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| SCHEDULE NO. 75 |
| **Equipment Lease Service (Continued)** |

5. **Lease Terms and Conditions (Continued):**

**Lease Terms and Conditions**

5. **Customer’s Representations and Warranties (COMMERCIAL ONLY) (Continued).**

1. Customer agrees it will use the Equipment only for its ordinary intended purposes, in accordance with all applicable laws and regulations. Customer agrees not to, or authorize anyone else to, tamper with, adjust, repair or move or relocate the Equipment without prior written permission from PSE. Customer will comply with the maintenance schedule, as detailed in sub-sections (d)-(f) below, and/or attached hereto for the Equipment. Customer will maintain and provide access to the area around the Equipment at all times so that the Equipment is accessible to PSE and its subcontractors for maintenance, repair, replacement or removal.

1. Customer shall keep the Equipment insured against all risks of loss or damage from every cause whatsoever for not less than the full replacement value thereof, and shall carry general liability and property damage insurance covering the Equipment and its use in amounts customary for such Equipment, and name PSE as an additional insured under Customer’s general liability insurance policy.
2. FOR HOT WATER HEATERS: Customer will use ordinary tap water and a non-corrosive air supply under standard atmospheric conditions. Customer will maintain effective operation of any plumbing and systems supplying water, fuel and/or electricity to the Equipment. Customer will ensure that the Equipment is located in an area with sufficient drainage in the vicinity, and that the drainage is open and unrestricted. Customers with Natural Gas hot water heaters will maintain adequate ventilation, keep the area around the water heater clear and unobstructed and must not store any combustible materials near the water heater. Customers with Natural Gas hot water heaters will maintain an operable Carbon Monoxide detector as required by law, presently RCW 19.27.530. Customer may readjust the temperature setting of the Equipment to the extent permitted by law, presently RCW 19.27A.060.

(Continued on Sheet No. 175-L)