

One hundred dollars in cash the receipt of which is hereby acknowledged, two hundred dollars due and Payable January 1911, fifty dollars Payable July 1st, 1911, two hundred and fifty dollars due and Payable January, 1st, 1912, fifty dollars due and Payable July 1st 1912, and two hundred and fifty dollars, due and Payable January 1st 1913.

Hereby waiving the benefit of exemption valuation and appraisement laws of said state of Oklahoma, to secure the Payment thereof.

The said Party of the second Part further covenants with said Party of the first Part, that at the expiration of the time mentioned in this lease to give Peaceable Possession of said Premises to said Party of the first Part, in as good a condition as they now are, the usual wear, unavoidable accidents, and loss by fire excepted, and will not make or suffer any waste, thereof, nor lease, nor underlet, nor Permit any other Person or Persons to occupy the same, or make or suffer to be made any alteration therein, without the consent of said Party of the first Part, in writing, having been first obtained, and not use or occupy said Premises for any business or thing deemed extra hazardous on account of fire, and that upon the violation of or default in any of the Preceding Covenants and Provisions, or the non-Payment of the rent, as aforesaid, the said Party may, at his election declare this at an end, and recover the Possession of said Premises as if held by forcible detainer, the said Party of the second Part hereby waiving any notice of such election, or any notice or demand for the Possession of said Premises.

The covenants herein shall extend to and binding upon the heirs, executors and administrators of the Parties to this lease.

In witness whereof, the said Parties have hereunto set their hands the day and year first above written.

Lucy Litka

Dick Litka, Gdn.

C. Ben Haikey

State of Oklahoma, Tulsa county, SS.

Before me J. S. Severson, town justice of Broken Arrow, Okla., on this 4th day of June, 1910, Personally appeared Dick Litka, guardian of Lucy Litka and C. Ben Haikey, who are to me known to be the identical Persons who executed the within and the 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 the day and year last above written.

J. S. Severson, town justice of Broken Arrow, Tulsa county, Oklahoma.

State of Oklahoma, county of Tulsa,

For the sum of One Dollar and other valuable considerations, I the undersigned, C. Ben Haikey of Broken Arrow, Okla., do hereby sell and assign and transfer and set over unto Louisa S. Haikey, all my right title and interest in and to the foregoing lease contract, and hereby deliver her Possession of the same.

C. Ben Haikey.

Before me Robert E. Lynch, a notary Public within and for the county and state aforesaid on this the 23rd day of January, 1911, Personally appeared C. Ben Haikey, to me well known to be the identical Person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned and set forth.

Witness my hand and official seal the day and date above set forth.

(SEAL)

Robert E. Lynch, notary Public.

My com ex 6/29/1914.