

It is understood and agreed that time being the essence of this provision, that should the party of the second part default in any payment of rent as above stated, the first party may immediately take possession of said room and the stock of goods therein contained and sell so much of said stock as will pay the rental for the unexpired term herein granted, and any and all expenses incident to such sale.

It is further understood that the property herein leased will be used for retail mercantile purposes, and for no other object or purpose, and that this lease will not be assigned without the written consent of the party of the first part, and the use of the property for any other purpose than herein designated or the assignment of this lease without the written consent of the party of the first part, and the use of this property for any other purpose than herein designated or an assignment of this lease, without the written consent of the party of the first part, will entitle the party of the first part to immediate possession, and the balance remaining unpaid of the rental herein agreed upon shall be and become immediately due.

And it is further provided that in the event of the assignment to creditors by the party of the second part, or the institution of bankruptcy proceedings against the party of the second part, shall forthwith and of itself cancel and hold for naught this lease, and all rights thereunder and possession of said property shall immediately by the act or acts pass to the party of the first part.

The party of the second part further agrees that at the expiration of the time mentioned in this lease, to-wit: the 15th, day of May 1915, without notice from first party, to give peaceable possession of said room to the party of the first part.

The destruction of the room by fire, earthquake, or act of God, shall terminate this lease and the liabilities of the parties thereunder.

WITNESS: Jay Forsythe  
F. P. Yeager. J. Olsan

Filed for record at Tulsa, Okla., Sep. 3, 1909, at 9.55 o'clock A. M.

H. C. Walkley, Register of Deeds (SEAL)

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#### SATISFACTION OF MORTGAGE.

FOR VALUE RECEIVED, we hereby cancel and release the mortgage for Eighty Four & no/100 (\$84.00) Dollars on land in Tulsa County, State of Oklahoma, dated the 19th, day of Aug. 1908, executed by William T. McGinnis and Grace McGinnis, filed for record the 19th, day of August 1908, at 11.35 o'clock A. M. in the Office of the Register of Deeds of Tulsa County, at Tulsa and recorded in Book 36, Page 222 of the mortgage records of said office.

IN WITNESS WHEREOF, we have hereunto set our hands in Kansas City, State of Missouri on the First day of September A. D. 1909.

Murrell & Spicknall

By William R. Spicknall  
As a Member of the firm

STATE OF MISSOURI, )  
JACKSON COUNTY. ) SS.

BEFORE ME, a Notary Public, in and for said County and State on this 1st, day of Sept., 1909, came William R. Spicknall, who is personally known to me to be a member of