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so that the area designated as Item 1a may be entered from the abutting street.

2. First Party does hereby grant to Second Party for the use of Second Party, its customers, assigns and permittees, the right to cross over and upon and for purposes of entry and egress, the area designated upon Exhibit A as Item 2a and 2b, it being expressly understood and agreed that the customers and permittees of First Party may also use said area in common with that of Second Party for purposes of driveway entrance and exit.

3. The easements provided by Paragraph No. 1 and 2 shall continue for a period of five (5) years from the date hereof and shall further continue after the expiration of said 5-year period for successive yearly periods subject to termination by notice in writing served by the one party upon the other at least 60 days prior to the expiration of such yearly period.

4. First Party does hereby grant to Second Party, its customers and permittees the area designated upon the attached Exhibit A as Item 3 for purposes of parking by customers and permittees of Second Party. This area shall be used in common with customers and permittees of First Party. Said right of occupancy shall be upon the same terms and conditions as to duration and termination as the easements previously provided for.

5. Both parties agree during the term of the easements and extensions thereof provided for in this agreement, that they will prohibit any parking or use by either party or their respective customers of the area and space immediately in front of and to the West of the present steak house building on Tract B and the area West of the gas pumps on Tract A. The purpose and intent hereof being that said space shall remain open in order that the view of passing motorists of the filling station of First Party and steak house of Second Party shall not be interrupted and may be seen by traffic from the abutting street. First Party further agrees not to erect any lights or signs which will obstruct the view of Dreisbachs, except as shown on Exhibit A.

6. The parties do specifically agree with reference to the respective areas that are to be used in common by the parties and their customers and permittees that said areas shall remain open and unobstructed and the parties shall use reasonable diligence to obtain said objective. First Party does further agree