

its machinery and equipment in first-class repair and in good working order, and condition, and that it will make or cause to be made all renewals, replacements, betterments and additions to said plant and to the assets and properties of the CORPORATION that may be needed in order to maintain said equipment and machinery in first-class condition, so as to provide the facilities needed for the proper and successful conduct of its business.

Title of CORPORATION to TRUST ESTATE: The CORPORATION represents, warrants and covenants that it is lawfully seized and possessed of all of the properties comprising the TRUST ESTATE conveyed by this Trust Indenture and has good and marketable title thereto, that said properties are free and clear of all encumbrances of every kind and character and that it has full power and lawful authority to sell, convey, assign, transfer, mortgage and pledge the same hereby, and the CORPORATION does hereby fully warrant the title to the said properties and covenants that it will defend the same against the lawful claims of all persons whomsoever.

(g) Not to Encumber TRUST ESTATE: The CORPORATION will not create or suffer to be created, except as in this Trust Indenture specifically permitted and provided, any lien or charge which may or might have priority or preference to or over, or equality with, the lien of this Indenture upon the TRUST ESTATE covered hereby, or upon any portion thereof, provided, however, that nothing contained in this Indenture shall require the CORPORATION to pay any such lien or charge