

HOWEVER, MUST BE DONE WITHIN A REASONABLE TIME AFTER THE EXPIRATION OF THIS LEASE, EITHER BY EXPIRATION OF THE TERM HEREINBEFORE EXPRESSED, OR A SOONER DETERMINATION BY THE VOLUNTARY ACT OF THE LESSEE, OR BY THE ACT OF THE LESSORS FOR VIOLATION OF COVENANTS ON THE PART OF THE LESSEE HEREIN REQUIRED TO BE PERFORMED.

THE LESSEE AGREES TO PAY ALL TAXES OR OTHER GOVERNMENTAL CHARGES THAT MAY BE LEVIED UPON THE SAID LOGGING RAILROAD, DUMPING, UNLOADING, RAFTING, BOOMING OR OTHER FACILITIES, OR PERSONAL PROPERTY CONNECTED THEREWITH, DURING THE LIFE OF THIS LEASE.

PROVIDED, ALWAYS, AND THESE PRESENTS ARE UPON THIS CONDITION, THAT IF THE SAID MONTHLY RENT SHALL BE IN ARREARS FOR THE SPACE OF THIRTY (30) DAYS, OR IF THE SAID LESSEE, HIS SUCCESSORS AND ASSIGNS, SHALL NEGLECT OR FAIL TO DO, PERFORM AND OBSERVE ANY OR EITHER OF THE COVENANTS AND CONDITIONS HEREIN CONTAINED, WHICH ON HIS PART ARE TO BE PERFORMED, THEN AND IN EITHER OF SAID CASES, SAID LESSORS, OR THOSE HAVING THEIR ESTATE IN THE PREMISES, LAWFULLY MAY, IMMEDIATELY OR AT ANY TIME THEREAFTER, AND WHILE SUCH NEGLECT OR DEFAULT CONTINUES, AND WITHOUT FURTHER NOTICE OR DEMAND, ENTER INTO AND UPON SAID PREMISES, OR ANY PART THEREOF, IN THE NAME OF THE WHOLE AND RE-POSSESS THE SAME AS OF THEIR FORMER ESTATE, AND EXPELL SAID LESSEE, AND THOSE CLAIMING UNDER HIM, AND REMOVE HIS EFFECTS, FORCIBLY, IF NECESSARY, WITHOUT BEING TAKEN OR DEEMED GUILTY IN ANY MANNER OF TRESPASS, AND WITHOUT PREJUDICE TO ANY REMEDIES WHICH MIGHT OTHERWISE BE USED FOR ARREARS OF RENT OR PRECEDING BREACH OF COVENANT.

THIS INDENTURE SHALL BE BINDING UPON AND INURE TO THE BENEFIT OF THE HEIRS, LEGAL REPRESENTATIVES AND ASSIGNS OF THE LESSORS AND TO THE SUCCESSORS AND ASSIGNS OF THE LESSEE.

IN WITNESS WHEREOF, THE LESSORS HAVE HEREUNTO SET THEIR HANDS AND SEALS, AND THE LESSEE HAS HEREUNTO SET HIS OFFICIAL SIGNATURE, ALL IN DUPLICATE, THE DAY AND YEAR FIRST ABOVE WRITTEN.

IN THE PRESENCE OF:

C. R. CHAPIN

F. R. MORRIS

WITNESSES AS TO LESSORS.

L. C. MEYER

R. W. PUTNAM

WITNESSES AS TO LESSEE.

STATE OF OREGON, }

COUNTY OF YAMHILL. }

ss.

J. F. RIDENOUR (SEAL)

ADA S. RIDENOUR (SEAL)

WILLIAM H. PUTNAM

RECEIVER OF THE J. K. LUMBER COMPANY.

BE IT REMEMBERED, THAT ON THIS 11TH DAY OF DECEMBER, 1917, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE WITHIN NAMED J. F. RIDENOUR AND ADA S. RIDENOUR, HUSBAND AND WIFE, WHO ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS NAMED AND DESCRIBED IN AND WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY OFFICIAL SIGNATURE AND SEAL, THIS THE DAY AND YEAR FIRST ABOVE WRITTEN.

(NOTARIAL)
(SEAL)

C. R. CHAPIN

NOTARY PUBLIC IN AND FOR OREGON.
MY COMMISSION EXPIRES DEC. 8- 1919.