

To have and to hold the same, together with all and singular the rights, privileges, easements and appurtenances thereunto belonging unto the said lessees, their heirs, executors, administrators, successors or assigns, to be used and occupied by them for the purpose of conducting and maintaining a gasoline filling and service station and greasing rack business thereon for and during the full term of three (3) years, commencing on the 1st day of November, 1924, and ending on the 1st day of November, 1927, upon the following terms, covenants, and conditions, to-wit:

(1) The said lessees do hereby covenant and agree to pay the said lessors as rental for and during the said three (3) year term of this lease the sum of twelve hundred dollars, (\$1200.00) for each and every year during the said three (3) year term, which shall be paid in equal monthly installments of one hundred (\$100.00) each in advance, beginning on the 1st day of November, 1924 and thereafter upon the first day of each and every month during the said three (3) year term of this lease; and it is agreed that all of said payments of rental under this lease, for and during the said full term of three (3) years, shall be paid to the lessors or to either of them, or at the option of the said lessees, their heirs, executors, administrators, successors or assigns, said rental installments shall be paid to the _____ Bank of Tulsa, Oklahoma, for the account of the said lessors;

(2) The said lessors covenant and agree to pay and discharge all taxes, assessments and levies of every name, nature and kind, including paving, sewer and other special assessments, now existing or which may be taxed; charged or assessed against the said premises during the said term of this lease, or of any renewal or extension thereof; but the said lessees, for themselves, their heirs, executors, administrators, successors and assigns, hereby covenant and agree to pay and discharge all taxes, assessments and levies of every name, nature and kind which may be taxed, charged or assessed upon any of the improvements erected or placed upon the said demised premises by the said lessees.

(3) And it is further covenanted and agreed by and between the parties hereto, that the said lessees, their heirs, executors, administrators, successors and assigns, shall have the right, at any and all times during the term of this lease or of any extension or renewal thereof, or within thirty (30) days after the termination of this lease, or of any extension or renewal thereof to remove from the said leased premises any and all fixtures, improvements and any and all equipment and property of every kind which may during the term of this lease be constructed, erected, placed in or upon or affixed to the said demised premises or any part thereof by the said lessees, their heirs, executors, administrators, successors or assigns.

(4) And, whereas, at the special instance and request of the said lessors, Skelly Oil Company, a Delaware corporation, with offices at the said City of Tulsa, in said County and State, did on the 1st day of November, 1924, enter into a certain equipment contract in writing, of that date, with the said lessees herein, whereby, in consideration of the execution and delivery of this lease by the said lessors to the said lessees, and in consideration of the mutual covenants and conditions in the said equipment contract contained, said Skelly Oil Company agreed to furnish and loan unto the said lessees, and to install on the said demised premises at its cost, certain equipment for the storing, handling and dispensing of gasoline supplied and to be supplied by said Skelly Oil Company to the said lessees for their use in connection with the business of conducting and maintaining a gasoline filling and service station and greasing rack on the said demised premises by the said lessees, said equipment so agreed to be furnished and loaned unto said lessees by said Skelly Oil Company under said equipment contract being described as follows, to-wit:

One (1) 10 gallon Air Line Gasoline Pump,

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