

the party of the first part shall be entitled to the possession of the premises, at his option, and the property of the said second party therein contained, and may sell and dispose of said leasehold and said property of the second part at public auction, and the party of the second part shall be liable to the first party for the remaining sum unpaid and expenses incidental to the collection thereof.

COMPARED

It is further understood and agreed, that any improvements, buildings, ware houses or appurtenances erected on said premises after this date shall become the property of said second party and said second party shall have the right to remove the same, together with all pumps, tanks, machinery, merchandise, material and supplies. All improvements to said buildings and premises made prior to this date except pumps, tanks, machinery, materials, merchandise and supplies shall remain the property of the first party at the expiration of this lease.

In witness whereof, we have caused this instrument to be signed at Tulsa, Oklahoma, this 18 day of May, 1923.

This lease cancels a certain lease recorded October 21 1921, in records of Tulsa County, book 382, page 71.

F. A. Fuller, Party of the first part

Earle G. Hastings, Party of second part.

State of Oklahoma)
County of Tulsa) SS

Before me, a notary public in and for Tulsa County, Oklahoma, personally appeared F. A. Fuller and Earle G. Hastings, known personally by me to be the persons executing the within and foregoing contract and acknowledged to me that the execution of the same was their free and voluntary act and deed.

Subscribed and sworn to before me this 18th day of May, 1923.

(SEAL) Geo. P. Griffen, Notary Public.

My commission expires Mar. 5, 1925.

Filed for record in Tulsa County, Okla. On May 21, 1923, at 11:10 A.M. and duly recorded in book 455, page 127, By Brady Brown, Deputy.

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

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LEASE.

COMPARED

This lease made this 11, day of May, 1923, by and between Z. M. McMullen and M. F. McMullen of Tulsa, Oklahoma, of the first part, and K.L. Craig, of Tulsa, Oklahoma, second party;

Witnesseth, that said first parties in consideration of \$2700.00 to be paid as hereinafter stated, and in further consideration of the covenants and agreements hereinafter set forth, does by these presents, demise, lease and let unto the second party for the term of three years from the 1 day of June, 1923, the following described property situated in Tulsa County, Oklahoma,

To-wit: Store building at number 821 east first place, City of Tulsa, for automobile tire

business, automobile accessories, and vulcanizing business.

To have and to hold the same to the second party from the 1 day of June, 1923, and ending on the 1 day of June, 1926.

Said second party is to pay the said sum of \$2700.00 rental for said premises, at the rate of \$75.00 per month, beginning on the 1 day of June, 1923, and not payable thereafter in advance on the 1 day of each month thereafter during the term of this lease.