

This agreement, made this first day of October 1896, by and between Martin L. Jenkins of the town of Brotherton County of Calumet and State of Wisconsin of the first part, and Geo Phillips Jr of the same town county and State aforesaid of the second part

Witnesseth: That the said first party does hereby agree to and with the said second party as follows: - First, to plow till sow and plant all the plow land on a certain farm belonging to said second party situated in the town county and State above mentioned and known as the homestead farm of the second party and same containing One hundred and twenty (127) acres of land, and at the proper time cut the hay raised on said farm and when it be fit to put it in the barn, and to cut and care for the grain in the same manner: furthermore to cut the corn that is raised on said farm and husk it and deliver over to said second party one half of said corn in the ear, in one of the cribs on said farm, also to stack the stalks or if there be room for them in the barn put them in there. Second, is to furnish a threshing machine and labor to do the threshing of said grain raised on farm, and deliver over to said second party at the time of threshing one half of all the grain.

Third, is to furnish all the labor needed to perform all the labor on the farm and all expense connected thereto, excepting one half of the threshing

bill which the second party is to pay.

Fourth; to furnish one half of all seed grain needed for sowing and planting.

Fifth; is to leave on the place all of the coarse fodder, such as hay and corn stalks, at the end of the term of this lease, as hereafter mentioned, and not to claim any share in the same.

Sixth: is to care for what cows the second party may see fit to keep on the farm, in good shape, furnish one half of ground feed needed to feed them, to milk them and care for the milk in a proper way and convey the same to the creamery, and deliver over to the second party one half of proceeds received from cows, such as money received from calves and milk.

Seventh; is to furnish one bred sow to be kept on the farm with one furnished by said second party, and care for both, to feed them from the undivided grain and deliver over to second party one half of proceeds from both bred sows.

Eighth, to work the road taxes that may be assessed on said farm and property during the term of this lease or contract.

Ninth: to keep the ~~fences~~ fences in good repair, but not furnish any material for repairing the same and care for the buildings in a manner as if they were his own.

Tenth, to give up peaceable possession, at expiration of this contract, of said farm and buildings thereon.

And the said Geo Phillips be in consideration of the foregoing agreements, promises and agrees to and with the said Martin L. Jenkins as follows:

First: that said first party may have free access and ingress to the heretofore mentioned farm and buildings thereon for the purpose of working on share as explained heretofore and hereafter, for a term of one year from the first (!) day of October 1896

Second: is to keep what ^{one} cow on the place he may see fit, and the said ~~first~~ party is to have one half of all the produce from them.

Third, is to give the said first party one half of all the grain and corn, and produce from the two bred cows.

Fourth, is to furnish unto the said first party one half of all seed grain needed for sowing and planting, and all of the grass seed needed to seed down with.

Fifth, is to furnish material for repairing fences, and labor & material for building new fences and repairing buildings.

Sixth. is to give the said first party the privilege of keeping one cow of his own on the place to be pastured with the other cows and feed from the hay on the farm and may have the milk from same for his own use.
Seventh: to furnish one half of the grow I feed needed to feed the cows, and give the said first party the privilege of feeding three (3) work horses from the hay on the farm, but first party must furnish all grain they may need

Eighth. is to pay the property taxes assessed on farm and property during the term of this lease

Ninth. is to buy seven (7) cows from the said first party at \$25⁰⁰ a piece, and at the expiration of this lease or contract will sell them back to the said first party at the same price of \$25⁰⁰ a piece, the said cows to be left on the farm with the other cows.

Tenth. is to give the said first party the privilege of keeping four calves and one colt on the the farm until spring, but not to furnish any fodder for them.

In witness whereof we have hereunto set our hands and seals, the day and year first above written

Witnessed in
the presence of
Geo. H. Jenkins
G. L. Waffler

M. L. Jenkins (Seal)
George B. Phillips (Seal)