

purpose not covered by this lease or the failure by the party of the second part, to pay the rental when the same becomes due, or in case the party of the second part fail, neglect or refuse to make the improvements herein specified within the time mentioned such failure, neglect or refusal shall work a forfeiture hereof.

It is further understood and agreed by the parties hereto that the party of the second part will not permit any nuisance to be maintained on the premises, nor allow any intoxicating liquors to be sold or given away for any purpose on the leased premises, and failure to comply with these conditions will work a forfeiture of the lease.

It is further understood and agreed by the parties hereto that all building and improvements shall remain a part of said land and become the property of the owner of the land as a part of the consideration of this lease in addition to the other considerations herein specified.

It is further understood and agreed by the parties hereto that no sublease, assignment or transfer of this lease or of any interest therein or thereunder can be ^{indirectly} directly or indirectly, made without the consent of the Secretary of the Interior and that such assignment or transfer made or attempted without such consent and approval shall be void.

The covenants herein contained shall extend to and be binding upon the heirs, executors administrators successors or assigns of the parties to this lease and this lease shall be subject to all rules and regulations lawfully prescribed by the Secretary of the Interior or which may be hereafter so prescribed by him.

The party of the second part hereby acknowledge himself to be firmly bound for the faithful performance of the stipulations of this instrument of