

made to purchase the same by second party, this option applies at termination of lease.

Party of the second part agrees to give party of the first part peaceable possession at the end of sixty (60) days after the termination of this lease without rent in order that party of the second part may remove said buildings, fixtures and structures if same are to be removed, as provided herein. That all property, buildings and fixtures not removed within sixty (60) days shall be the property of the party of the first part.

It is further agreed, upon the non-payment of rent, or any part thereof at the time, first party may distrain from rent due and declare the lease at an end and void and re-enter and recover possession by forcible entry and detainer and notice of such election and demand of said possession are hereby waived, and upon failure of the party of the second part to otherwise comply with the terms and conditions of this lease, then first party may declare this lease at an end and void, and re-enter and take possession of the premises.

This lease shall not be considered renewed except as herein provided except by the agreements of the parties, and the covenants and agreements of this lease shall extend to and be binding upon the heirs, executors and assigns of the parties hereto.

In witness whereof, parties have hereunto set their hands the day and last above written.

Executed in duplicate this 20th day of February, 1924.

Claude E. Adrean,  
Harry T. Pratt.

State of Oklahoma )  
Tulsa County ) SS

Before me, the undersigned a Notary Public, in and for said County and State, on this 20 day of February, 1924, personally appeared Harry T. Pratt and Claude E. Adrean, 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 therein set forth.

Witness my hand and notarial seal on this the day and year last above written.

(SEAL) B. Rawson, Notary Public.

My commission expires April 8, 1924.

Filed for record in Tulsa County, Okla. on April 21, 1924, at 3:00 P.M. recorded in book 448, page 610, Brady Brown, Deputy,

(SEAL) O.G. Weaver, County Clerk.

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TRUSTEE'S WARRANTY DEED.

INTERNAL REVENUE

Know all men by these presents:

That Exchange Trust Company, a corporation having its place of business in Tulsa County, State of Oklahoma, party of the first part, as Trustee, in consideration of the sum of \$850.00, to it in hand paid, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey unto H. R. Hoffatt, of Tulsa, Oklahoma, as party of the second part (whether one or more) the following described real estate situated in Tulsa County, Oklahoma, to-wit:

Lot ten (10) block twelve (12)

in Summit Heights addition to the City of Tulsa, Tulsa County, Oklahoma, according to the recorded plat thereof, together with all improvements thereon and appurtenances thereunto belonging or in anywise appertaining, except as hereinafter set forth.

Said Trustee on behalf of Tulsa Live Stock and Industrial Exposition a corporation, of Tulsa, Oklahoma, the owner of the beneficial interest in said real estate at the