "increase" calculated in accordance with subdivision (c) of this Article) shall be due and payable to the Lessors in advance in equal monthly installments on the first day of each month, provided that if the lease does not commence on the first day of a month, the first installment shall be paid on the date the lease term commences and the first and last monthly installments shall be in appropriately prorated amounts; provided further, that pending the determination of the "increase" in net annual rent, if any, to be computed for each five-year period after September, 1975, the Lessee shall continue to pay the net annual rent at the rate established for the immediately preceding five-year period, and when the "increase", if any, has been determined, the Lessee on the first day of the month immediately following the furnishing by the Lessee to the Lessors of the computation thereof, shall pay to the Lessors the number of installments that shall have elapsed from the commencement of the five-year period in question up to and including the first day of such month.

(e) If publication of the Consumer Price Index for all items, United States, All City Average, shall be discontinued, the parties hereto shall thereafter accept comparable statistics

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