

Sublette, State of Wyoming, **WITNESSETH:**

That the said lessor agrees to grant, demise and let, and the lessee agrees to take a lease of the Southwest two rooms of the Fardy Hotel commonly known as the Fardy Club, which is owned by Ida C. Fardy, the lessor herein, and located on those premises more particularly described as follows, to-wit:

Lots Sixteen (16), Seventeen (17), Eighteen (18) and Nineteen (19)
in Block Two (2) of the Town of Pinedale, Sublette County, Wyoming.

In consideration of the above covenants on the part of the lessor, the lessee hereby agrees that he will pay to the lessor on the 4th day of each and every month, in advance, a monthly rental for the use of said premises the sum of Fifty (\$50.00) Dollars, at the signing and ensembling of these presents, and likewise the sum of \$50.00 per month on the 4th day of each and every month thereafter for the full term of one year; with an additional and mutual understanding and agreement that the said lessor shall and will grant a further lease of the aforesaid premises to the said lessee, his executors, administrators, and assigns, for the full term of one year, to commence from the expiration of the term herein granted, at and under the same covenants and agreements as are in these presents contained.

Provided always and these presents are upon this condition that if the said rent shall be in arrear, or the said lessee or his representatives to or shall neglect or fail to perform and observe any of the above covenants hereinbefore contained, which on his part are to be performed, then and in either of said cases, said lessor, or those having her estate in the said premises, lawfully may immediately on and after ten (10) days written notice of such default has been served on the lessee, without further notice, and while such neglect or default continues, enter into and upon the said premises and repossess the same as of her former estate, and expell the said lessee and those claiming under him, and remove their effects (forcibly, if necessary), without being taken or deemed guilty of any manner of trespass, and without prejudice to any remedy which might otherwise be used for arrears of rent, or proceeding for breach of covenants.

And provided also that in case the premises or any part thereof shall, during said term, be destroyed or damaged by fire or other unavoidable casualty so that the same shall be thereby rendered unfit for use of habitation, then and in such case the rent hereinbefore reserved, or a just proportionate part thereof, according to the nature and extent of the injuries sustained, shall be suspended or abated until the said premises shall have been put in proper condition for use and habitation by the said lessor, or these presents shall thereby be determined and ended at the election of the said lessor, or her legal representatives.

Provided, also, nevertheless, that said lessee will at his proper costs and charges from time to time, and at all times during said term, well and sufficiently repair and keep said premises with all appurtenances herein let in as good condition as when received, ordinary wear and tear and the casualty of fire only excepted.

IN WITNESS WHEREOF the said parties have hereunto set their hands and seals on the day and year first above written.

Signed, sealed and delivered
in the presence of:

Ida C. Fardy, Lessor

Thomas Burke, Lessee

G. B. Hockett

Lois Andrews

THE STATE OF WYOMING)
 : ss.
 County of Sublette)

On this 4th day of March, 1935, before me personally appeared Ida C. Fardy and Thomas Burke, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

My commission expires
September 15, 1937.

Lois Andrews, Notary Public

(NOTARIAL SEAL)

No. 13817

NURSE'S CERTIFICATE

The Wyoming State Board of Nurse Examiners THE STATE OF WYOMING)
County of Sublette) ss.

To

Doris Ruth Branson

Fees, \$1.00

This instrument was filed for record at 10:30 o'clock A. M., on the 4th day of March A. D. 1935, and duly recorded in Book 3 of Miscellaneous on Page 181.

J. Clarence Clark, County Clerk

THE WYOMING STATE BOARD OF NURSE EXAMINERS

We, THE STATE BOARD OF NURSE EXAMINERS of the State of Wyoming do hereby certify that on the thirteenth day of December Anno Domini 1934 Doris Ruth Branson was declared duly qualified to practice professional nursing in the State of Wyoming and is entitled to be styled and known as a

REGISTERED NURSE

IN TESTIMONY WHEREOF, We have hereunto set our hands and affixed the Seal of The Wyoming State Board of Nurse Examiners, this 13th day of Dec. Anno Domini 1934.