

WET - OAK, Ashland
 "Happy Chef, RAIN THUNDER TUN" 6' x 6' x 6'
 9/8/72 #11
 SIGN LOCATION LEASE
 white advertising international
 402
 phone 944-8293
 22' x 10'

Peter Standet, Greenwood, Neb., owner of the hereinafter described real estate, ("Lessor"),
 hereby leases to White Advertising International of Ashland a site of 500 square feet each (more particularly
 described and diagrammed herein) for the purpose of erecting, placing and maintaining ONE sign structure(s) approximately 40
 feet long on Lessor's property, located on I-80, Cass county, Salt Creek Twp. 1 MI. EAST OF GREENWOOD
five years at a rental of \$ 300.00 payable in advance, beginning on the date said structure is erected.
 (Sec. 26, Twp. 12-N, Range 9E)

Lessor consents and grants to Lessee the right of ingress and egress to and from said site; the right to provide or establish electrical power to said site and place incidental equipment thereon; the right to sublet said site or sign structure(s) or to assign this lease; and the right to relocate said sign(s) to lawful site satisfactory to Lessee on Lessor's property if the maintenance of signs on the site described herein is proscribed by federal, state or local statute, ordinance or regulation.

It is agreed that all structures, equipment, materials and fixtures placed upon said site shall remain the property of Lessee and Lessee is granted a reasonable time to remove the same after the termination of this agreement. It is further agreed that Lessee shall be entitled to an apportionment on the basis of the value of its leasehold interest of any awards or compensation received in connection with any legal action or proceeding or compromise settlement made pursuant to any governmental agency requirement for the removal of said sign structure(s).

Lessee shall not cause or permit any advertising sign structures other than Lessee's to be erected or placed within a radius of 600 feet of Lessee's sign structure(s) nor cause or permit said signs to be or become obscured from the highway.

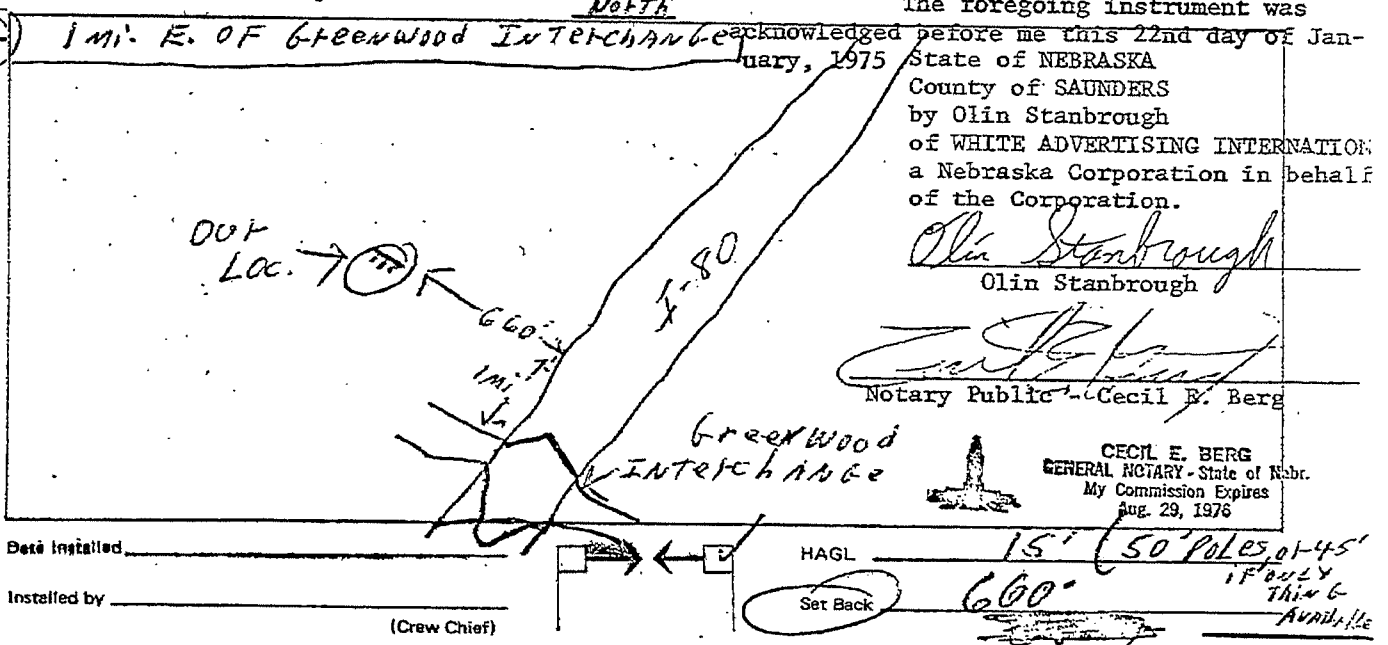
In the event that (a) Lessee is unable to secure a required permit or license, from the appropriate governmental authority, or (b) federal, state or local statute, ordinance, regulation, or other governmental action shall preclude or materially limit the use of said site for advertising purposes, Lessee shall have the right to terminate this lease upon 15 days notice in writing to Lessor, and Lessor shall refund to Lessee any rental payment paid in advance for the remainder of the unexpired term. In the event that (a) Lessee's sign structure(s) shall be or become wholly or partially destroyed, or shall be reduced by eighty per cent. When said sign structure is repaired, such default is cured, or a new sub-lessee is secured, the rental due hereunder shall be re-established at the full rate set forth herein, commencing with the date said sign is returned to service. It is acknowledged by the parties hereto that the payments required hereunder are predicated on monthly rates, and in the event the provisions of this paragraph becomes upon a thirty day month.

This lease may be renewed by Lessee for a period of 10 years, and from year to year thereafter, for a maximum of 5 one-year renewals, upon the same terms and conditions, by Lessee delivering notice of such renewal to Lessor no later than 60 days prior to the expiration of each term.

This lease shall be binding upon the heirs, executors, personal representatives, successors and assigns of the parties hereto.

Lessor acknowledges receipt of Lessee's check No. R3604 in the amount of \$ 25.00 representing the first month's rental payment and option on said location.
 (check #5-22809 sent on 10/29 in amt. of 215.00)
 22810K
 x Peter Standet
 Owner / Lessor

WHITE ADVERTISING INTERNATIONAL
 a Division of Whiteco Industries, Inc.
 Leased By Lou Stanbrough
 Accepted By [Signature]
 Representing BALANCE OF 12 YRS. RENTAL PMT.
 Owner / Lessor



NOTE: White copy for office. Pink copy for erection crew. Green copy for landowner. Yellow copy for regional office. 0D87R/7-72

Doc # 41
 9:35
 FILED FOR RECORD 2-7-75 AT A. M. IN BOOK 17 OF _____
 PAGE 165 A
 REGISTER OF DEEDS, CASS CO., NEBR.
 Betty Philpat \$ 3.25

COMPARED