

THIS AGREEMENT OF LEASE, Made this 25th day of August, A. D. 1932, by and between M. P. MOLLER, INC., of Hagerstown, Maryland, party of the first part, as Lessor and hereinafter call "Builder", and

R. G. and G. R. HARRIS FUNERAL HOME, INC.

of Detroit, Michigan, party of the second part, as Lessee and hereinafter so-called.

W I T N E S S E T H

FIRST. That Builder hereby agrees to build for and deliver to the Lessee a pipe organ complete in every detail, according to the annexed specifications, and details of construction hereby approved by Lessee and made a part of this agreement, and to erect the same in the Funeral Home of

R. G. and G. R. HARRIS FUNERAL HOME, INC. of Detroit, Michigan, complete and ready for use on or before the 10th day of October, A. D. 1932, or as soon thereafter as possible in the event of delays beyond the control of the said builder.

SECOND. In consideration of the above the said Lessee hereby agrees to pay to M. P. MOLLER, INC., or their order, a total rental of

Thirty-six hundred seventy-five (\$3,675.00)-----DOLLARS.

AS FOLLOWS:- Two hundred fifty (\$250.00) dollars in cash or by check within ten days from the signing of this agreement; Five hundred (\$500.00) dollars in cash or by check when organ is completed and ready for service, and the residue of the said above reserved rent payable in eighteen (18) equal consecutive monthly installments, beginning with the first payment thirty (30) days after completion, with interest upon all deferred payments at the rate of six per cent per annum. Said monthly payments to be further evidenced by eighteen (18) notes signed by said Lessee.

THIRD. The said Lessee further agrees that it will provide a suitable place in which to install the organ and sufficient foundation and support therefor; and that the building shall be in proper condition for the installation of the organ three (3) weeks previous to the above mentioned date of completion, and further agrees that it will furnish, at its own expense, to Builder, all the necessary light, heat and power, and such a condition of quietness as may be required for the proper tone regulation and tuning of the organ, and that at all times it will protect Builder or its employees engaged in the

installation of the organ from any molestation or interruption, and will allow them free access to the building at all necessary times for the proper installation of the organ.

FOURTH. The Lessee further agrees that it will, as the agent of the Builder, and for the benefit of itself, its successors or assigns, but at its cost, fully insure and keep the organ fully insured against loss by fire and its parts insured from the time that any of the parts are delivered in the building until the organ shall be paid for in full, in a company or companies to be selected by the Lessee, and the loss, if any, by fire, water, tornado or otherwise, shall be payable to Builder and Lessee as their respective interests may appear.

FIFTH. The Lessee further agrees that it will provide suitable foundation and enclosure for electric motor and blower; install such lights as may be needed for the erection and future care of the organ, and do any necessary cutting of floors, partitions, or other parts of the building.

SIXTH. The Lessee further agrees to use the organ and all of its parts carefully and not suffer any other person, firm or corporation to have the custody or control of it, and that it will not sell or underlet or remove it or any of its parts from the above mentioned building, nor assign this agreement without the written consent of the Builder, its legal representative or assigns, which consent shall not be unreasonably withheld.

SEVENTH. The Lessee further agrees that if it shall become insolvent, or if the above payments shall not be fully made on or before the days stipulated, or if default is made in any of the said payments and interest thereon or in respect of any agreements or conditions on its part herein, then this agreement may at the option of Builder, its representative or assigns, be forfeited and ended upon written notice to Lessee, but Lessee shall have the right to correct any default within ten (10) days after the receipt of said notice, and Lessee, or its successors in interest agrees forthwith to deliver the said property to Builder, or will permit Builder, or its agents, to enter into or upon any premises where said organ may be, and without let or hindurance, take the same together with the fixtures and appurtenances thereto belonging and included in this agreement, using such force as may be necessary, hereby releasing all errors and right of action that Lessee may have for such taking and waiving any right of action for trespass or damage therefor. It is further agreed

that all money paid or payable to Builder prior to said re-possession shall be retained as rent or hire for the use of said property without abatement or reduction. It is further agreed by Lessee that it will at the expiration of the term for which said property was leased, return the same to Builder in as good order as when received, reasonable wear and tear and damage by accident, fire, etc., excepted, subject, however, to the provision hereinafter stated relating to Lessee's right to ownership thereof. In the event that the builder shall remove the organ under this contract, the Lessee agrees to assume responsibility for all payments due to the date of such removal.

EIGHTH. The Builder agrees that the organ shall be built in the finest manner, first class in every detail and respect, and agrees to correct at his own cost and expense any defect in material or workmanship which may be brought to his attention within five (5) years from date of installation of organ in said Funeral Home, and will do all necessary service work including tuning for a term of one (1) year from completion.

NINTH. The Builder further agrees that the Lessee may have the organ examined immediately upon completion, in the presence of the Builder's representative, immediately upon completion, in the presence of the Builder's representative, by any disinterested expert selected by the Lessee, and if said examination shows that the organ does not conform with the terms of this agreement, the Builder agrees to make such changes as will bring it in full conformity at his own cost and expense.

TENTH. The Builder agrees that the Lessee shall and may peaceably and quietly have, hold, use and enjoy the organ for the term of this lease, provided it shall and does faithfully pay the rent above reserved when due and payable as above, and perform and keep the covenants and agreements contained herein. The Builder further agrees that Lessee immediately upon payment of such sum as will with previous payments of rent amount to the above mentioned reserved rent, with interest upon any unpaid installment (and this Lessee may do either prior to or at the expiration of the term of this lease) shall be and become sole and unconditional owner in fee of the organ and any and all fixtures and appurtenances of whatsoever kind or nature belonging thereto free of any claims, liens or charges, and Builder, upon request of Lessee, will execute and deliver to Lessee, its nominee, legal representative or assigns, a Bill of Sale thereto and therefor.

It is expressly understood and agreed by and between the said parties to this agreement that no title to said organ either legal or equitable shall vest in the Lessee except as Lessee under this lease, until the terms of purchase as above provided have been complied with and the aforesaid Bill of Sale has been fully delivered by the said Builder.

ELEVENTH. It is mutually agreed that all representations, agreements and understandings whether oral or written are merged in the agreement and the specifications and details of construction attached hereto.

IN WITNESS WHEREOF, The parties hereto have hereunto set their hands and seals this 25th day of August, A. D., in the year one thousand nine hundred and thirty-two.

In the presence of
HOWARD W. CRAMER.

FREDERICK ALBERT MOSCHKE Agent
R.G.A.G.R. Harris Funeral Home Inc. (Seal)
by ROBERT G. HARRIS, (PRES). (Seal)
_____(Seal)

This lease is not accepted until signed and sealed by M. P. MOLLER, INC.
At Hagerstown, Maryland.

Accepted Hagerstown, Md. August 25th 1932.

M. P. MOLLER, INC.,

M. P. MOLLER, JR.
V. PRES. & TREAS.

M. P. MÖLLER Organ Factory

6117

August 25th, 1932.

Pipe Organ No. _____ Date _____
 For R. G. & G. R. HARRIS FUNERAL HOME - DETROIT, MICH.
 Action Electric Detached
 Walnut Console
 Casing No. _____ Finish Elec.
 Decorations Motor Step Keys
 Width of Key-bed Stop Controls 5"
 No. Manuals Two (Artiste) Wind Pressure
 To be completed Oct. 10th, 1932. Blower pipe furnished by _____

SPECIFICATIONS

A-440 No case, front pipes or swell box - We supply grille. (Grille in Ivory)

GREAT ORGAN

1	8'	Open Diapason.....	46 scale - 12 zinc-C. met.....	61 pipes
2	8'	Gamba.....	56 scale - 12 zinc - S. met.....	61 pipes
3	8'	Dulciana.....	60 scale - 12 zinc - S. met.....	73 pipes
4	8'	Traverse Flute.....	from # 9.....	73 notes
5	4'	Flute.....	from # 9.....	73 notes
6	8'	Oboe.....	from # 16.....	73 notes
7		Chimes.....	# 22 - 42 - A - F.....	21 Bells
8		Harp.....T.C.....	4" - wood resonators.....	49 Bars

SWELL ORGAN

9	16'	Bourdon-T.C.-Reg.Man.Bdn-#13-	32-33 Reg. Trav.Flt.unit-85 pipes
10	8'	Traverse Flute.....	from # 9.....73 notes
11	8'	Dulciana.....	from # 3.....73 notes
12	8'	Viola la Gamba.....	from # 2.....73 notes
13	4'	Orchestral Flute.....	from # 9.....73 notes
14	2-2/3'	Flute Twelfth.....	from # 9.....61 notes
15	2'	Piccolo.....	from # 9.....61 notes
16	8'	Oboe.....	3# Reg. Cap.....73 pipes

PEDAL ORGAN

17	16'	Bourdon.....CCC-BB - L. M. Bdn-	20 from # 9.....12 pipes
18	8'	Flute.....	from # 9.....32 notes
19	8'	Dulciana.....	From #3.....32 notes
20	8'	Cello.....	from # 2.....32 notes

COUPLERS

21	Great to Pedal	26 Swell 4'	(ESPRESSION STOP KEYS)
22	Swell to Pedal	27 Swell 16'	30 North Room
23	Swell to Great	28 Great 4'	31 South "
24	Swell to Great 4'	29 Great 16'	32 Display "
25	Swell to Great 16'		

MECHANICALS

33 Tremulant
 Crescendo Indicator

ADJUSTABLE COMBINATIONS

(Operated by pistons placed under respective manuals)
 Pistons No. 1-2-3-4 Affecting Great and pedal stops
 Pistons No. 1-2-3-4 Affecting Swell and Pedal stops

PEDAL MOVEMENTS.

1	Great to Pedal Reversible	2 - Balanced Swell Pedal
3	Grand Crescendo Pedal	

Organ bench with music shelf

Concave Pedal

Electric blower, motor and action current generator of ample capacity.

August 26th, 1932.

ROW: D

Wind conductor between blower and organ, and electric wiring to motor and starter to be done by organ builder,