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and voluntary act and deed for the uses and purposes therein set forth.

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

My commission expires Jan 28, 1925 (SEAL) A.B. Crews, Notary Public  
Filed for record in Tulsa County, Tulsa Oklahoma, Feby. 20, 1923 at 4:25 o'clock P.M.  
in BOOK 442, page 159

By Brady Brown, Deputy (SEAL) O. G. Weaver, County Clerk

222394 C. J.

L E A S E

COMPARED

THIS LEASE Made and entered into this 16th day of October, 1922, by and between J. L. FINCH, hereinafter called the Lessor, which expression shall include his heirs and assigns where the context so requires or admits, of the one part, and JAMES S. EVANS, hereinafter called the Lessee, which expression shall include his executors, administrators and assigns where the context so requires or admits, of the other part,

WITNESSETH; That the said lessor does hereby lease and demise unto said lessee the following described property, situated in the County of Tulsa, State of Oklahoma, to-wit:

The East Fifty (50) feet of Lot One (1), Block One (1), East Lawn

Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof,

together with all the buildings and improvements now on said property,

TO HAVE AND TO HOLD the same unto the said lessee for a term of Three (3) Years from the 15th day of October, 1922, to the 15th day of October, 1925, yielding and paying therefor during the said terms a rental of ONE THOUSAND SEVEN HUNDRED FORTY DOLLARS upon the signing of these presents and THREE HUNDRED DOLLARS (\$300.00) (\$1,740.00), payable as follows, to-wit: TWO HUNDRED FORTY DOLLARS (\$240.00) for each semi-annual period thereafter upon the first day of April and the First day of October in each year during the term hereof. All payments to be made to the lessor at his office in the City of Tulsa, Oklahoma.

And the lessee covenants and agrees with lessor that he accepts the above described premises with the buildings in the condition in which they now are and that he will, during said term, keep and maintain said premises and all the fixtures thereon and additions thereto in good and substantial repair and condition and without any alterations except such as may be authorized and approved by the lessor.

That he will at the expiration of the said term yield up the said premises in as good condition and repair as they now are, reasonable wear and tear excepted; and that he waives all notice to quit and that no holding over after the said term shall be construed as an extension or renewal of this lease unless said holding over by virtue of a new contract executed in writing.

That he will not assign or underlet the said premises, or any part thereof, without the consent, in writing, of the lessor.

PROVIDED ALWAYS that these presents are upon the express condition that upon the breach of any of the covenants herein contained on the part of the lessee to be paid, kept or performed, the lessor may re-enter upon the said premises, without notice, and immediately thereupon the said term shall absolutely determine.

It is further understood and agreed that the lessor shall have a lien on all the property and equipment placed upon said leased premises to secure the payment of the rents which may become due hereunder; and that said lessee may not remove any equipment or fixtures or supplies from said property so long as he may be indebted for rent to said lessor.

It is further agreed and understood that the property described in the itemized list attached hereto, and marked "Exhibit A", is the property of the lessee herein and may be removed by said lessee upon the expiration of said term in the event that he has complied with all of the conditions herein.