

EOG Land Office
1650 S. Hwy 287
Decatur, Texas 76234



Lip Service, Inc.

Cell: (903) 203-7054
landmanlarry@gmail.com

Larry Lipscomb

Independent Landman for R & S Operating, LLC
AAPL 102662

July 19, 2024

Elizabeth & Michael James
5757 Cali Glen Lane
Westerville, OH 43082

Re: Paid Up Oil and Gas Lease
Union Township, Tuscarawas County, Ohio
Quarter 4, Lot 4 8N 1W
Parcel ID # 59-00412-000

Elizabeth & Michael,

EOG RESOURCES, INC., proposes to lease a tract and/or tracts of land in which you appear to own a mineral interest located in Union Township, Tuscarawas County, Ohio. According to the Tuscarawas County records it appears that you're the current mineral interest owner to the Parcel ID# stated above, covering an undivided 5.6010 net mineral acre interest in an 11.2020 acre tract of land.

EOG RESOURCES, INC, hereby offers to lease your mineral interest in this tract and/or tracts of land. The terms of the lease are as follows:

*5 Year Primary Term Lease with a 5 year Option @ \$500.00 per net mineral acre
1/5th Royalty
(\$500.00 x 5.6010 net mineral acres = \$2,800.50 signing bonus)*

Please find enclosed herewith the Memorandum and Paid Up Oil and Gas Lease in duplicate (one marked **COPY** for your records) and an Order of Payment, Land Professional Disclosure Statement, and two W-9 forms. Please sign the Memorandum, Paid Up Oil and Gas Lease exactly as it is typed (where indicated) and in the presence of a Notary Public; initial and sign the Order of Payment, Land Professional Disclosure Statement and fill out and sign the W-9 forms where indicated. **Be sure the Notary, dates, signs and seals all acknowledgments (where indicated).**

Please return the ORIGINAL EXECUTED MEMORANDUM, PAID UP OIL AND GAS LEASE, ORDER OF PAYMENT, THE LAND PROFESSIONAL DISCLOSURE STATEMENT, and the W-9s in the addressed return envelope, and retain the MEMORANDUM AND PAID UP OIL AND GAS LEASE marked **"COPY"** for your records.

If you have any questions regarding any of the above information please feel free to contact me. The enclosed offer is good for twenty (20) days from the date noted above**, and is subject to the verification of title, and the execution of a mutually agreeable lease form. Lessee has the right to rescind this offer at any time. Thank you for your time and attention in this matter. I look forward to the prospect of working with you.

Sincerely,

ecosystem by supplying home and forage sites for woodpeckers and multiple species of den dwelling wildlife.

Water - a general description of the water resources on the property:

Your land management practices can affect soil and water quality in your area. There are multiple drainages on the property. These are sensitive areas where soil disturbance should be minimized or avoided during management activities. This will prevent erosion and sedimentation, maintaining high water quality in the creek.

Best Management Practices – maintaining the integrity and productivity of woodland sites:

Best Management Practices are basic measures one takes to protect their forest soils against problems related to soil and site limitations and equipment usage. Erosion, compaction, rutting, excessive disturbance, and down stream sedimentation are all problems that can arise with improper logging practice. BMP's work to avoid these problems.

During timber harvest activities follow the Best Management Practices outlined in the Ohio State Bulletin #916- BMP's for Erosion Control and Logging Practices in Ohio. This booklet can be found at your local Soil and Water Office or at the Division of Forestry. It is always practical to consult the advice of a professional forester before any harvesting decisions have been made. A professional forester protect your land and timber resources by making sure that these BMP's are followed during harvesting activities.

Forest Health – a general description of the health of the woodland:

The woodland shows generally good health and vigor throughout. Controlling the grape vines and invasive species will ensure a healthy and vigorous forest into the future.

The emerald ash borer is an invasive insect that attacks only ash species. The larvae (the immature stage) feed on the inner bark of ash trees, disrupting the tree's ability to transport water and nutrients. This will eventually kill off the tree with a large enough infestation. The insect spreads naturally from tree to tree and during movement of firewood.

You can follow the movement of the emerald ash borer by periodically checking for updated information on the following sites.

<http://www.agri.ohio.gov/eab>

<http://www.ohiodnr.com/forestry/health/eab.htm>

<http://www.emeraldashborer.info/>

<http://ashalert.osu.edu/>

Asian long horned beetles (ALB) have been found in Clermont County, Ohio. Maple species are the preferred host tree for the beetle. No other populations of this exotic pest have been discovered in Ohio to date. Attempts are currently being made to eradicate the ALB from the state. The Division of Forestry website www.ohiodnr.com/forestry has more information on ALB.

There are multiple other invasive insects that pose a serious threat to the health of Ohio's forests. Although none of them are in this portion of the state as of yet it is important to stay informed of the warning signs so you can detect an issue early and get it dealt with. OhioDNR.com/forestry has more information on these pests.

Threatened & Endangered Species – considerations for threatened and endangered species, including the direct relationship with biological diversity:

Specific information on threatened or endangered species may be obtained by contacting the Ohio Department of Natural Resources Division of Wildlife directly to access the "Ohio Biodiversity Database":

ODNR - Division of Wildlife
2045 Morse Road, Bldg. G-3,
Columbus, OH 43229-6693
Phone: (614) 265-6452

Aesthetics – current or future aesthetic considerations for the woodland:

Preferred forest aesthetics can vary greatly from one land owner to the next. When making management decisions on your property keep in mind what you like to see. Old trees versus young trees, habitat type, and specific species can all enhance or detract from the aesthetics of your property depending on what you like. Always keep in mind what you want your property to look like on into the future.

Other Resources – a general description of any other notable woodland resources:

The forest can provide many resources besides the trees and wild life habitat. A wide variety of herbaceous plants can be found in most areas. Spring, summer, and fall wild flowers can provide a wonderful non- timber benefit too many land owners. There is also a wide variety of insects that are essential to the over all health of an ecosystem.

Owner Distribution Statement

Sound Energy Company, Inc
PO Box 306
Dover, OH 44622

Statement Date: 07/25/26
Run No: 007/2026
Direct Deposited: \$23.79

Owner ID: 10273
DAVID LONG
22 CROSS COUNTRY LN
SHELBY OH 44875

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571800	PAGE A. #2	TUSCARAWAS		OH	
Production Revenue					
CONSTELLATION	03/09-04/05	66.62MCF	@	\$2.691217	\$179.29 X (1.7604602%) 2026/04 3.16
CONSTELLATION	04/10-05/07	48.64MCF	@	\$2.691217	\$130.91 X (1.7604602%) 2026/05 2.31
Gas Severance Tax		GTAX1	@	\$0.025000	\$-1.67 X (1.7604602%) 2026/04 -0.03
Gas Severance Tax		GTAX1	@	\$0.025000	\$-1.22 X (1.7604602%) 2026/05 -0.02
Cost Recovery Fee		GTAX2	@	\$0.005000	\$-0.33 X (1.7604602%) 2026/04 -0.01
Total Revenue					\$306.98 5.41

Your Royalty Interest This Well Well Net \$306.98 5.41

571822	PAGE A. #3	TUSCARAWAS		OH	
Production Revenue					
CONSTELLATION	03/09-04/05	66.62MCF	@	\$2.691217	\$179.29 X (1.7604602%) 2026/04 3.16
CONSTELLATION	04/10-05/07	48.64MCF	@	\$2.691217	\$130.90 X (1.7604602%) 2026/05 2.30
Gas Severance Tax		GTAX1	@	\$0.025000	\$-1.67 X (1.7604602%) 2026/04 -0.03
Gas Severance Tax		GTAX1	@	\$0.025000	\$-1.22 X (1.7604602%) 2026/05 -0.02
Cost Recovery Fee		GTAX2	@	\$0.005000	\$-0.33 X (1.7604602%) 2026/04 -0.01
Total Revenue					\$306.97 5.40

Your Royalty Interest This Well Well Net \$306.97 5.40

573925	PAGE M. #2	TUSCARAWAS		OH	
Production Revenue					
CONSTELLATION	03/09-04/05	41.29MCF	@	\$2.691217	\$111.12 X (6.2500000%) 2026/04 6.95
CONSTELLATION	04/10-05/07	36.70MCF	@	\$2.691217	\$98.77 X (6.2500000%) 2026/05 6.17
Gas Severance Tax		GTAX1	@	\$0.025000	\$-1.03 X (6.2500000%) 2026/04 -0.06
Gas Severance Tax		GTAX1	@	\$0.025000	\$-0.92 X (6.2500000%) 2026/05 -0.06
Cost Recovery Fee		GTAX2	@	\$0.005000	\$-0.21 X (6.2500000%) 2026/04 -0.01
Cost Recovery Fee		GTAX2	@	\$0.005000	\$-0.18 X (6.2500000%) 2026/05 -0.01
Total Revenue					\$207.55 12.98

Your Royalty Interest This Well Well Net \$207.55 12.98

* = Entries from Suspense. These entries were processed in earlier months but placed into suspense until now.

Continuation of Statement For:

Statement Date: 07/25/26
Run No: 007/2026
Direct Deposited: \$ 23.79

Owner ID: 10273

DAVID LONG

Total Well Activity This Run

23.79

* = Entries from Suspense. These entries were processed in earlier months but placed into suspense until now.

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Owner Distribution Statement

Sound Energy Company, Inc
PO Box 306
Dover, OH 44622

Statement Date: 06/24/26
Run No: 006/2026
Direct Deposited: \$45.84

Owner ID: 10273
DAVID LONG
22 CROSS COUNTRY LN
SHELBY OH 44875

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571800	PAGE A. #2	TUSCARAWAS	OH
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Production Revenue						
AMERICAN REFINING ...	15.00BBL	@	\$87.010022	\$1,305.15 X (1.7604602%)	2026/04	22.98
Oil Severance Tax	OTAX1	@	\$0.100000	\$-1.50 X (1.7604602%)	2026/04	-0.03
Cost Recovery Fee	OTAX2	@	\$0.100000	\$-1.50 X (1.7604602%)	2026/04	-0.03
Total Revenue				\$1,302.15		22.92
Your Royalty Interest This Well		Well Net	\$1,302.15			22.92

571822	PAGE A. #3	TUSCARAWAS	OH
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Production Revenue						
AMERICAN REFINING ...	15.00BBL	@	\$87.010022	\$1,305.15 X (1.7604602%)	2026/04	22.98
Oil Severance Tax	OTAX1	@	\$0.100000	\$-1.50 X (1.7604602%)	2026/04	-0.03
Cost Recovery Fee	OTAX2	@	\$0.100000	\$-1.50 X (1.7604602%)	2026/04	-0.03
Total Revenue				\$1,302.15		22.92
Your Royalty Interest This Well		Well Net	\$1,302.15			22.92
Total Well Activity This Run						45.84

* = Entries from Suspense. These entries were processed in earlier months but placed into suspense until now.

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Owner Distribution Statement

Sound Energy Company, Inc
PO Box 306
Dover, OH 44622

Statement Date: 05/28/26
Run No: 005/2026
Direct Deposited: \$9.74

Owner ID: 10273
DAVID LONG
22 CROSS COUNTRY LN
SHELBY OH 44875

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Production Revenue								
CONSTELLATION	02/13-03/12	37.38MCF	@	\$3.455662	\$129.17 X (1.7604602%)	2026/03	2.27	
Gas Severance Tax		GTAX1	@	\$0.025000	\$-0.94 X (1.7604602%)	2026/03	-0.02	
Total Revenue					\$128.23		2.25	
Your Royalty Interest This Well				Well Net	\$128.23		2.25	

571822	PAGE A. #3	TUSCARAWAS	OH
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Production Revenue								
CONSTELLATION	02/13-03/12	37.38MCF	@	\$3.455662	\$129.17 X (1.7604602%)	2026/03	2.27	
Gas Severance Tax		GTAX1	@	\$0.025000	\$-0.94 X (1.7604602%)	2026/03	-0.02	
Total Revenue					\$128.23		2.25	
Your Royalty Interest This Well				Well Net	\$128.23		2.25	

573925	PAGE M. #2	TUSCARAWAS	OH
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Production Revenue								
CONSTELLATION	02/13-03/12	24.49MCF	@	\$3.455662	\$84.63 X (6.2500000%)	2026/03	5.29	
Gas Severance Tax		GTAX1	@	\$0.025000	\$-0.61 X (6.2500000%)	2026/03	-0.04	
Cost Recovery Fee		GTAX2	@	\$0.005000	\$-0.12 X (6.2500000%)	2026/03	-0.01	
Total Revenue					\$83.90		5.24	
Your Royalty Interest This Well				Well Net	\$83.90		5.24	
Total Well Activity This Run							9.74	

* = Entries from Suspense. These entries were processed in earlier months but placed into suspense until now.



P.O. Box 306 Dover, OH 44622

Took Picture of

office: 330-364-7665
email: bruce@soundenergyoil.com

February 7, 2023

Dear Royalty Interest Owner,

We are aware of landowners receiving letters and inquiries to sell your oil and gas mineral rights. We get them also. I am reaching out to let you know that Sound Energy Company, Inc. also acquires oil and gas mineral rights.

We have decades of experience and intimate knowledge of the current market in your area.

If you are considering selling your oil and gas minerals, please contact me for a competitive offer. I can be reached at the phone number or email above.

We look forward to working with you.

Sincerely,

A handwritten signature in black ink that reads "Bruce Levengood". The signature is written in a cursive, flowing style.

Bruce Levengood
President
Sound Energy Company, Inc.

I have the original.
Elizabeth

RECEIVED FOR RECORD
JUL 25 1963
2:58 PM

Received
Vol. 136
Page 136
of the
Insurance Co.
of Ohio

J. B. K. WINNIE, INC.

70

NAJOTS A. PAGE AND
WILLIAM L. PAGE
Address: [redacted]

Return

TRANSFERRED

AUG 26 1963

DONALD L. KINSEY
Assistant Treasurer

R. S. OLMSTEAD
ATTORNEY AT LAW
OHIO SALES AND TRUST BUILDING
NEW PHILADELPHIA OHIO

The Office of Phil. Insurance
Building VI

old Records of Phil.
for Insurance Co.

59671
3840

WARRANTY DEED

Vol 428 page 78

KNOW ALL MEN BY THESE PRESENTS:- That J. & M. MINING, INC., an Ohio Corporation, the Grantor, for the consideration of TEN DOLLARS (\$10.00) received to its full satisfaction of MARCUS A. PAGE and MARIE NELL PAGE, the Grantees, does Give, Grant, Bargain, Sell and Convey unto the said Grantees, their heirs and assigns, the following described premises:-

* #1: Situated in the County of Tuscarawas, in the State of Ohio and in the Township of Union and bounded and described as follows:

Tract #1
59-00418-000 4Ac
59-00419-000 9.00Ac
13.5 Total
www.broadbentinsurance.net 330.238.2311

known as part of Lot Number Thirteen (13) in the Fourth Township Number Eight (8), Range Number One (1) and described by being bounded as follows, to-wit:

beginning at a point on the south line of said Lot #13, said line running in a westerly direction 943.5 feet distance from the northeast corner of said Lot, and running thence north 29 deg. 12 min. west 709 feet to a stake; thence north 89 deg. 56 min. west 820 feet to a stake; thence south 9 deg. 12 min. east 1066 feet to a point on the south line of said Lot #13; thence west 1066 feet to the place of beginning, containing in area Thirteen and Fifty One-hundredths (13.50) acres, more or less, and being the premises described in Vol. 174, at page 205 and Volume 95, pages 351-352 of the Deed Records of Tuscarawas County Ohio.

Excepting, however, from the above described premises all the underlying coal, and the rights to remove said coal.

And subject to all rights of the Lessees, and together with all rights of the Lessors, under any leases in respect to gas and oil rights now subsisting.

Said premises are subject to an Oil and Gas Lease to Belden & Blake Oil Production dated November 18, 1957, recorded in Vol. 57, page 319 Lease Records. The Grantor hereby assigning to the Grantee all rights, rents, royalties and benefits, inuring to the Grantor under said lease.

Also subject to an Easement to The Ohio Power Company dated August 25, 1947 and recorded in Vol. 290 page 479 Deed Records.

TRACT #2: First Parcel: Situate in Goshen Township, Tuscarawas County, Ohio, and being a part of Lot Number Twenty (20) in the fourth quarter of township 8, range 1, and beginning at the southeast corner of said lot 20; thence north on the east line of said lot to the southeast corner of lot 21; thence west on the north line of said lot 20, 53 rods more or less, to the southwest corner of a tract of land a part of lot 21 sold by Clarence F. Carroll and deeded by him and his

24-60666-000 1675A
59-61044-000 2161

by A. Bartholomew dated April 7, 1884 and recorded in
of said county, Vol. 91, page 580; thence from said
id north line of said lot 20 in a southeasterly
to the place of beginning, containing sixteen and one-
acres, more or less, but excepting therefrom all stone
coal underlying said tract.

Second Parcel: Situate in Union Township, Tuscarawas County,
Ohio, and being Lot 13 in the fourth quarter of
Township 8, Range 1, containing one hundred acres excepting
therefrom thirteen (13) acres, more or less heretofore conveyed
therefrom by Alexander Renneker and wife to John Renneker by
deed dated January 14, 1915 and recorded in the deed records of
said County in Vol. 174 at page 205 reference to which deed is
hereby made, and also excepting therefrom all of the stone coal
underlying said tract; the tract hereby described estimated
to contain eighty-seven (87) acres, more or less.

Foregoing premises are subject to an easement to the Ohio Power
Company, Vol. 290 page 473 deed records, and also subject to an
oil and gas lease to Belden and Blake Oil Production, assigned
to the East Ohio Gas Company, Vol. 15, page 298, Release Records,
the said grantors hereby assigning all right, title and interest
benefits and royalties inuring thereunder to the said grantee,
its successors and assigns.

Together with any and all rights in and to the number 7 vein of
coal in Union Township, Tuscarawas County, Ohio, being Lot 13
in the 4th quarter of the eighth township in the first range.

TO HAVE AND TO HOLD the above granted and bargained premises,
with the appurtenances thereof, unto the said Grantees, their
heirs and assigns forever.

And the said Grantor, does for itself and its successors
and assigns, covenant with the said Grantees, their heirs and
assigns, that at and until the ensealing of these presents,
it was well seized of the above described premises, as a good
and indefeasible estate in fee simple, and has good right to
bargain and sell the same in manner and form as above written,
and that the same are free from all incumbrances whatsoever,
except taxes and assessments for the year 1963, which taxes
and assessments the grantor assumes and pays.

and that it will WARRANT AND DEFEND said premises, with the appurtenances thereunto belonging, to the said grantees, their heirs and assigns, against all lawful claims and demands whatsoever, except as aforesaid.

IN WITNESS WHEREOF, J. & M. Mining Inc. has caused its corporate seal to be hereto affixed and the signatures of its President and Secretary to be hereto subscribed this 24th day of August, A. D., Nineteen Hundred Sixty Three (1963).

Signed & acknowledged
in presence of:

Leslie T. Early
Marjorie Doty

J. & M. MINING INC.

By

Marvin Davidson
President

Attest

Carol Davidson
Secretary

THE STATE OF OHIO, TUSCARAWAS COUNTY, SS:

Before me, a Notary Public in and for said County, personally appeared Marvin Davidson, President, and Carol Davidson, Secretary, respectively, of J. & M. Mining, Inc., who acknowledged that the seal affixed to said instrument is the corporate seal of said corporation and that they did sign and seal said instrument as such officers, on behalf of said corporation and by authority of its Board of Directors and that the same is their free act and deed individually, and as such officers, and the free and corporate act and deed of said J. & M. Mining, Inc.

In Testimony whereof I have hereto set my hand and affixed my official seal at New Philadelphia, Ohio, this 24th day of August, A. D., 1963.

This instrument prepared by:
P. S. Olmstead
Attorney
New Philadelphia, Ohio

Leslie T. Early
LESLIE R. EARLY, Attorney At Law
Notary Public - State of Ohio
My commission has no expiration date
Section 147.03