

expressly given the immediate right and privilege to enter the premises and take possession thereof.

It is further agreed by the party of the second part that at the termination of this under contract, either by lapse of time or failure on the part of the party of the second part to comply with the terms and conditions of the same, the said party of the second part shall immediately give reasonable possession, to the party of the first part, and in all good condition as the same now are, at the beginning of this lease, the usual wear and tear and damage by the elements expected.

And the party of the second part agreed to make all repairs necessary to keep the same in a tenurable condition at his own expense; provided, said repairs be made necessary by other acts than the act of God, or acts over which the party of the second part has no control.

The receipt of the first month's rent for the said premises is hereby acknowledged by the party of the first part, who have shall not be considered received except as herein before provided for, the terms, conditions, and covenants of this contract shall be binding upon the heirs, successors and executors of the parties hereto.

Witness the signing hereof in Newbridge, this 11th day of

December 1906.

Witness the signing and attesting.

M. S. Deanece,

Joseph Toney, He, & Daniel
J. M. Loper, Clerk.

Filed for record May 14, 1907 at 2:30 P. M.

Attest: Notary.

Deputy U. S. Clerk & ex-Officio Recr.