This Indenture of Lease, made at Barberton, in the State of Ohio, this Fifteenth day of November A.D. 1918, by and between Washington Dryol of Barberton, County of Summit, and State of Ohio, party of the First part, and Leo. A. Bonstead, party of the second part,

Witnesseth, That the First Party hath Let and Leased, and hereby doth Let and Lease unto the Second Party and his heirs, executors and administrators, two pieces of land, situated in the County of Shelby and State of Alabama, and known and described as follows, to-wit:

The North East Quarter, and the North East Quarter of the South East Quarter of Section 30, and the West half of the North West Quarter of Section 31, located in Township 19, Range one West, comprising Two Hundred and Eighty acres (280). To have and to hold the above leased premises unto the Second Party his heirs, executors and administrators for and during the term of five years from and after the first day of January A.D. 1919, upon the following Conditions, to-wit:

That said Second Party his heirs, executors or administrators shall pay or cause to be paid to the first Party, his heirs, executors or administrators Rent to the amount of Eight Hundred and fifty Dollars $850.00

during the continuance of this lease, the same being payable as follows: One Hundred Dollars the first year, One hundred and fifty dollars the second year and Two hundred Dollars each year thereafter.
And the second party his heirs, executors or administrators do hereby agree to pay to the First Party, his heirs, executors or administrators, the Rent at the time and in the manner above specified.
And it is mutually agreed by the parties aforesaid, for themselves, their heirs, executors and administrators respectively that if at any time the Rent aforesaid, or any part thereof, shall be in arrears and unpaid, or if any of the covenants and agreements shall not be performed, as herein stipulated to be performed by the second party, the first party his heirs, assigns, executors or administrators at any time after such delinquency shall have accrued, shall have full right without demand of payment or notice to enter upon the above described premises, and take possession thereof, and bring suit for and collect all Rent which shall have accrued up to the time of entry, and from thenceforth this Lease shall become void to all intents and purposes whatever, at the election of the First Party, and all improvements made on said premises by the second Party shall be forfeited. But if said Rent shall be paid punctually, according to the terms of this Lease, until the same shall expire, and all other of the aforesaid stipulations and agreements shall be performed, then the second Party, his heirs, executors or administrators shall have the right to remove from the above leased premises all buildings and other improvements which shall have been erected and made thereon by the said second Party.
That the premises aforesaid, or any part thereof, shall not be underlet, nor shall this Lease be assigned, without the written consent of the First Party, under pain of forfeiting the residue of the term thereby granted, at the First Party's option.
Any demand of Rent made after it falls due, shall have the same effect as if made on the day it falls due, any law of the land to the contrary notwithstanding.

That the Lessor in person or by his legal representatives shall have the right, at all reasonable times to enter upon said premises, to examine the condition thereof.
That said Lessee will peaceably surrender said premises to said Lessor, his heirs or assigns at the expiration of the term hereby granted, in good repair and condition.
And that the cost of all repairs to existing fences and buildings now, construction of or in buildings and fences shall be deducted from the money due the Lessor as Rent during the term of this lease.
And that the Lessee shall have the right to remove and dispose, and the right to the proceeds of the sale of any timber, provided that such timber be located on ground suitable for agricultural purposes, but in compensation therefor the Lessee must clear an equal area of land of stumps, brush and undergrowth, in addition to the area upon which the timber is located upon the aforementioned premises. And that the Lessee shall have the right to use any suitable material found on the premises for necessary construction of improvements.
The First Party will, and the heirs, executors, administrators or assigns of the First Party shall warrant and defend the Second Party in the enjoyment and peaceable possession of the above demised premises during the term aforesaid, if the Second Party shall perform all and singular the covenants herein agreed to be performed on the part of the Second Part.
In Testimony Whereof, the Parties to this Lease set their hands to Duplicates hereof, on the day and year first above written.

Signed and acknowledged in presence of
Frank Dugal
Alfred La Fabre
112½ E Tuscarawas Ave - Bartlettan Ohio.

Wash Dugal
Leo A. Bartstel
R F D. # 2 Warrensville Ohio.

Received for record Dec 13 - 1918 at 9 o'clock A.M.
Recorded Dec. 13 - 1918, in Deed County Records, Volume 64 Pages 496 - 498 and examined.
G. W. Weaver - Judge of Probate