

P. D. 77  
C. L.  
C. D.  
C. I.

70.1534

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# RENTAL CONTRACT.

This Contract, Made and entered into this 10th day of November A. D. 1906 by and between  
Riley Keys "Guardian" of Wellington  
Ind. Ter., for Indy enrolled and recognized and on behalf of Samuel L. Keys, Addie R. Keys, and George M. Keys, "Minors"  
years old Indy enrolled and recognized citizen of the Cherokee Nation,  
part of the first part, and R. E. Lynch and A. C. Stokes, Tulsa, Ind. Ter. parties of the second part.

WITNESSETH, That for and in consideration of the covenants and agreements hereinafter made by the parties of the second part, the party of the first part this day and by these presents do demise and let to the parties of the second part, their heirs and assigns, for Agricultural purposes for the term of Five years from the 10th day of November A. D. 1906 the following described parcels of land:

N 1/2 of NW 1/4 "Lamine" of Section 24 Township 20 N., Range 13 E  
NW 1/4 of SE 1/4 "Aggie" of Section 24 Township 20 N., Range 13 E  
NE 1/4 of SE 1/4 "George" of Section 24 Township 20 N., Range 13 E  
SE 1/4 of NE 1/4 "George" of Section 24 Township 20 N., Range 13 E

It is understood and agreed that the parties of the second part shall pay to the party of the first part a rental of \$ 5.00 per annum during the term of this contract, payable as follows: Fifty Dollars on signing of this contract and \$5.00 1907

\$ 5.00 January 1, and July 1, 1907 \$ 5.00 January 1, and July 1, 1907  
\$ 5.00 January 1, and July 1, 1907 \$ 5.00 January 1, and July 1, 1907

It is further understood and agreed that the parties of the second part, shall build, construct, and erect on said premises the following improvements, which shall become the property of the parties of the first part at the termination of this contract, to-wit:

"Build a strong and a half house" "Dig a Well" "Plant an Orchard of 100 Trees" and fence the above described land with a substantial wire fence, make lots, stables and cribs necessary to handle said place.

United States of America, Western Judicial District, Indian Territory ss. On this the 9th day of November 1906, personally appeared before me, a Notary Public within and for the above District and Territory, R. E. Lynch and A. C. Stokes to me personally known to be the parties of the second part, and they acknowledged that they had executed the same as their free voluntary acts and deeds, and for the consideration and purposes therein mentioned and set forth.  
My commission expires March 24th, A. D. 1910.  
Samuel C. Davis  
Notary Public.  
Tulsa, I. T. Nov. 14th 1906, I saw in consideration of Five Hundred & Twenty five Dollars and other valuable consideration the within named Samuel L. Keys, Addie R. Keys, and George M. Keys who are the parties of the first part, and they acknowledged that they had executed the same as their free voluntary acts and deeds, and for the consideration and purposes therein mentioned and set forth.  
R. E. Lynch  
A. C. Stokes

the receipt of \$ 5.00 is hereby acknowledged.

It is further agreed that all such improvements made for farming and grazing purposes aforesaid shall remain and be the property of the parties of the second part, and should the parties of the second part be deprived of the use of said land or any part thereof before the expiration of this contract, then and in either event he shall have the privilege of removing said structures and improvements or disposing of them as he may see fit, but if he shall be permitted to have the use of the premises for the full period provided herein and this contract shall have been fully completed in conformity with the terms herein expressed then said structures and other improvements shall be turned over and delivered to the parties of the first part in good condition and repair, less ordinary wear and tear.

It is further agreed that this contract and its stipulations, shall be binding upon our respective heirs and legal representatives.  
IN WITNESS WHEREOF, The parties have signed this contract in duplicate the day and year above written.

Executed in presence of:  
Riley Keys Seal  
Samuel L. Keys, Addie R. Keys, George M. Keys Seal  
R. E. Lynch Seal  
A. C. Stokes Seal

UNITED STATES OF AMERICA, INDIAN TERRITORY, } ss.  
Northern District, } On this 10 day of Nov 1906 personally appeared  
before me, a Notary Public within and for the above District and Territory Riley Keys to me personally well  
known to be the person named in the within instrument, as the grantor and acknowledged that he had executed the same as his free voluntary  
act and deed, and for the consideration and purposes therein mentioned and set forth.

Witness my hand and seal as such Notary Public, the day and year last above mentioned.  
Northern District, Indian Territory  
My Commission expires March 1907 W. C. Holt Notary Public.

Filed for record Nov 20 1906 at 4 o'clock P. M. W. C. Holt  
Deputy Clerk and Ex-Officio Recorder.