

the premises hereby demised in as good state and condition as reasonable use and wear thereof will permit, damages by the elements excepted.

AND THE SAID PARTY OF THE FIRST PART COVENANTS that the party of the second part, on paying the said yearly rent and performing the covenants aforesaid, shall and may peaceably and quietly have, hold and enjoy the said premises for the period herein mentioned.

And in case the building on said premises shall be destroyed, or be so injured by the elements, or any other cause, as to be untenable and unfit for occupancy, the party of the second part shall not be liable or bound to pay rent to said party of the first part for the ~~same~~ after such destruction or injury, and thereupon at its option quit and surrender possession of the premises; but may, if it so desire upon completion of the repair or restoration of said building, reoccupy the same upon the terms and conditions herein set forth, the rental to commence from the date of such reoccupation.

IT IS UNDERSTOOD AND AGREED, between the parties hereto, that the party of the second part shall have the privilege of having this lease extended at the expiration of the term above specified upon the ~~same~~ terms and conditions for an additional year, on giving thirty days written notice of its desire to have such extension.

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand and seal, and the party of the second part has caused this instrument to be duly executed by its duly authorized officers, in duplicate, the day and year first above written.

R. N. Bynum (SEAL)

PIONEER TELEPHONE AND TELEGRAPH CO.

By JNO. M. NOBLE, VICE-PRES., GEN. MGR.

(CORPORATE SEAL)

ATTEST:

E. E. WESTERNER, SECRETARY.

INDIAN TERRITORY, WESTERN DISTRICT.) SS.

Before me, Jno. L. Reardon, a Notary Public, on this 3rd, day of June, 1907, personally appeared Robert N. Bynum, and the Pioneer Telephone and Telegraph Company, who are to me known to be the identical persons who executed the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes and for the consideration therein set forth.

Witness my hand and Notarial seal, the day and year last above written.

John L. Reardon,
Notary Public.

(SEAL) My commission expires Jan. 13, 1910.

Filed for record at Tulsa, Dec. 8, 1908, at 4 P. M.

H. C. Walkley, Register of Deeds, (SEAL)

COMPARED
TELEPHONE LEASE.

THIS LEASE, Made this second day of August, 1907, by and between R. N. Bynum, of Tulsa, I. T., party of the first part, and the Pioneer Telephone and Telegraph Company, party of the second part,

WITNESSETH, That the party of the first part does hereby let, lease and demise unto the party of the second part, it s successors and assigns, the following described premises, in the town of Tulsa, Indian Territory, to wit:

One room in the Bynum building, on the second floor on Lot 7, Block 105, to be used exclusively by the Telephone Company as toilet room. with the appurtenances and privileges