

Permit No. _____

BWB SIGN INC

Face No. 13097

AGREEMENT of the lease made this 15th day of September 2002 by and between Trent Lindmark or Lindmark Outdoor Advertising as Lessor and BWB Sign Inc. as Lessee,

WITNESSETH:

The Lessor does hereby lease and demise to the Lessee, the entire plot and contents thereon described as follows:

Sign 1, 1511 South Van Buran Sign 2, 1123 Garriot in the City of Enid for the term of 10 years, beginning on September 15, 2002 and ending on the 14th day of September 2002 at the _____ payable in

equal monthly installments. The Lessee and Lessor has the right to extend this lease from year to year upon the same terms and conditions: it being understood that this lease shall automatically renew itself from year to year after the term hereof, the total of such extensions not to exceed ten years.

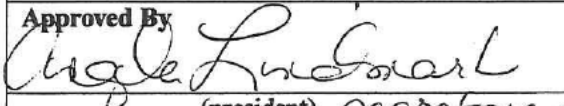


The Lessee shall have the right to erect, place, and maintain advertisements on such structures. All structures, equipment, and materials placed upon the said premises by the Lessee shall always remain the personal property of, and may be removed by the Lessee at any time prior to or within a reasonable time after the expiration of the term hereof or any extension thereof.

If at any time (a) the signs or structures of the Lessee on the demised premises shall be or become entirely or partially obscured or destroyed; or (b) the said premises shall be or become unsafe for the maintenance of the Lessee's structures thereon, or unable to support such structures; or (c) the value of the said location for advertising purposes shall be or become diminished; or (d) there be a temporary or permanent diversion of traffic from the street or streets adjacent to, or leading to or past, the said premises, or change in the direction of the flow of traffic on such street or streets; or (e) the Lessee be unable to obtain from the authorities having jurisdiction any necessary permits for erection or maintenance of such sign or signs (of special or standard size, design and construction) as the Lessee may desire to construct or maintain for the purpose of its business; or (f) the Lessee being prevented by any present or future law or ordinance, or by the authorities having jurisdiction, from constructing or maintaining on said premises such signs (of special or standard size, design and construction), as the Lessee may so desire to construct or maintain-then and in such event, at the option of the Lessee, this lease shall terminate on fifteen (15) days notice in writing to the Lessor, by registered mail addressed to him at this address shown below, or such other address as the Lessor may hereafter in writing specify. Lessor agrees thereupon the return to the Lessee any rent paid in advance for the unexpired term; provided, however, that if the conditions described in (a), (b), (c), (d) hereof, or any of them, shall at any time temporarily exist then the Lessee shall at its option, in lieu of such termination of this lease, be entitled to an abatement of the rent payable hereunder, for and during the period of the existence of such conditions, or any of them, and to the return of any rent paid in advance for a period of such abatement.

The Lessor represents and warrants that he is the owner of the premises above described and has authority to make this lease and covenants that no part of the premises above described or any adjoining premises owned or controlled by Lessor will be used for advertising purposes by anyone other than the Lessee, and that lessor will not permit Lessee, signs to be obstructed.

It is expressly understood that any stipulations, representations or agreements not printed or written in this lease bind neither the Lessor nor the Lessee. This lease shall insure to the benefit of and be binding upon the personal representatives, successors and assigns of the parties hereto.

LESSOR

net: BWB Sign Inc. P.O. BOX 996 NORMAN, OKLAHOMA 73070 (405)292-9265	Name: Trent Lindmark or Lindmark Outdoor Adv.
	Address: 2601 Wood Hollow
Agent TRENT LINDMARK	City: Norman State: Ok Zip: 73071
Approved By  (president) <i>secretary</i>	Phone 292-9265 Office Residential Tax Id 
Date <u>10-16-02</u>	By: 

Permit No. _____

BWB SIGN INC.

Face No. _____

The express right to the Right of Way for the erection of any power lines or electrical power line poles to service said advertising structures on the demised premises are hereby given to BWB Sign Inc. by the Lessor without any additional compensation for this privilege to either BWB Sign Inc. or the power company servicing such advertising signs and structures. (Lessor shall grant the Right of Way for underground electrical service).

The interest hereby acquired by the Lessee shall be deemed a vested interest in and to the above described property for the term herein provided. Should the advertising display, structure or sign erected on the property covered by this lease be removed or altered without the consent and approval of the Lessee, it is agreed that the damages for such removal, or alteration, shall be paid to the Lessee and the Lessee does hereby acquired verbal interest in and to the above described property for the purpose of erection, and maintenance of advertising signs or display.

If Lessee's sign structures and equipment are relocated on, or removed from said premises as a result of any condemnation or eminent domain proceedings, Lessor shall include in such proceedings the cost of and reimburse Lessee the said value of sign.

The Lessor covenants that they will not place or suffer to be placed upon said property or building any sign or other projection which will interfere with the view from said _____ street or from said Sign 1 Hwy 81, Sign 2 Hwy 412 _____ street of the projecting signs or advertising displays provided for herein. Lessee reserves the right to cut any trees or shrubs that may interfere with the view of the sign.

Lessee hereby reserves the right, and said right is granted to Lessee to sell, assign and set over all of the Lessee's right, title and interest in this lease to any financially responsible assignee upon the express and written assumption by the assignee of all of the obligations of the Lessee herein named and upon such assumption, Lessee shall not be discharged from any and all obligations under this instrument.

Regardless of any other provision in this agreement if a specific beginning date for the lease has not been entered, this lease shall commence, and rental payments shall be due, two years from the date entered below the signature of the person approving this agreement on the behalf of the Lessee.



STATE OF OKLAHOMA)
)
COUNTY OF CLEVELAND)

Acknowledgment

13097
State of Oklahoma
County of Garfield
RECORDED
11/13/2002 08:56AM
Bk 1614 Pg 970
Kathy R. Hushes
County Clerk
By

This instrument was acknowledged before me on the 16th day of October, 2002, by Trent Livemark.

Legal D.

Sign 2

Lot 29, 30, 31, 32 Block 17, Rosedale 30
Addition to the City of Enid, OK

Sign 1

Lot 41, 40 Block C Meridian Heights 9
Addition to the City of Enid OK.

Debbie Hoover
Notary Public, State of
My commission expires:



Comm. No. 02001639