

Lease

COMPARED

This Lease made this 19th day of Aug. A.D. 1908 by and between Daniel W. Turner for himself and his daughter Ardell party of the first part and L.A. O'Brien party of the second part. Witnesseth, that the said party of the first part in consideration of the covenants and agreements hereinafter set forth does by these presents, Lease and let unto the said party of the second part, the following described property situated in the Skiatook Township in the County of Tulsa and State of Oklahoma to wit: The east half ($E\frac{1}{2}$) of the south east one fourth ($SE\frac{1}{4}$), and the east one half ($E\frac{1}{2}$) of the south west one fourth ($SW\frac{1}{4}$) of the South east one fourth ($SE\frac{1}{4}$) and the north one half of the north east one fourth ($NE\frac{1}{2}$ of $NE\frac{1}{4}$) of the north west one fourth ($NW\frac{1}{4}$) in Sec. 13 Town 22 R. 12 E. T. & H. and To Hold the same unto the said party of the second part from the 19th day of Aug. A.D. 1908 until the 19th day of Aug. A.D. 1918 and the said party of the second part in consideration of the premises herein set forth agrees to pay to the said party of the first part as rental for the above described property the sum of \$120⁰⁰ due and payable as follows: \$40⁰⁰ cash in hand the receipt of which is hereby acknowledged, and \$40⁰⁰ to be paid on the first day of Jan 1910 and \$40⁰⁰ on Jan 1st 1911.

It is further agreed that at the end of this lease, or sooner termination thereof, the said party of the second part shall deliver peaceable possession of the above described property to the said party of the first part which said property at the time of such delivery shall be in as good condition as it is now, the usual wear and tear and damage by fire and the elements alone excepted. And upon non-payment of the rent or any part thereof at the time same may be due, or a failure on the part of said second party to comply with the terms and conditions herein set forth, then, and.