

OKLAHOMA

OKMULGEE COUNTY

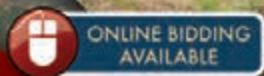
AUCTION

Land & Mineral Acres

5888[±]
acres

OFFERED IN 24 TRACTS

INFORMATION BOOKLET



THURSDAY, JUNE 11 at 6:30PM

Held at the Tulsa RV Ranch, 2538 US-75, Beggs, OK

 **SCHRADER**
Real Estate and Auction Company, Inc.

800.451.2709

in cooperation with

G7 RANCHES

SchraderAuction.com

ESTATES - LAND - AUCTIONS

DISCLAIMER

All information contained is believed to be accurate and from accurate resources. However, buyers are encouraged to do their own due diligence. Schrader Auction Company assumes no liability for the information provided.

FOR LOCAL CALLS CONTACT AUCTION MANAGER:

C. Brent Wellings, CAI

Cell: 972.768.5165



SCHRADER REAL ESTATE AND AUCTION CO., INC.

950 N. Liberty Dr., Columbia City, IN 46725

260-244-7606 or 800-451-2709

SchraderAuction.com

in cooperation with

G7 RANCHES
ESTATES - LAND - AUCTIONS

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BIDDER PRE-REGISTRATION FORM

OKMULGEE COUNTY, OKLAHOMA

THURSDAY, JUNE 11, 2015

This form must be received at Schrader Real Estate and Auction Company, Inc.,

P.O. Box 508, Columbia City, IN, 46725,

Fax # 260-244-4431, no later than Thursday, June 4, 2015

BIDDER INFORMATION

(FOR OFFICE USE ONLY)

Bidder # _____

Name _____

Address _____

City/State/Zip _____

Telephone: (Res) _____ (Office) _____

My Interest is in Property or Properties # _____

BANKING INFORMATION

Check to be drawn on: (Bank Name) _____

City, State, Zip: _____

Contact: _____ Phone No: _____

HOW DID YOU HEAR ABOUT THIS AUCTION?

Brochure Newspaper Signs Internet Radio TV Friend

Other _____

WOULD YOU LIKE TO BE NOTIFIED OF FUTURE AUCTIONS?

Regular Mail E-Mail E-Mail address: _____

Tillable Pasture Ranch Timber Recreational Building Sites

What states are you interested in? _____

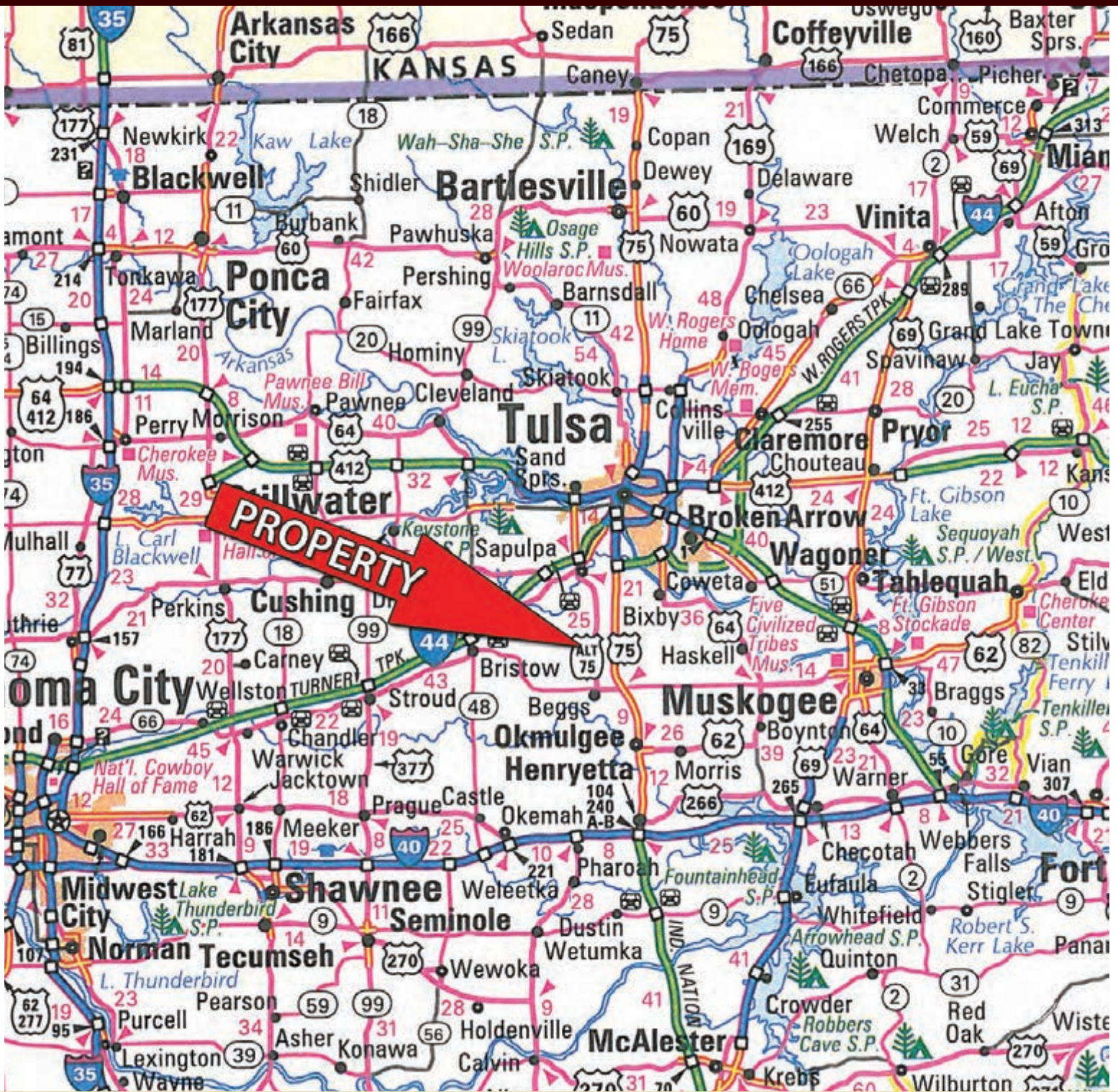
Note: If you will be bidding for a partnership, corporation or other entity, you must bring documentation with you to the auction which authorizes you to bid and sign a Purchase Agreement on behalf of that entity.

I hereby agree to comply with terms of this sale including, but not limited to, paying all applicable buyer's premiums, and signing and performing in accordance with the contract if I am the successful bidder. Schrader Real Estate and Auction Company, Inc. represents the Seller in this transaction.

Signature: _____ Date: _____

LOCATION MAPS

AREA MAP



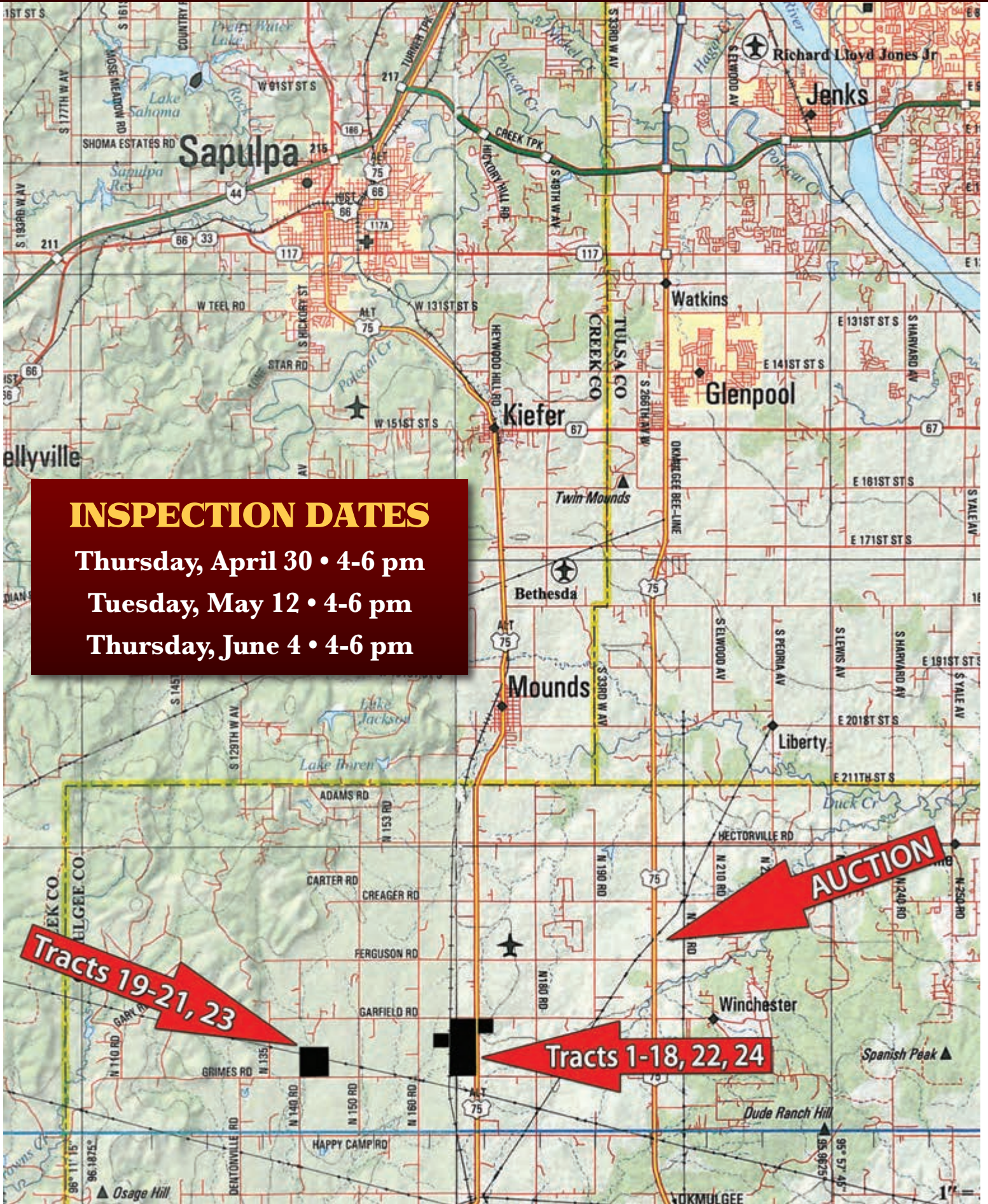
AUCTION LOCATION:

Tulsa RV Ranch
2538 US-75, Beggs, OK 74421

DIRECTIONS TO PROPERTY: From the intersection of Highway 75 and 25th Street, go west for 3 miles until you see the property begin on your left.



GAZZETEER MAP





PROPERTY DESCRIPTION

PROPERTY DESCRIPTION

DESCRIPTION: CBS Ranch includes 550± acres of quality grassland, 25% Mineral Interest (40 Net Mineral Acres), 100% Working Interest and 87.5% Net Revenue Interest of Irby #1 & 2 wells, ranch home, barns, working pens and other improvements located along Alternate Highway 75 and 251st Street in Okmulgee County. The ranch has been well managed for soil health and forage production, with established stands of Bermuda and Fungal-Endophyte Free Max-Q Fescue. The acreage is fenced and crossed fenced, has 11 ponds providing abundant water, and is fronted by paved roads on two sides. Additionally, many tracts boast panoramic views of the surrounding landscape and wooded hills to the west, creating appealing potential home sites. For more thorough information regarding soil maps, mineral production information, title work, and additional photos please reference our Bidder Information Booklet. The property will be offered in 24 individual tracts and combinations of tracts that range from 5 to 80 acres.

TRACT 1: 5± acre corner-lot located at the intersection of 251st and Alt 75.

TRACT 2: 5± acre tract with frontage on Alt 75.

TRACT 3: 10± acre tract with frontage on Alt 75

TRACT 4: 20± acre tract with a small pond and frontage on 251st street.

TRACT 5: 5± acre corner-lot located at the intersection of 251st and Alt 75.

TRACT 6: 5± acre tract with frontage on Alt 75.

TRACT 7: 10± acre tract with frontage on Alt 75.

TRACT 8: 20± acre tract with established stand of Max-Q Fescue.

TRACT 9: 71± acre tract with rolling topography, a small pond and an established stand of Max-Q Fescue.

TRACT 10: 20± acre tract that gently slopes of east to west and overlooks the Horseshoe Pond, check out our interactive map to see pictures of blue wing teal using this area!

TRACT 11: 20± acre tract that slopes from east to west and includes the Big Pond, which has been stocked with fish for many years with limited fishing pressure.

TRACT 12: 20± acre tract with high elevation of panoramic views of the surrounding landscape.

TRACT 13 20± acre tract of the highest elevation points on the property.

TRACT 14: 30± acres with an excellent mixture of elevated land, which gently slopes into the west.

TRACT 15: 10± acres of quality improvements, including: 3bd, 3ba ranch house with wraparound porch, quality interior finish, large kitchen, and abundant master suite. Also, a nice set of pipe working pens, and metal barn are located on Tract 15. Purchase as an individual tract or with surrounding parcels to create the property that best fits your needs!

TRACT 16: “Swing Tract”: 73± acres that includes some of the most beautiful parts of the ranch. The parcel is dissected by a live water creek, has a wonderful rolling terrain covered in Pecan Trees and includes 3 ponds. Purchase the parcel with any adjoining tract to create your ideal property.

TRACT 17: 20± acres that are a mixture of manicured hay meadow, mature hardwood trees and a large watershed pond.

TRACT 18: 24± acres that are a mixture of manicured hay meadow, mature hardwood trees and a watershed pond.

TRACT 19: 20± acres with a mixture of hay meadow, creek bottom with large trees and open pastureland.

TRACT 20: 40± acres with a mixture of pastureland and creek bottom, watch our property highlights video with an up-close look at this tract from an aerial view!

TRACT 21 “Swing Tract”: 80± acres with a mixture of mature hardwoods and an established hay meadow, this is an outstanding tract to combine with an adjoining parcel.

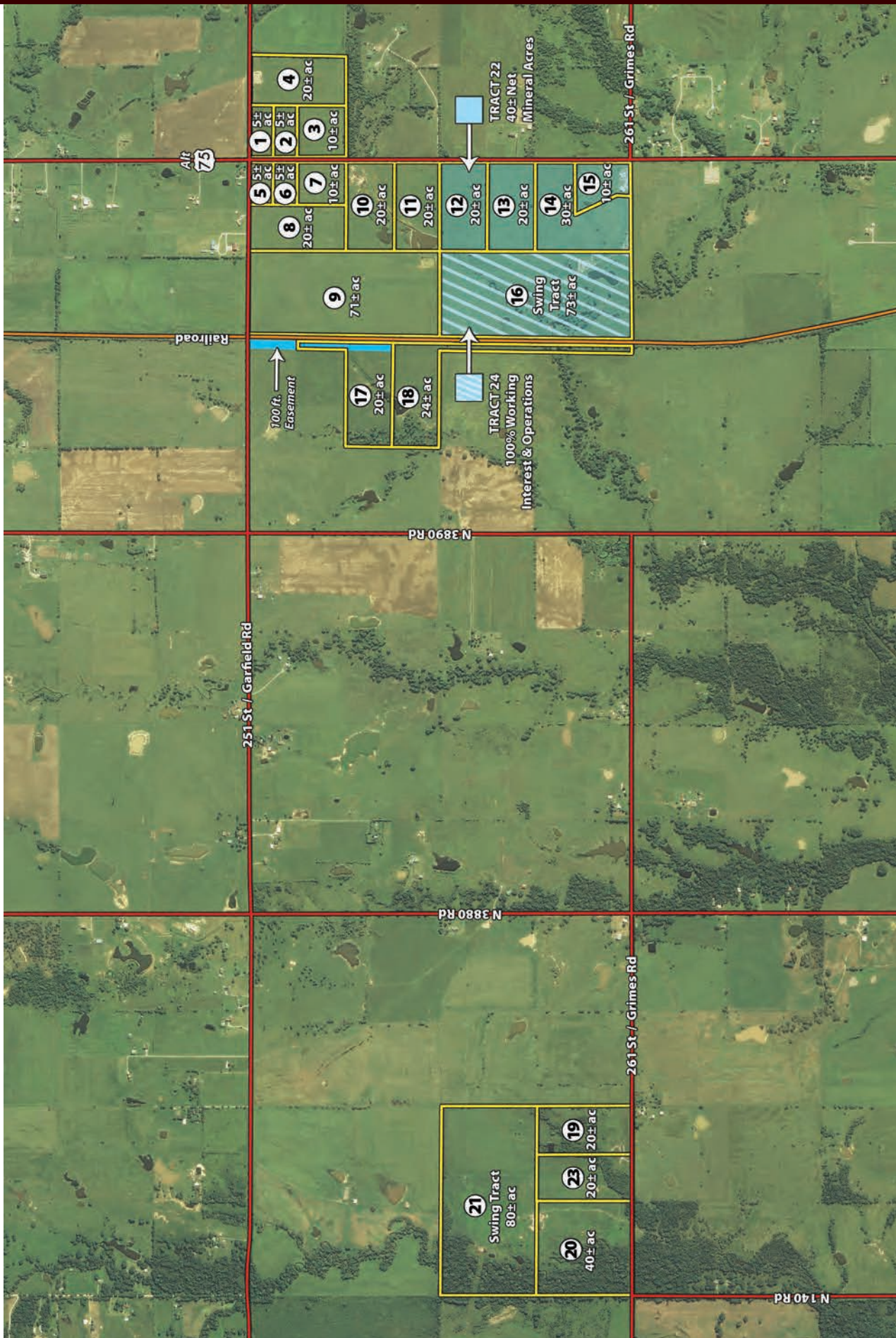
TRACT 22: 25% Mineral Interest (40 net mineral acres) located in the SE/4 Section 7, Township 15 North, Range 12 East, Okmulgee County, Oklahoma. The W/2, SE/4 is HBP by Irby #1 & Irby #2; the E/2, SE/4 appears open of record.

TRACT 23: 20± acres with a mixture of hay meadow, creek bottom with large trees and open pastureland.

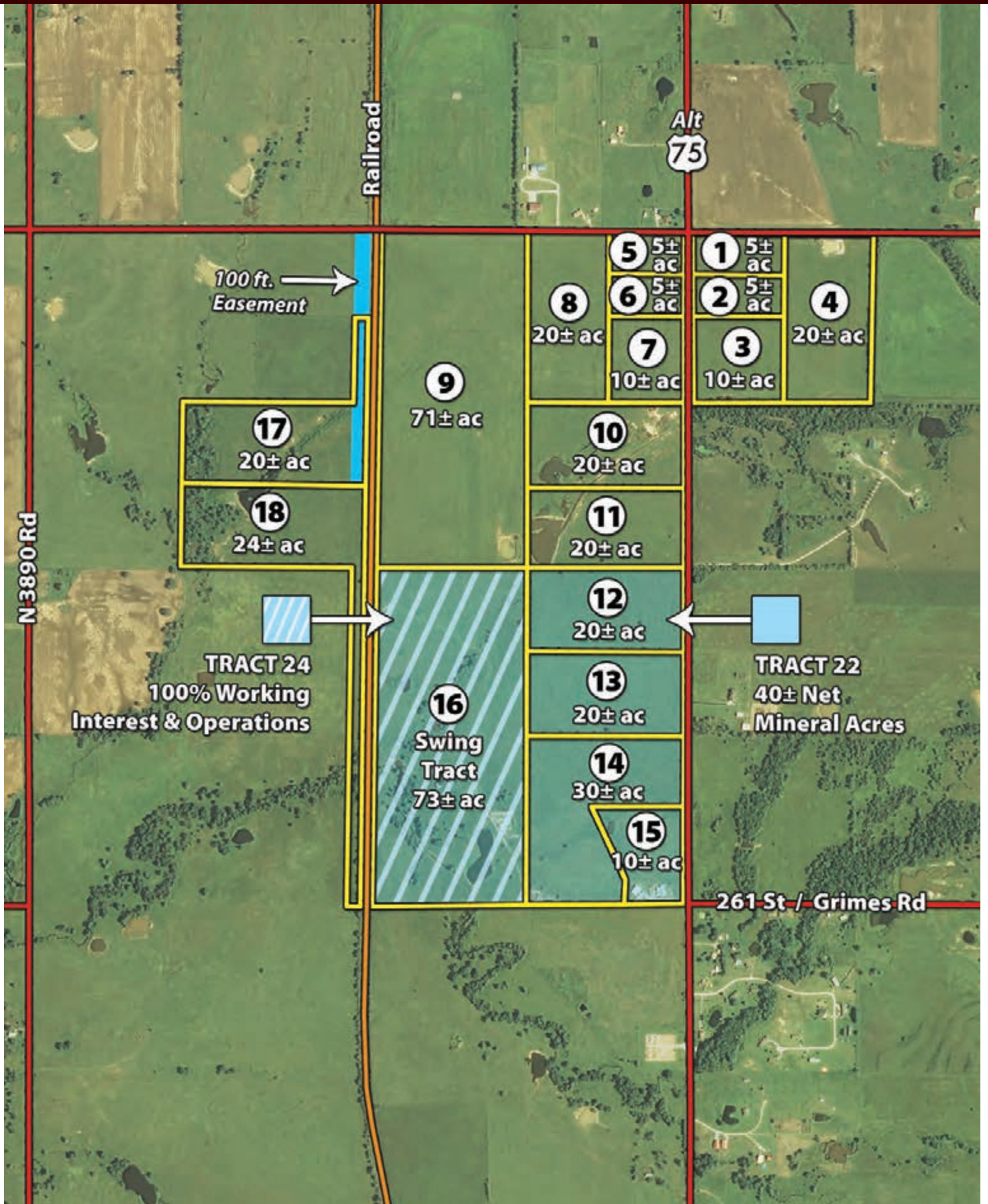
TRACT 24: 100% working interest and operations of the Irby #1 (API # 35-111-20550) and Irby #2 (API # 35-111-20558); with an 87.5% net revenue interest. Irby lease covers the W/2, SE/4, Section 7, Township 15 North, Range 12 East, Okmulgee County. Average production over last 3 years is 135 Barrels/Year.

AERIAL & TRACT MAP

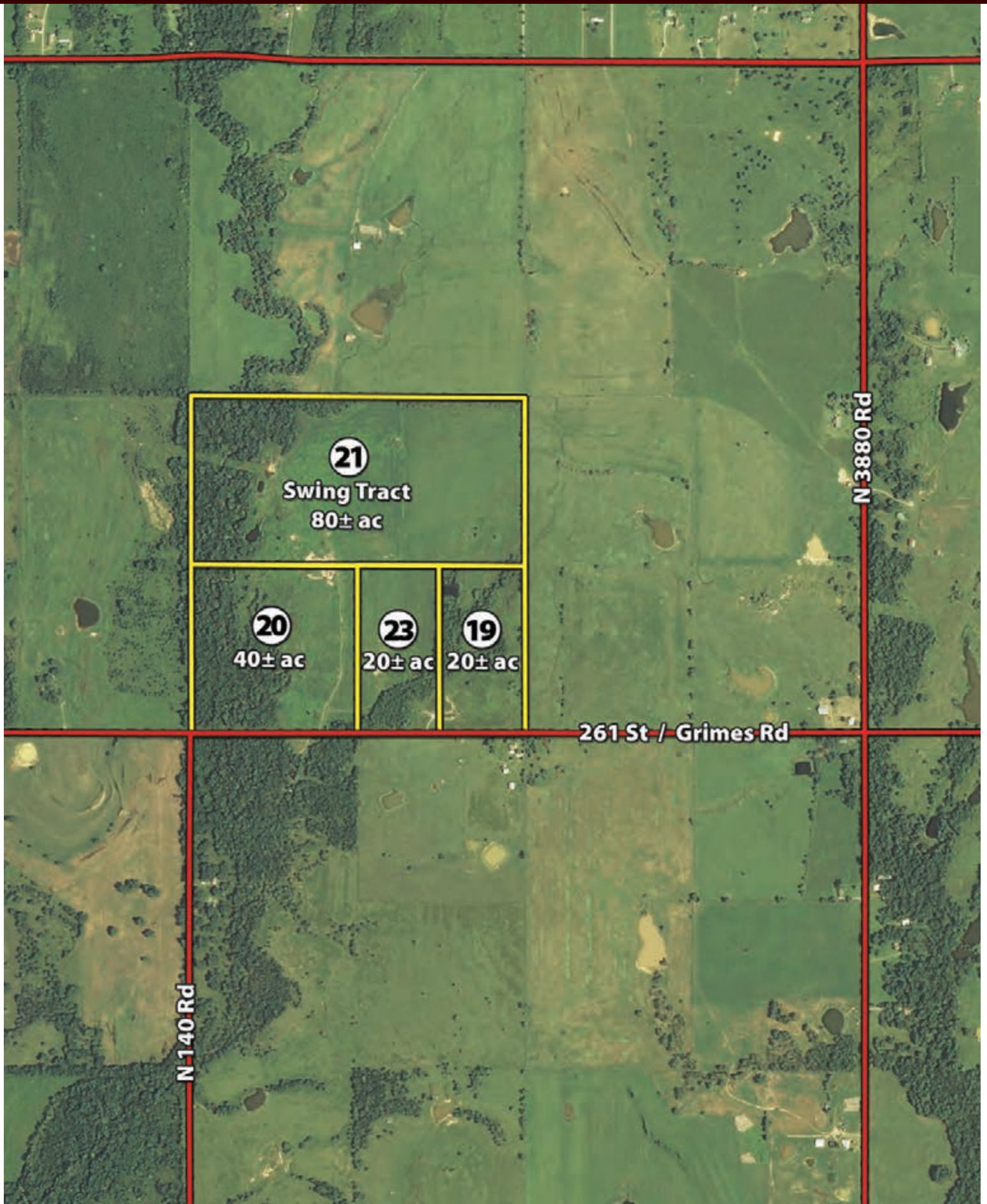
AERIAL & TRACT MAP



TRACTS 1-18, 22, 24 TRACT MAP

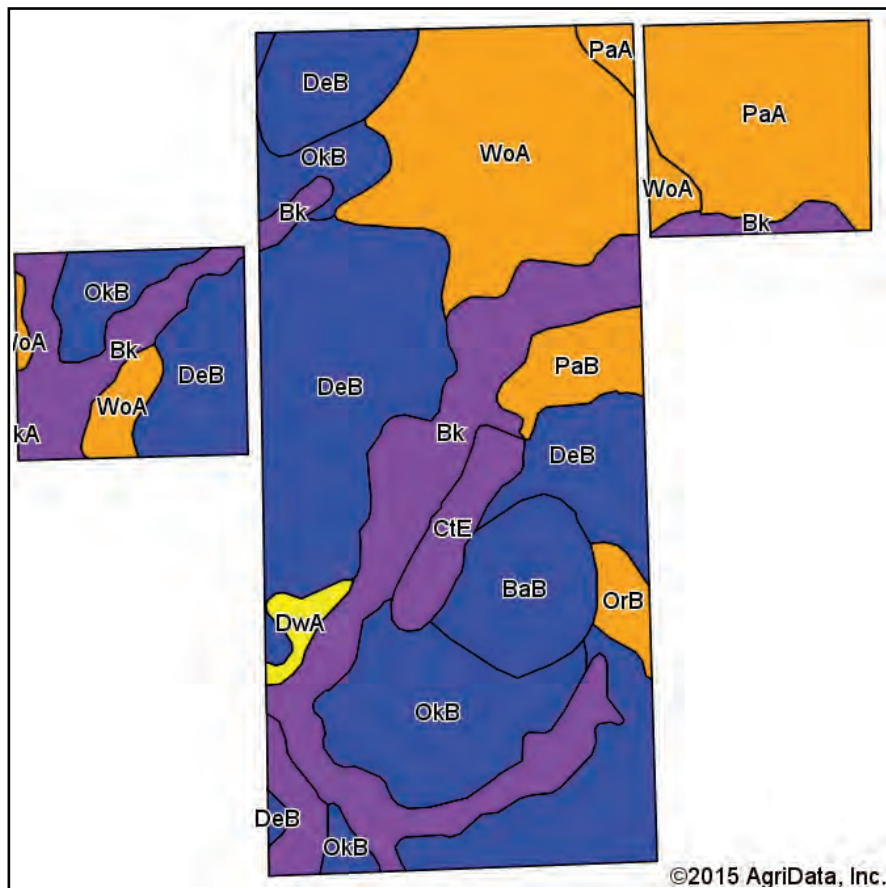


TRACTS 19-21, 23 TRACT MAP



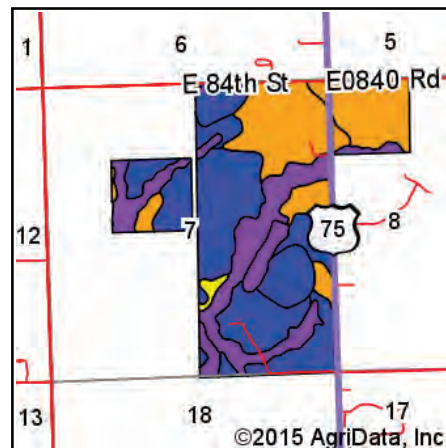
SOILS MAPS

TRACTS 1-18, 22, 24 SOILS MAP



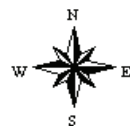
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Soils data provided by USDA and NRCS.



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State: **Oklahoma**
 County: **Okmulgee**
 Location: **7-15N-12E**
 Township: **Beggs**
 Acres: **381.15**
 Date: **3/18/2015**

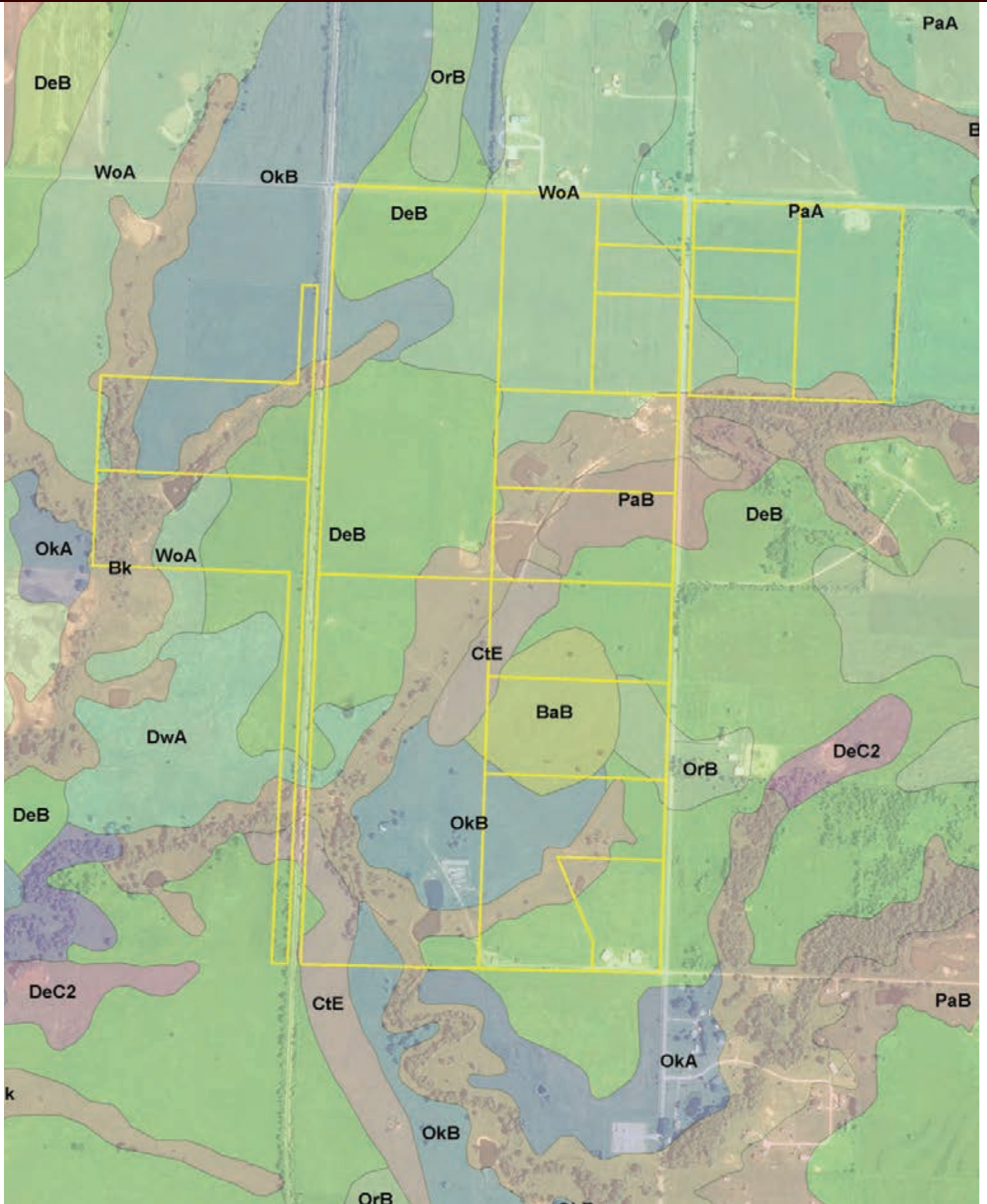


Maps Provided By:
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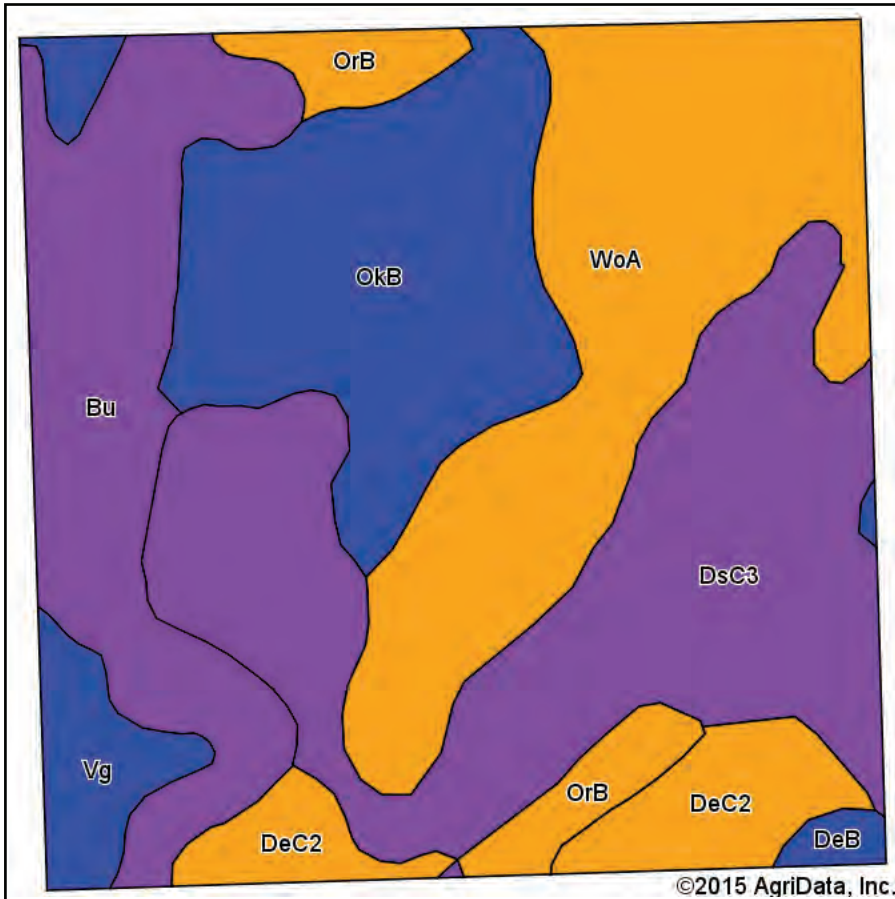
Area Symbol: OK111, Soil Area Version: 9

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Cool season grasses	Improved bermudagrass	Tall fescue	Corn	Grain sorghum	Soybeans	Wheat	Common bermudagrass	Alfalfa hay
DeB	Dennis silt loam, 1 to 3 percent slopes	114.04	29.9%		Ile									
Bk	Eram-Verdigris complex, 0 to 20 percent slopes	69.97	18.4%		VIw	3		3						
WoA	Mayes silty clay loam, 0 to 1 percent slopes	60.15	15.8%		IIIw			6	5	40	45	25	25	
OkB	Okemah silt loam, 1 to 3 percent slopes	46.21	12.1%		Ile			7	6	60	70	35	40	6
PaA	Parsons silt loam, 0 to 1 percent slopes	39.24	10.3%		IIIw									
BaB	Bates loam, 1 to 3 percent slopes	18.89	5.0%		Ile									
CtE	Collinsville-Talihina complex, 10 to 30 percent slopes	14.64	3.8%		VIIe									
PaB	Parsons silt loam, 1 to 3 percent slopes	9.99	2.6%		IIIs									
OrB	Okemah-Eram complex, 1 to 3 percent slopes	4.66	1.2%		IIIs			7	6	33	57	28	31	5
DWA	Pharoah-Parsons complex, 0 to 1 percent slopes	3.36	0.9%		IVs			2	5	60	53	23	30	3
Weighted Average						0.6	2.4	2.2	14.5	16.8	8.7	9.4	0.8	0.5

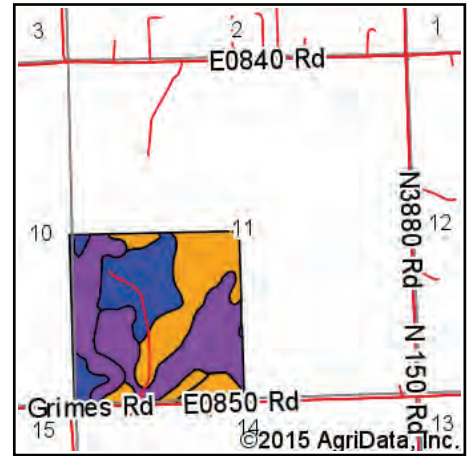
TRACTS 1-18, 22, 24 SOILS MAP



TRACTS 19-21, 23 SOILS MAP



Soils data provided by USDA and NRCS.



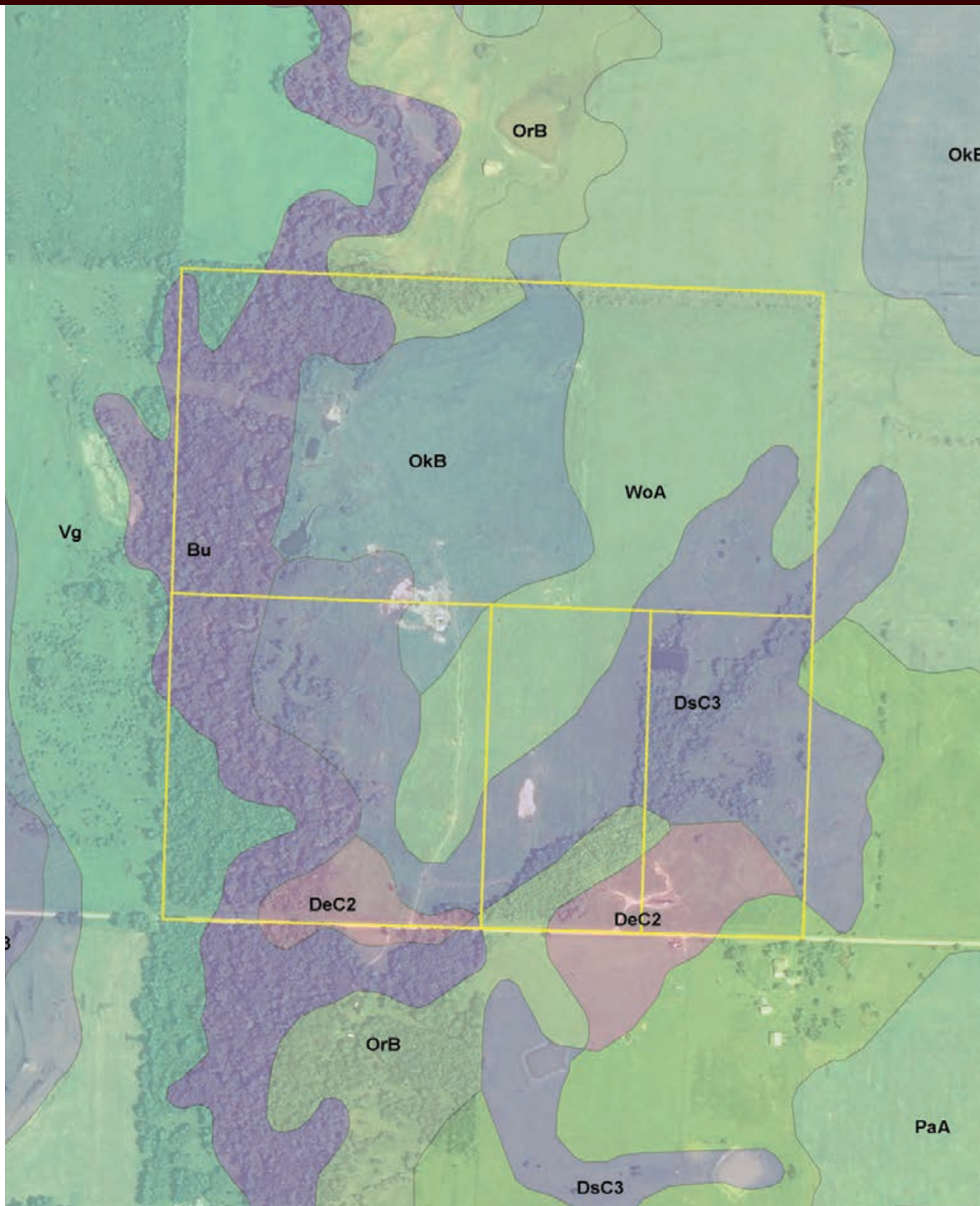
State: **Oklahoma**
 County: **Okmulgee**
 Location: **11-15N-11E**
 Township: **Beggs**
 Acres: **160**
 Date: **3/17/2015**



Area Symbol: OK111, Soil Area Version: 9

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Alfalfa hay	Corn	Grain sorghum	Improved bermudagrass	Soybeans	Tall fescue	Wheat	Common bermudagrass
DsC3	Dennis silt loam, 3 to 5 percent slopes, severely eroded	43.88	27.4%		Vle								
WoA	Mayes silty clay loam, 0 to 1 percent slopes	36.49	22.8%		IIIw		40	45	6	25	5	25	
OkB	Okemah silt loam, 1 to 3 percent slopes	29.07	18.2%		Ile	4	60	70	7	35	6	40	6
Bu	Verdigris silt loam, 0 to 1 percent slopes, frequently flooded	26.09	16.3%		Vw								
DeC2	Dennis silt loam, 3 to 5 percent slopes, eroded	10.07	6.3%		IIIe								
Vg	Verdigris silt loam, 0 to 1 percent slopes, occasionally flooded	6.71	4.2%		IIw								
OrB	Okemah-Eram complex, 1 to 3 percent slopes	6.40	4.0%		IIIls	4	33	57	7	28	6	31	5
DeB	Dennis silt loam, 1 to 3 percent slopes	1.29	0.8%		Ile								
Weighted Average						0.9	21.3	25.3	2.9	13.2	2.5	14.2	1.3

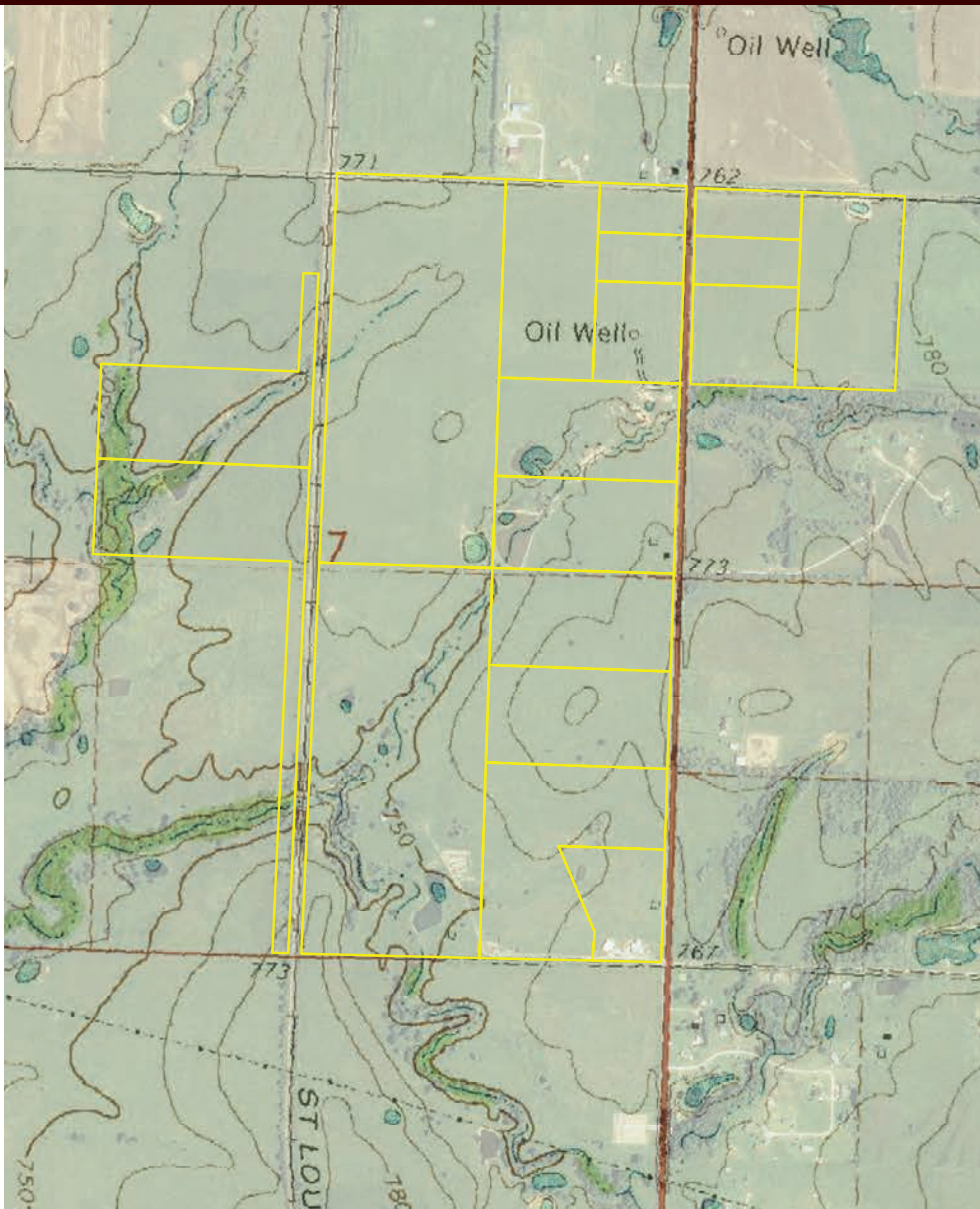
TRACTS 19-21, 23 SOILS MAP



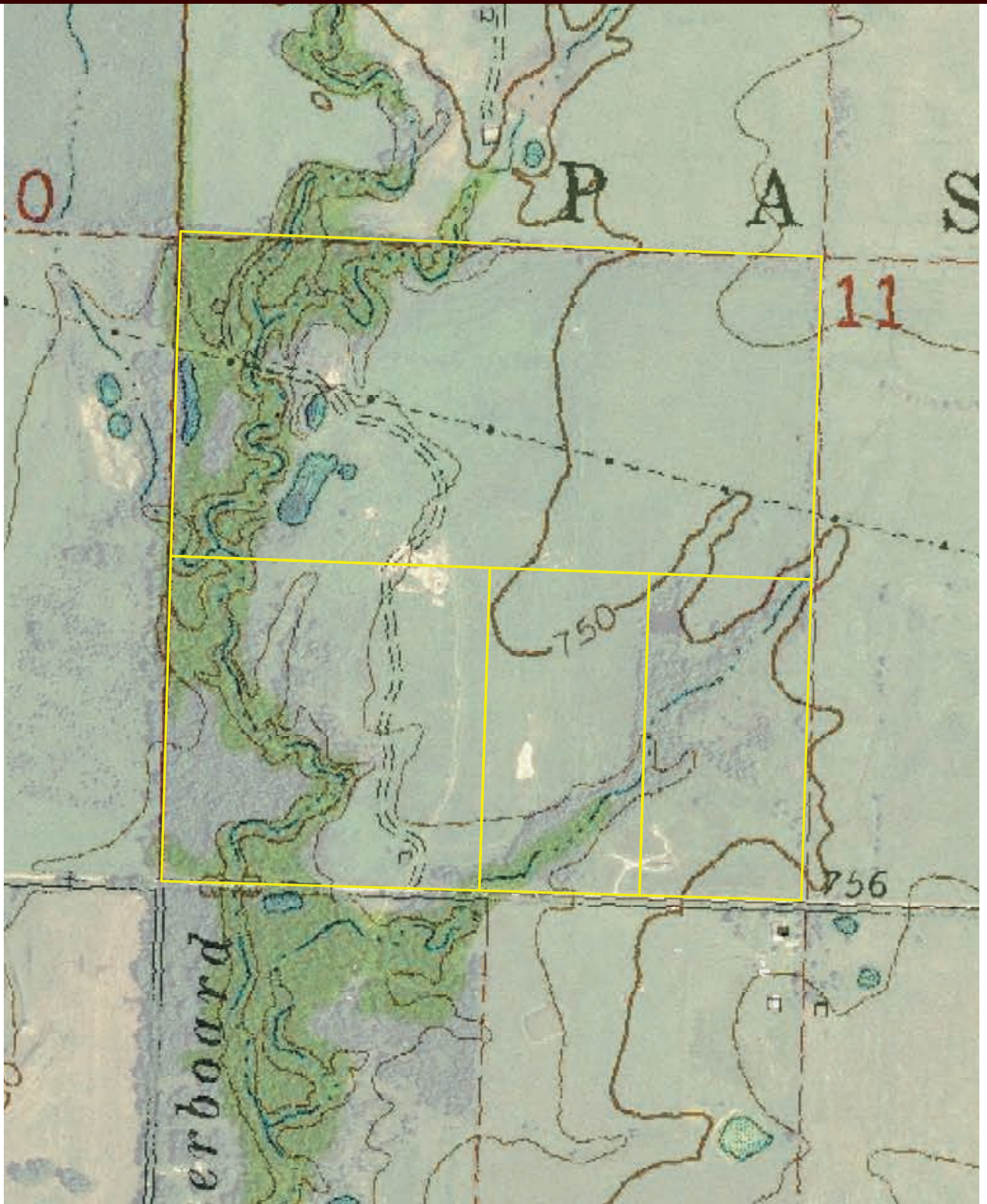


TOPOGRAPHICAL MAP

TRACTS 1-18, 22, 24 TOPOGRAPHICAL MAP



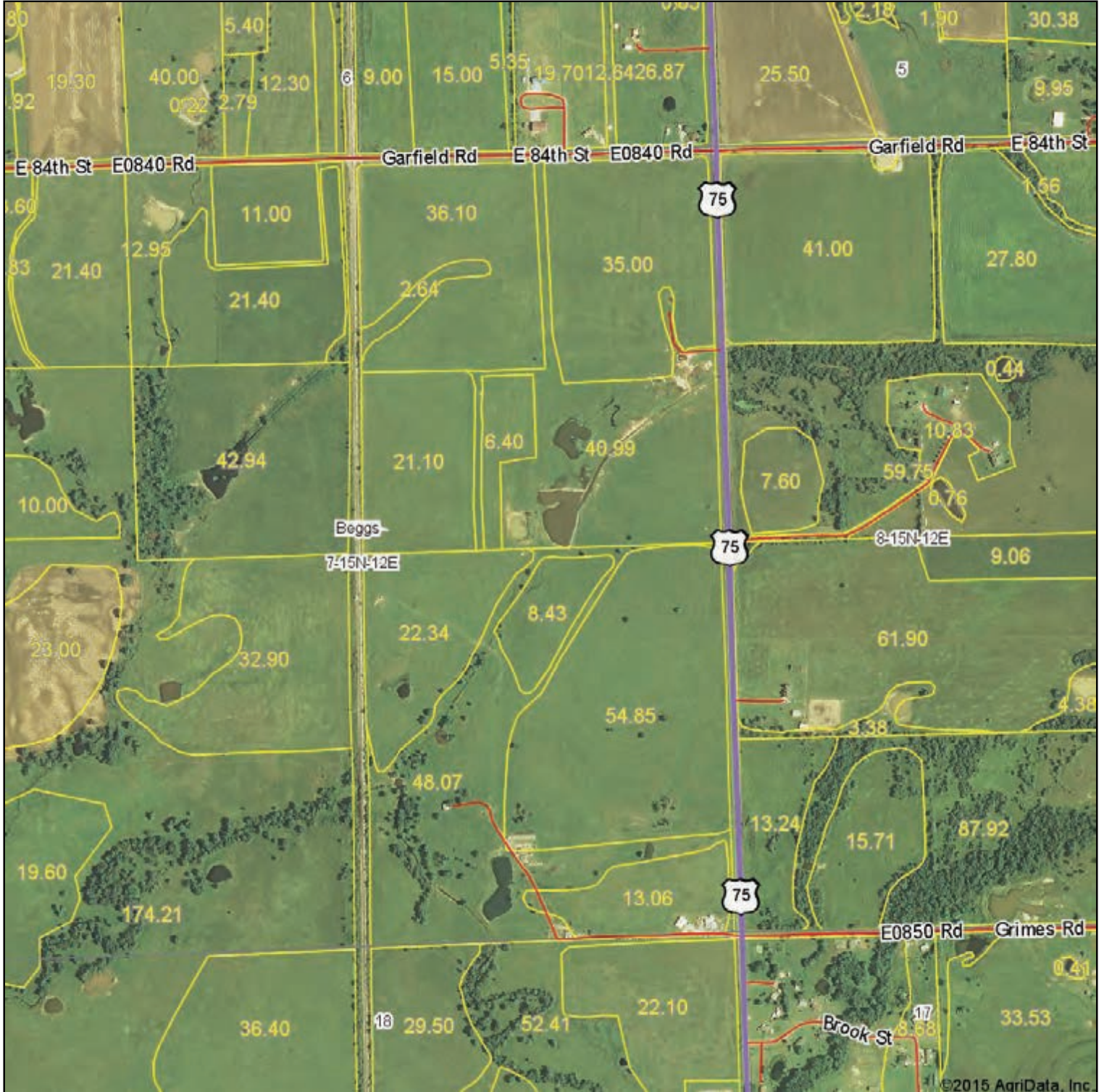
TRACTS 19-21, 23 TOPOGRAPHICAL MAP





FSA INFORMATION

TRACTS 1-18, 22, 24 FSA INFO



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7-15N-12E
Okmulgee County
Oklahoma

map center: 35° 47' 30.39, 96° 4' 21.99
 scale: 12073

Maps Provided By:

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3/18/2015

Field borders provided by Farm Service Agency as of 5/21/2008. Aerial photography provided by Aerial Photography Field Office.

TRACTS 19-21, 23 FSA INFO



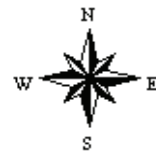
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map center: 35° 47' 15.69, 96° 7' 1.69

scale: 8729

11-15N-11E
Okmulgee County
Oklahoma



3/17/2015

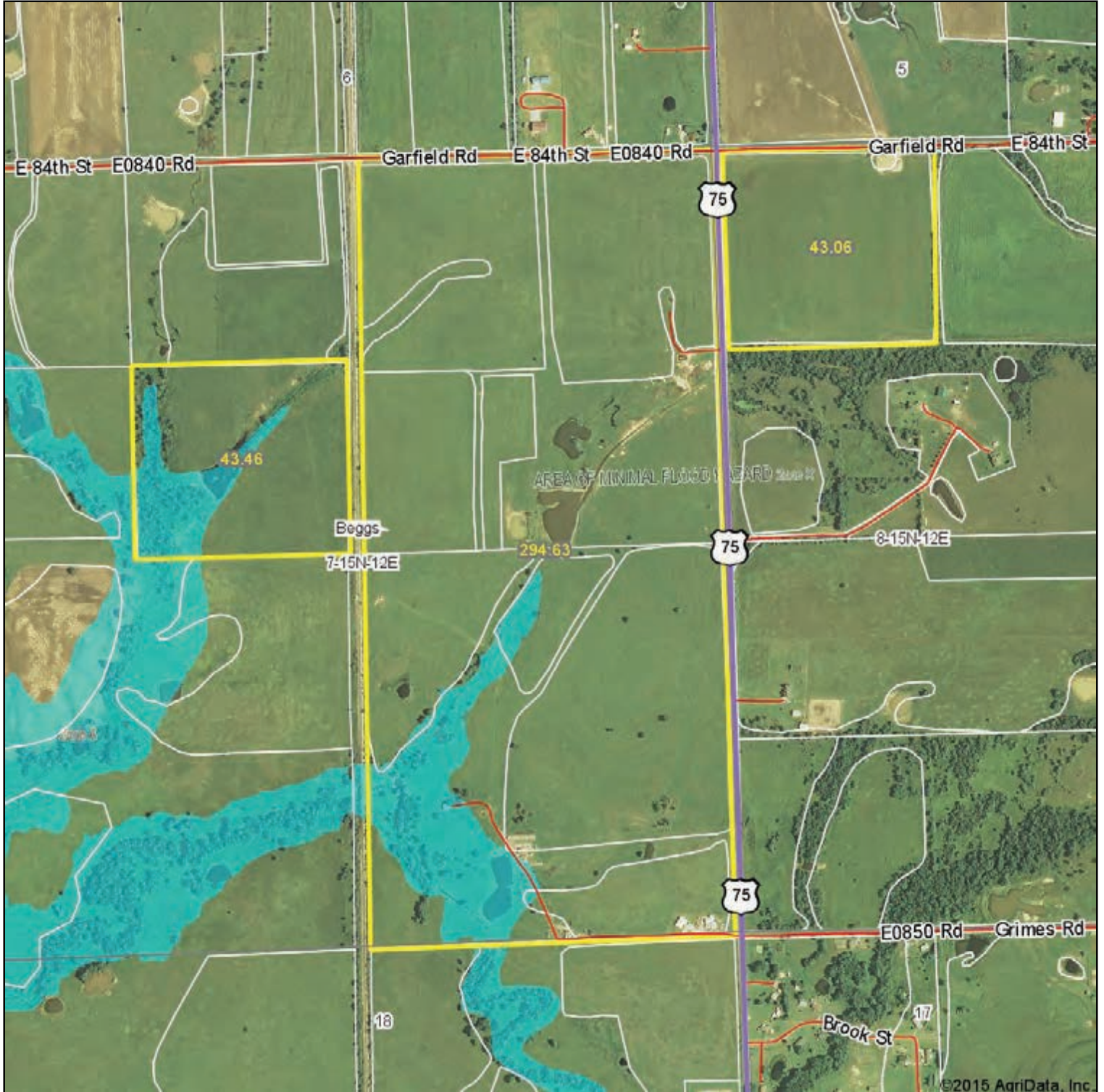
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FLOOD ZONE MAPS

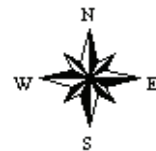
TRACTS 1-18, 22, 24 FLOOD ZONE



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7-15N-12E
Okmulgee County
Oklahoma

map center: 35° 47' 30.39, 96° 4' 21.99
scale: 12073



3/18/2015

TRACTS 19-21, 23 FLOOD ZONE



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Oklahoma

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3/17/2015

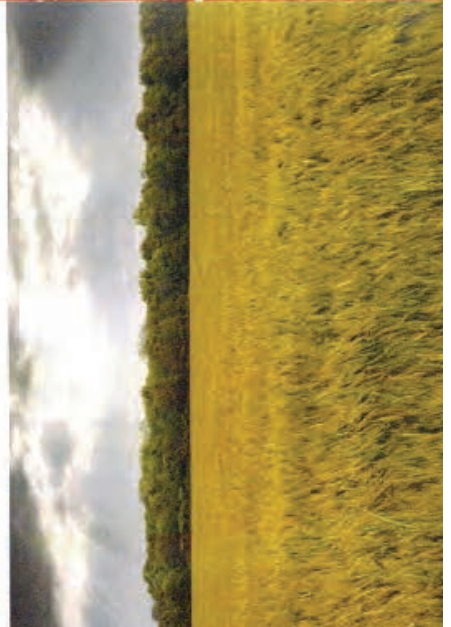


TRANSMISSION LINE INFO

EASEMENT ACQUISITION PROCESS

Clean Line seeks to negotiate all easement agreements on a voluntary basis and makes every effort to obtain an agreement that is fair and reasonable to both parties. Clean Line presents landowners with a written offer and an easement agreement to purchase the easements. Clean Line representatives are available to meet with landowners to answer any questions, to learn more about each landowner's property and to discuss the project, the easement agreement and the basis of compensation. Clean Line requires that its employees and representatives follow a Code of Conduct, which provides that all representatives treat every landowner with consideration and respect. Clean Line is committed to working with landowners in a timely and efficient manner.

In exchange for a grant of an easement, Clean Line is offering a one-time easement payment representing 100% of the fair market value of the land crossed by the easement area, as determined by a market data study or an appraisal. In addition to payment for the easement, Clean Line pays the landowner for each transmission structure on the landowner's property. The nature of these payments is outlined in greater detail in this brochure. Clean Line pays all fees for recording the easement and for any title insurance and compensates landowners for any damages to crops, marketable timber, livestock, and improvements caused by the construction, operation and maintenance of the project.



PLAINS & EASTERN
CLEAN LINE

CLEAN LINE
ENERGY PARTNERS

The Plains & Eastern Clean Line is an electric transmission project that will deliver low-cost wind energy from the Oklahoma Panhandle region to utilities and customers in Arkansas, Tennessee, and other markets in the Mid-South and Southeast. The Plains & Eastern Clean Line will benefit Oklahoma by generating billions of dollars of investment in the wind energy industry, creating thousands of manufacturing and construction jobs in the state, and generating significant taxes and other revenues annually for counties and communities that host the transmission line and associated facilities.

CONTACT US



www.plainsandeasterncleanline.com
ayuhr@plainsandeastern.com



Toll-Free: (855) 466-1021



Mail to:

ATTN: Plains & Eastern Clean Line
1001 McKinney, Suite 700
Houston, TX 77002

PLAINS & EASTERN
CLEAN LINE

OKLAHOMA
LANDOWNER
BROCHURE

CLEAN ENERGY. DELIVERED.

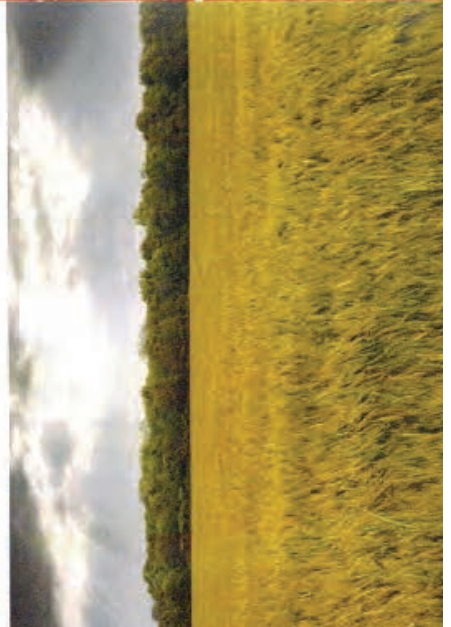
CLEAN LINE ENERGY PARTNERS LLC 2014

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CONTACT US



www.plainsandeasterncleanline.com
ayuhr@plainsandeastern.com



Toll-Free: (855) 466-1021



Mail to:

ATTN: Plains & Eastern Clean Line
1001 McKinney, Suite 700
Houston, TX 77002

PLAINS & EASTERN
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OKLAHOMA
LANDOWNER
BROCHURE

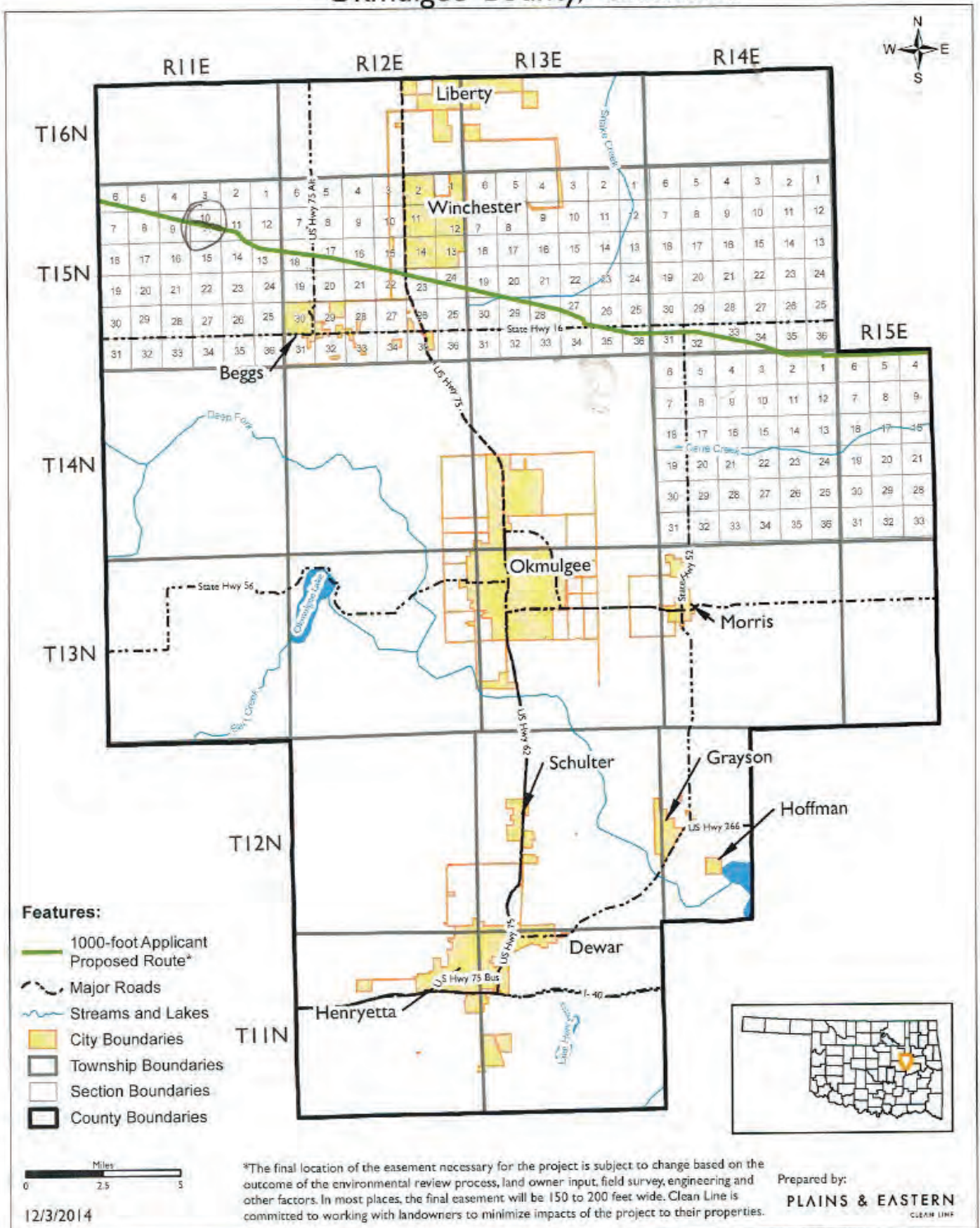
CLEAN ENERGY. DELIVERED.

CLEAN LINE ENERGY PARTNERS LLC 2014

TRANSMISSION LINE INFO

TRANSMISSION LINE INFO

Okmulgee County, Oklahoma



Please visit our website, www.plainsandeasterncleanline.com, to view a more detailed mapping feature with aerial imagery.

TRANSMISSION LINE INFO

PLAINS & EASTERN
CLEAN LINE

December 15, 2014

Brenda R. Bass
Charles L. Bass, Jr.
4991 Alternate Hwy 75
Beggs, Oklahoma 74421

Subject: Transmission Line Project in your Area
Re: 0000-11-15N-11E-C-010-00 in Okmulgee County, Oklahoma

Dear Brenda R. Bass, et al.,

We are writing to you on behalf of Plains and Eastern Clean Line Oklahoma LLC (Clean Line) to provide important information regarding an energy project that we have proposed in your area. The Plains & Eastern Clean Line is an electric transmission project that is proposed to connect wind energy from Oklahoma to Arkansas and Tennessee. You are receiving this packet because, according to county records, you have an interest in property located in the transmission line right-of-way under review for this project. This letter seeks to: 1) update you regarding the project and its relationship to your property; 2) inform you that the Department of Energy (DOE) has released a Draft Environmental Impact Statement (EIS) regarding the project; and 3) notify you that Clean Line representatives are available to meet with you to discuss the project and seek your input regarding the location of the line.

The Plains & Eastern Clean Line includes an approximately 700-mile overhead, direct current transmission line that will deliver low-cost wind energy from the Oklahoma Panhandle region to utilities and customers in Arkansas, Tennessee, and other markets in the Mid-South and Southeast. The Plains & Eastern Clean Line will benefit Oklahoma by generating billions of dollars of investment in new wind energy projects, creating thousands of manufacturing and construction jobs in the state, and generating significant taxes and other revenues annually for counties and communities that host the transmission line and associated facilities. Based on the current schedule, we anticipate construction of the project to begin in 2016 and to be complete by the end of 2018.

DOE is leading an independent environmental review of the project pursuant to the National Environmental Policy Act (NEPA). NEPA requires federal decision-makers to consider and disclose how their actions - in this case a decision whether to participate in the Plains & Eastern Clean Line - may affect the human and natural environment. The project is not seeking federal funding. Clean Line's development activities, which may include acquisition of easements, are undertaken solely at Clean Line's cost. As a part of the environmental review process, DOE recently issued the Draft EIS for the project. The environmental review process is still underway. DOE will not make a decision on the project until the process is completed. For more information about the NEPA review process, to view a copy of the Draft EIS, and learn how to participate in DOE's comment process, please visit DOE's Plains & Eastern EIS website at www.plainsandeasterneis.com.

The Draft EIS shows the proposed location of the direct current transmission line and other project facilities. In most places, the final easement for the direct current transmission line will be 150 to 200 feet wide. Clean Line identified a 200-foot wide Representative Right-of-Way for DOE's environmental review in the Draft EIS. The 200-foot Representative Right-of-Way is located within the Applicant Proposed Route, a term that refers to a single 1,000-foot wide corridor. The 200-foot right-of-way and

1001 MCKINNEY, SUITE 700 HOUSTON, TX 77002 TEL 855.466.1021 FAX 832.319.6311

CLEAN LINE
ENERGY PARTNERS

A

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TRANSMISSION LINE INFO

the 1,000-foot corridor reflect information collected up until November 2013, at which time both the right-of-way and the corridor were submitted to DOE for review in the Draft EIS. Public records show that you have an interest in property that is located in the 200-foot Representative Right-of-Way. The final location of the easement necessary for the project is subject to change based on the outcome of the environmental review process, landowner input, field survey, engineering and other factors.

Clean Line is committed to working with landowners to minimize impacts of the project to their property. A Clean Line representative may have already contacted you. We are available to meet with you to discuss the project and gain your input regarding the location of the line. To speak with a project representative, please contact Andrew Yuhr via email at ayuhr@plainsandeanline.com or call us toll-free at (855) 466-1021.

We have enclosed the following information for you to review:

- Information about the project in Oklahoma,
- An informational brochure for landowners on the easement acquisition process and the structure of compensation,
- Clean Line's Code of Conduct for interactions with landowners, and
- A map showing the Applicant Proposed Route in your county.

For additional information and details regarding the project, including more detailed maps, please visit our website, www.plainsandeanline.com.

Thank you for your time and consideration.

Sincerely,



Mario Hurtado
Executive Vice President – Development

Ref.: OK-OK-014.000

TRANSMISSION LINE INFO

**Plains and Eastern Clean Line Oklahoma LLC
Plains & Eastern Clean Line Project
Code of Conduct
For
Right-of-Way Agents and Subcontractor Employees**

This Code of Conduct applies to all communications and interactions with property owners and occupants of property by all right-of-way agents and subcontractor employees representing Plains and Eastern Clean Line Oklahoma LLC in the negotiation of right-of-way and the performance of surveying, environmental assessments and the other activities for the Plains & Eastern Clean Line Project on property not owned by Plains and Eastern Clean Line Oklahoma LLC.

1. All communications with property owners and occupants must be factually correct and made in good faith.

- a. Do provide maps and documents necessary to keep the landowner properly informed
- b. Do not make false or misleading statements.
- c. Do not misrepresent any fact.
- d. If you do not know the answer to a question, do not speculate about the answer. Advise the property owner that you will investigate the question and provide an answer later.
- e. Follow-up in a timely manner on all commitments to provide additional information.
- f. Do not send written communications suggesting an agreement has been reached when, in fact, an agreement has not been reached.
- g. If information provided is subsequently determined to be incorrect, follow up with the landowner as soon as practical to provide the corrected information.
- h. Do provide the landowner with appropriate contact information should additional contacts be necessary.

2. All communications and interactions with property owners and occupants must be respectful and reflect fair dealing.

- a. When contacting a property owner in person, promptly identify yourself as representing Plains and Eastern Clean Line Oklahoma LLC.
- b. When contacting a property owner by telephone, promptly identify yourself as representing Plains and Eastern Clean Line Oklahoma LLC.
- c. Do not engage in behavior that may be considered harassing, coercive, manipulative, intimidating or causing undue pressure.
- d. All communications by a property owner, whether in person, by telephone or in writing, in which the property owner indicates that he or she does not want to negotiate or does not want to give permission for surveying or other work on his or her property, must be respected and politely accepted without argument. Unless specifically authorized by Plains and Eastern Clean Line Oklahoma LLC, do not contact the property owner again regarding negotiations or requests for permission.

TRANSMISSION LINE INFO

e. When asked to leave property, promptly leave and do not return unless specifically authorized by Plains and Eastern Clean Line Oklahoma LLC.

f. If discussions with the property owner become acrimonious, politely discontinue the discussion and withdraw from the situation.

g. Obtain unequivocal permission to enter property for purposes of surveying or conducting environmental assessments or other activities. Clearly explain to the property owner the scope of the work to be conducted based on the permission given. Attempt to notify the occupant of the property each time you enter the property based on this permission.

h. Do not represent that a relative, neighbor and/or friend supports or opposes the Plains & Eastern Clean Line Project.

i. Do not suggest that any person should be ashamed of or embarrassed by his or her opposition to the Plains & Eastern Clean Line Project or that such opposition is inappropriate.

j. Do not argue with property owners about the merits of the Plains & Eastern Clean Line Project.

k. Do not suggest that an offer is "take it or leave it."

l. Do not threaten to call law enforcement officers.

m. Avoid discussing a property owner's failure to note an existing easement when purchasing the property and other comments about the property owner's acquisition of the property.

3. All communications and interactions with property owners and occupants must respect the privacy of property owners and other persons.

a. Discussions with property owners and occupants are to remain confidential.

b. Do not discuss your negotiations or interactions with other property owners or other persons unaffiliated from Plains and Eastern Clean Line Oklahoma LLC.

c. Do not ask relatives, neighbors and/or friends to influence the property owner or any other person.

TRANSMISSION LINE INFO

OKLAHOMA QUICK FACTS

PLAINS & EASTERN CLEAN LINE

PROJECT OVERVIEW

The Plains & Eastern Clean Line is an approximately 700-mile overhead, direct current transmission project being developed by Clean Line Energy (Clean Line) that will deliver low-cost, renewable energy from the Oklahoma Panhandle region to Arkansas, Tennessee, and other states in the Mid-South and Southeast. It will benefit Oklahoma by generating billions of dollars of investment in new wind energy projects, creating thousands of manufacturing and construction jobs in the state, and generating significant taxes and other revenues annually for counties and communities that host the transmission line and associated facilities.

FACT: Plains & Eastern Clean Line will stimulate billions of dollars in investment in new wind farms that could not otherwise be built.

While the Oklahoma Panhandle region has some of the best wind resources in the country, these resources will not be developed to their full potential without new transmission capacity to export this power to other regions with strong demand for low-cost, clean energy. Oklahoma already exports oil and natural gas, and it has enough potential wind energy to supply more than 30 times its own electric demand. The Plains & Eastern Clean Line transmission project will spur over \$6 billion in additional investments in new wind farms in the Oklahoma Panhandle region. The export of wind energy represents another opportunity for the state to reap the benefits of abundant resources which create income and jobs.

FACT: Plains & Eastern Clean Line will invest a billion dollars in Oklahoma and create thousands of manufacturing and construction jobs in the state.

The Plains & Eastern Clean Line and the new wind farms made possible by the transmission project will create demand for manufacturers of wind turbine and transmission components in Oklahoma. Clean Line previously announced a supplier agreement with Pelco Structural (Pelco). Pelco plans to manufacture tubular steel transmission structures for the project at its Claremore plant. Approximately 100 Oklahomans are employed at the Pelco facility. Construction of the Plains & Eastern Clean Line and the associated wind farms should lead to increased orders for additional companies in Oklahoma, such as Siemens at its U.S. wind service distribution center located in Woodward and others who are involved in the wind energy and transmission supply chains.

FACT: Clean Line has sought input from landowners in developing a proposed route.

Since 2010 and throughout the project development process, Clean Line has sought input from community members and engaged with the public in Oklahoma. Through discussions and meetings, Clean Line received input on possible routes from more than 800 people in the state. There have been county roundtables, public open houses, office hour meetings, and Department of Energy scoping meetings in Oklahoma.

Clean Line is committed to working with landowners to minimize impacts of the project. If you have any questions or concerns about the project, please call one of our project representatives toll-free at (877) 573-2851 or email us at info@plainsandeasterncleanline.com.

FACT: The Plains & Eastern Clean Line will create significant economic benefits for communities hosting the project.

The Plains & Eastern Clean Line will benefit communities in Oklahoma through increased economic activity during construction and by providing a new stream of taxes and other revenues. Clean Line expects to pay millions of dollars per year in taxes and other revenues to counties and communities that host the transmission line and associated facilities in Oklahoma. The revenue can be used to support public schools, roads, police, ambulance and other community services for decades to come.

FACT: Clean Line is committed to compensating landowners fairly.

Clean Line seeks to negotiate all easement agreements on a voluntary basis and has created a market-leading compensation package for landowners that represents a full, fair, good-faith offer to compensate for the use of the easement and impacts of the line. In exchange for a grant of an easement, Clean Line is offering a one-time easement payment representing 100% of the fair market value of the land within the easement area. In addition to payment for the easement Clean Line will pay the landowner for each transmission structure on the landowner's property. At the preference of the landowner, this payment for structures will be offered as a one-time payment or an escalating annual payment for as long as the transmission structures are on the property. Clean Line will also compensate landowners for any damages to crops, marketable timber, livestock, and improvements caused by the construction and maintenance of the project.



TAX INFORMATION

TAX INFORMATION

3/24/2015

Owner Information
 BASS, CHARLES JR & BRENDA R
 4991 ALT HWY 75
 BEGGS, OK 74421-0000
Property Address
 0

Building No.
Sub Name: Lot: Block:
Area Name: Township: Range:

Building Elements

Type	N/A
Style	N/A
Design	N/A
Quality	N/A
Condition	N/A
Roof	N/A
Exterior Wall	N/A
Foundation	N/A
Heat	N/A
Beds	0
Garage	N/A
Porch	N/A
Basement	N/A
Year Built	Eff Year Built
Square Footage	

Sales Information

Sale Date	20090326	Sale Price	0	Book/Page	1974/ 292	\$/SF	0	
Grantor:	LEE, W E JR							
Sale Date	00000000	Sale Price	0	Book/Page	0/0	\$/SF	0	
Grantor:								
Sale Date	00000000	Sale Price	0	Book/Page	0/0	\$/SF	0	
Grantor:								

Mobile Home Information

Serial No.	
Make	
Tag No.	LxW x

Assessed Value

Land	\$25761	Assessed Value	\$3091
Improved	\$0		\$0
Mobile	\$0		\$0
Total	\$25761		\$3091
Exemptions			
School District	I-4 Rural	Net Assessed	\$3091
School Levy	\$93.95	Estimated Taxes	

Land Information

Land Use:	RURAL AG								
Lots	0	Acres	160	SF	0	Width	0	depth	0
Description	ACRE								

Miscellaneous Structures

Description	YrBlt	LxW	Units
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0

Commercial Elements

Stories	N/A	Story Height	00	Perimeter	0000
Units	0	Rent	000		
Class Description			N/A		

Legal Description

TAX INFORMATION

3/24/2015

Owner Information
 BASS, CHARLES L JR & BRENDA R
 4991 ALT 75
 BEGGS, OK 74421-0000
Property Address
 0

Building No.
Sub Name: Lot: Block:
Area Name: Township: Range:

Sales Information

Sale Date	Sale Price	Book/Page	\$/SF
20120703	115500	2052/ 939	0
Grantor:	BASS, CHARLES L JR & BREN		
Sale Date	Sale Price	Book/Page	\$/SF
20000331	198000	1686/ 368	0
Grantor:	DANIELS, JUANITA L		
Sale Date	Sale Price	Book/Page	\$/SF
00000000	0	0/0	0
Grantor:			

Taxable Market Assessed Value

Land	\$11103		
Improved	\$0		
Mobile	\$0		
Total	\$11103		
	Exemptions	\$0	
School District	I-4 Rural	Net Assessed	\$1332
School Levy	\$93.95	Estimated Taxes	

Land Information

Land Use:	RURAL AG
Lots	0
Acres	42.05
SF	0
Width	0
depth	0
Description	ACRE

Miscellaneous Structures

Description	Yr/blt	LxW	Units
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0

Building Elements

Type	N/A
Style	N/A
Design	N/A
Quality	N/A
Condition	N/A
Roof	N/A
Exterior Wall	N/A
Foundation	N/A
Heat	N/A
Beds	0
Baths	0
Garage	N/A
Porch	N/A
Basement	N/A
Year Built	
Square Footage	
Interior Finish	N/A
Fireplace	N/A
Air	N/A
Total Rooms	0
Garage SF	0
Porch SF	0
Basement SF	0
Year Remodeled	

Commercial Elements

Stories	N/A
Story Height	00
Rent	000
Class Description	N/A
Perimeter	0000



Mobile Home Information

Serial No.
 Make
 Tag No. L x W x

Legal Description
 08-15-12 NW AND THE W 135' OF NE NW LESS A TR BEG @ SW COR NW NW THENCE N 1322.44' E 160.01' S 175.45' W 175.45' E 400.12' S 015.20' E 38.51' W 115.01'

TAX INFORMATION

3/24/2015

Owner Information	
BASS, CHARLES L JR & BRENDA R	
4991 ALT 75	
BEGGS, OK 74421-0000	
Property Address	
4991 ALT 75 BEGGS	

Taxable Market	Assessed Value
Land \$25652	\$3078
Improved \$132610	\$15913
Mobile \$0	\$0
Total \$158262	\$18991
Exemptions \$1000	
School District I-4 Rural	Net Assessed \$17991
School Levy \$93.95	Estimated Taxes

Land Information			
Land Use: RURAL AG			
Lots 0	Acres 153.9	SF 0	Width 0
Description ACRE			depth 0

Miscellaneous Structures			
Description	YrBlt	LxW	Units
SHOP	2006	30 X 40	1200
ROOF	2006	12 X 40	480
ROOF	2006	30 X 40	1200
ROOF	2006	24 X 24	576
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0

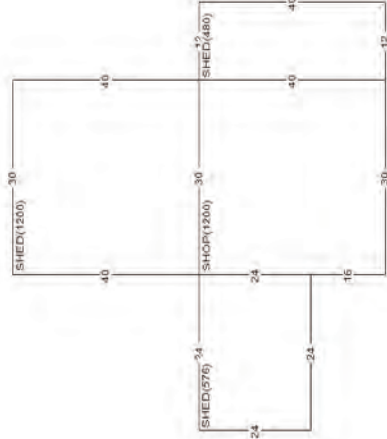
Building No.	
Sub Name:	Block:
Area Name:	Township:
Section	Range:

Sales Information			
Sale Date 20020125	Sale Price 250000	Book/Page 1742/ 808	\$/SF 0
Grantor: ROBERTSON, JOHNNIE & JUDY			
Sale Date 00000000	Sale Price 0	Book/Page 0/0	\$/SF 0
Grantor:			
Sale Date 00000000	Sale Price 0	Book/Page 0/0	\$/SF 0
Grantor:			

Mobile Home Information	
Serial No.	LxW x
Make	
Tag No.	

Building Elements	
Type	AGRICULTURAL
Style	Agricultural
Design	N/A
Quality	N/A
Condition	N/A
Roof	N/A
Exterior Wall	N/A
Foundation	N/A
Heat	N/A
Beds	0
Baths	0
Garage	N/A
Porch	N/A
Basement	N/A
Year Built	Eff Year Built
Square Footage	

Commercial Elements	
Stories	N/A
Units	0
Class Description	N/A
Story Height	00
Rent	000
Perimeter	0000



Legal Description

07-15-12 SE LESS 6.10 AC RR .

TAX INFORMATION

3/24/2015

Owner Information	
BASS, CHARLES L JR & BRENDA A	
4991 ALT 75	
BEGGS, OK 74421-0000	
Property Address	
0	

Building No.	
Sub Name:	Block:
Area Name:	Township:
Section:	Range:

Sales Information			
Sale Date	Sale Price	Book/Page	\$/SF
20080306	400000	1946/723	0
Grantor: DANIELS, JUANITA ETAL			
Sale Date	Sale Price	Book/Page	\$/SF
00000000	0	0/0	0
Grantor:			
Sale Date	Sale Price	Book/Page	\$/SF
00000000	0	0/0	0
Grantor:			

Taxable Market		Assessed Value
Land	\$42275	\$5073
Improved	\$0	\$0
Mobile	\$0	\$0
Total	\$42275	\$5073
Exemptions		\$0
School District I-4 Rural	Net Assessed	\$5073
School Levy \$93.95	Estimated Taxes	

Land Information			
Land Use: RURAL AG			
Lots	Acres	SF	Width
0	194	0	0
Description	ACRE		depth
			0

Miscellaneous Structures			
Description	Yr/blt	LxW	Units
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0
N/A	0		0

Building Elements	
Type	N/A
Style	N/A
Design	N/A
Quality	N/A
Condition	N/A
Roof	N/A
Exterior Wall	N/A
Foundation	N/A
Heat	N/A
Beds	0
Baths	0
Garage	N/A
Porch	N/A
Basement	N/A
Year Built	Eff Year Built
Square Footage	
Interior Finish	N/A
Fireplace	N/A
Air	N/A
Total Rooms	0
Garage SF	0
Porch SF	0
Basement SF	0
Year Remodeled	

Commercial Elements	
Stories	N/A
Story Height	00
Perimeter	0000
Units	0
Rent	000
Class Description	N/A



Legal Description	
07-15-12 NE LESS 6 AC RR & SE NW	



TITLE COMMITMENT

TITLE COMMITMENT

COMMITMENT FOR TITLE INSURANCE
ISSUED BY
First American Title Insurance Company

The Title Insurance Commitment is a legal contract between you and the Company. It is issued to show the basis on which we will issue a Title Insurance Policy to you. The Policy will insure you against certain risks to the land title, subject to the limitations shown in the Policy. The Company will give you a sample of the Policy form, if you ask. The Commitment is based on the land title as of the Commitment Date. Any changes in the land title or the transaction may affect the Commitment and the Policy. The Commitment is subject to its Requirements, Exceptions, and Conditions.

THIS INFORMATION IS NOT PART OF THE TITLE INSURANCE COMMITMENT. YOU SHOULD READ THE COMMITMENT VERY CAREFULLY. If you have any questions about the Commitment, please contact the issuing office.

AGREEMENT TO ISSUE POLICY

We agree to issue a policy to you according to the terms of this Commitment. When we show the policy amount and your name as the proposed insured in Schedule A, this Commitment becomes effective as of the Commitment Date shown in Schedule A.

If the Requirements shown in this Commitment have not been met within six months after the Commitment Date, our obligation under this Commitment will end. Also, our obligation under this Commitment will end when the Policy is issued and then our obligation to you will be under Policy.

Our obligation under this Commitment is limited by the following:

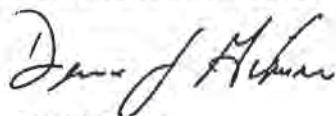
- The Provisions in Schedule A.
- The Requirements in Schedule B-1.
- The Exceptions in Schedule B-2.
- The Conditions set forth below.

This Commitment is not valid without Schedule A and Sections I and II of Schedule B.

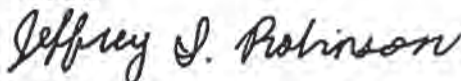
CONDITIONS

1. **DEFINITIONS** - (a) "Mortgage" means mortgage, deed of trust or other security instrument. (b) "Public Records" means title records that give constructive notice of matters affecting your title-according to the state statutes where your land is located.
2. **LATER DEFECTS** - The Exceptions in Schedule B-2 may be amended to show any defects, liens or encumbrances that appear for the first time in the public records or are created or attach between the Commitment Date and the date on which all of the Requirements of Schedule B-1 are met. We shall have no liability to you because of this amendment.
3. **EXISTING DEFECTS** - If any defects, liens or encumbrances existing at Commitment Date are not shown in Schedule B, we may amend Schedule B to show them. If we do amend Schedule B to show these defects, liens or encumbrances, we shall be liable to you according to Paragraph 4 below unless you knew of this information and did not tell us about it in writing.
4. **LIMITATION OF OUR LIABILITY** - Our only obligation is to issue to you the Policy referred to in this Commitment, when you have met its Requirements. If we have any liability to you for any loss you incur because of an error in this Commitment, our liability will be limited to your actual loss caused by your relying on this Commitment when you acted in good faith to: Comply with the Requirements shown in Schedule B-1 or eliminate with our written consent any Exceptions shown in Schedule B-2. We shall not be liable for more than the Policy Amount shown in Schedule A of this Commitment and our liability is subject to the terms of the Policy form to be issued to you.
5. **CLAIMS MUST BE BASED ON THIS COMMITMENT** - Any claim, whether or not based on negligence, which you may have against us concerning the title to the land must be based on this Commitment and is subject to its terms.

First American Title Insurance Company



Dennis J. Gilmore
President



Jeffrey S. Robinson
Secretary

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Inquiries Should Be Directed To: Executives Title & Escrow Company, LLC,
8522 E 61st Street,
Tulsa, OK 74133-1916
(918) 745-9977

Commitment No.: 15040483 ABS No. 15-1568 TAX SUB/ACCT #:
hbo/tw

SCHEDULE A

1. Effective Date: April 27, 2015 at 7:59AM last certified by Okmulgee Land under Certificate No. 11236 (2 pts);
Trans No.6379 & 6326
2. Policy or policies to be issued: AMOUNT
 - (a) OWNERS POLICY – Form OK 1402.06.A ALTA Owners Policy (6-17-06)
Proposed Insured: To Be Determined \$ TBD
 - (b) LOAN POLICY – Form OK 1056.06.A ALTA Loan Policy (6-17-06)
Proposed Insured: To Be Determined,
its successors and/or assigns as their interest may appear \$ TBD
3. Title to the Fee Simple estate or interest in said land is at the effective date hereof vested by deed dated January 25,
2002 in:

Charles L. Bass Jr. and Brenda R. Bass
4. The land referred to in this Commitment is located in the County of Okmulgee, State of Oklahoma and described as
follows:

**The Southeast Quarter (SE/4) of Section Seven (7), Township Fifteen (15) North, Range Twelve (12) East
of the Indian Base and Meridian, Okmulgee County, State of Oklahoma, according to the U.S.
Government Survey thereof.**

Physical Address: , , Oklahoma

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B

Commitment No.: 15040483

PART I. The following are the requirements to be complied with:

1. Submit proof of the payment to, or for the account of the grantors and/or mortgagors of the full consideration for the estate or interest to be insured.
2. Proper documents creating the estate or interest to be insured must be executed and duly filed for record, to-wit:
 - Deed from **Charles L. Bass Jr. and Brenda R. Bass**, vesting fee simple title in To Be Determined . NOTE: determination as to marital status and execution by spouse, if any, is required for deeds from individuals.
 - Mortgage from **To Be Determined**, showing marital status and joined by spouse, if any, securing your loan.
 - Note: The State of **Oklahoma** requires the payment of a mortgage tax as a condition precedent to the recordation of any mortgage.
3. Return properly executed Seller/owner Statement to the Company, including satisfactory evidence that all bills for labor and materials furnished for the improvements of said premises have been or will be paid and item (d) of Schedule B-II, Standard Exceptions will not appear on policy.
4. Obtain a court search as to any entity taking title subsequent to date of this commitment including in **Okmulgee County**, and satisfy any judgments or liens which might affect the subject property and have releases thereof filed of record.
5. Ascertain that there are no unpaid assessments for Rural Water District No. 6, Okmulgee County.
6. At closing have the records of the U. S. Bankruptcy Court for the Eastern District of Oklahoma checked to insure that nothing adverse has been filed.
7. You should satisfy yourself that legal access is available along the statutory section line road right of ways along the East and South property lines.
8. **FOR A CONSTRUCTION MORTGAGE:** Furnish satisfactory pre-construction inspection report or certificate, dated subsequent to the recordation of the mortgage, showing that no materials have been delivered to the project site, and no construction commenced.
9. A Uniform Commercial Code Search Certificate should be obtained from the office of the County Clerk with respect to the owners of the property, stating that no financing statements for fixtures for personal property have been filed, which statements might constitute a line on said property.
10. At closing have the records checked against the subject property and have a court search obtained on the Sellers of said property to insure that nothing adverse has been filed.
11. An executed Owner In Possession Affidavit must be provided by the owner to determine if anyone is in possession of the property other than the present owner, and if so, by what claim are they in possession.

TITLE COMMITMENT

12. An Affidavit of Purchaser that there are no unpaid bills for labor or materials furnished to the property within the last four months.
13. An Affidavit of Owner that he has no knowledge of, or been advised of, any taxes or special assessments being levied against the property which would constitute a lien, other than those of record.
14. CLOSING INFORMATION NOTE: If the closing for the subject property is to be conducted or disbursed by the undersigned TITLE COMPANY, we require all monies due from the purchase/loan to be in the form of a cashier's check, official bank check, money order or wire transfer made payable to said TITLE COMPANY. (Due to wide variances in banking policies/practices and the lack of control over the process of incoming wires until it reaches our account at our banking institution, the undersigned TITLE COMPANY cannot accept financial responsibility for delays in the funding of said cases due to the absence/delay of said funds reaching our account nor for the absence/delay of funding checks not received at time of closing).

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B CONTINUED

Commitment No: 15040483

Part II. Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

STANDARD EXCEPTIONS:

- a. Rights or claims of parties in possession not shown by the public records.
- b. Easements, or claims of easements, not shown by the public records.
- c. Encroachments, overlaps, discrepancies or conflicts in boundary lines, shortage in area, or other matters which would be disclosed by an accurate and complete survey or inspection of the premises.
- d. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

SPECIAL EXCEPTIONS:

1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Real estate taxes for 2015 and subsequent years, amount of which is not ascertainable, due or payable.
3. All interest in and to all oil, gas, coal and other minerals and all rights pertaining thereto.
4. Statutory section line road right of ways along the East and South property lines.
5. Grant of Right of Way (page 107b #11236) to R. F. Harmon, dated April 22, 1942, filed March 28, 1946, recorded in Book 621 at Page 6.
6. Utility Easement (page 17s #11236) to Rural Water District No. 6, Okmulgee County, Oklahoma, dated December 10, 1968, filed October 27, 1986 recorded in Book 1395 at Page 433.
7. Assignment and Security Agreement (page 59s #11236) to Eugene Lefkowitz and Salamon Pollak, d/b/a United American Oil and Gas Company, dated October 10, 1974, filed December 9, 1974, recorded in Book 1065 at Page 199; Sale and Assignment of Natural Gas Gathering System and Equipment (page 76s #11236) to T. F. Wallace, dated July 16, 1979, filed August 23, 1979, recorded in Book 1177 at Page 199; Order Allowing Final Account and Report of Executrix, Determination of Heirs, Devisees and Legatees, Final Decree of Distribution and Discharge of Executrix (page 83s #11236) in Case No. P80-17, filed November 7, 1980, recorded in Book 1217 at Page 212
8. Easement (page 78s #11236) to Oklahoma Gas and Electric Company, dated August 5, 1974, filed January 24, 1983, recorded in Book 1287 at Page 789.
9. Easement (page 79s #11236) to Oklahoma Gas and Electric Company, dated October 2, 1975, filed January 24, 1983, recorded in Book 1287 at Page 790.

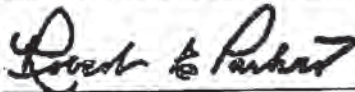
TITLE COMMITMENT

10. Right of Way Grant (page 91s #11236) to Phillips Petroleum Company, dated March 8, 1978, filed April 2, 1979, recorded in Book 1165 at Page 439; Assignment of Rights of Way (page 95s #11236) to Associated Natural Gas, Inc., dated October 1, 1992, filed October 10, 1992, recorded in Book 1514 at Page 450.
11. Right of Way Grant (page 93s #11236) to Phillips Petroleum Company, dated November 9, 1979, filed December 28, 1979, recorded in Book 1188 at Page 32; Assignment of Rights of Way (page 95s #11236) to Associated Natural Gas, Inc., dated October 1, 1992, filed October 10, 1992, recorded in Book 1514 at Page 450; Assignment and Assumption Agreement (page 129s #11236) to ScissorTail Field Services, LLC, dated May 29, 2003, filed January 12, 2004, recorded in Book 1810 at Page 232.
12. Easement (page 98s #11236) to Oklahoma Gas and Electric Company, dated May 26, 1980, filed April 9, 1982, recorded in Book 1264 at Page 262.
13. Utility Easement (page 152s #11236) to Rural Water District #6, Okmulgee County, dated May 23, 2003, filed June 4, 2003, recorded in Book 1788 at Page 91.

FIRST AMERICAN TITLE INSURANCE COMPANY

Countersigned:

Executives Title & Escrow Company, LLC



Validating Officer or Agent

Robert E. Parker

License #93755, Bar No. 6897

TITLE COMMITMENT

COMMITMENT FOR TITLE INSURANCE
ISSUED BY
First American Title Insurance Company

The Title Insurance Commitment is a legal contract between you and the Company. It is issued to show the basis on which we will issue a Title Insurance Policy to you. The Policy will insure you against certain risks to the land title, subject to the limitations shown in the Policy. The Company will give you a sample of the Policy form, if you ask. The Commitment is based on the land title as of the Commitment Date. Any changes in the land title or the transaction may affect the Commitment and the Policy. The Commitment is subject to its Requirements, Exceptions, and Conditions.

THIS INFORMATION IS NOT PART OF THE TITLE INSURANCE COMMITMENT. YOU SHOULD READ THE COMMITMENT VERY CAREFULLY. If you have any questions about the Commitment, please contact the issuing office.

AGREEMENT TO ISSUE POLICY

We agree to issue a policy to you according to the terms of this Commitment. When we show the policy amount and your name as the proposed insured in Schedule A, this Commitment becomes effective as of the Commitment Date shown in Schedule A.

If the Requirements shown in this Commitment have not been met within six months after the Commitment Date, our obligation under this Commitment will end. Also, our obligation under this Commitment will end when the Policy is issued and then our obligation to you will be under Policy.

Our obligation under this Commitment is limited by the following:

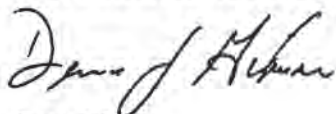
- The Provisions in Schedule A.
- The Requirements in Schedule B-1.
- The Exceptions in Schedule B-2.
- The Conditions set forth below.

This Commitment is not valid without Schedule A and Sections I and II of Schedule B.

CONDITIONS

1. **DEFINITIONS** - (a) "Mortgage" means mortgage, deed of trust or other security instrument. (b) "Public Records" means title records that give constructive notice of matters affecting your title-according to the state statutes where your land is located.
2. **LATER DEFECTS** - The Exceptions in Schedule B-2 may be amended to show any defects, liens or encumbrances that appear for the first time in the public records or are created or attach between the Commitment Date and the date on which all of the Requirements of Schedule B-1 are met. We shall have no liability to you because of this amendment.
3. **EXISTING DEFECTS** - If any defects, liens or encumbrances existing at Commitment Date are not shown in Schedule B, we may amend Schedule B to show them. If we do amend Schedule B to show these defects, liens or encumbrances, we shall be liable to you according to Paragraph 4 below unless you knew of this information and did not tell us about it in writing.
4. **LIMITATION OF OUR LIABILITY** - Our only obligation is to issue to you the Policy referred to in this Commitment, when you have met its Requirements. If we have any liability to you for any loss you incur because of an error in this Commitment, our liability will be limited to your actual loss caused by your relying on this Commitment when you acted in good faith to: Comply with the Requirements shown in Schedule B-1 or eliminate with our written consent any Exceptions shown in Schedule B-2. We shall not be liable for more than the Policy Amount shown in Schedule A of this Commitment and our liability is subject to the terms of the Policy form to be issued to you.
5. **CLAIMS MUST BE BASED ON THIS COMMITMENT** - Any claim, whether or not based on negligence, which you may have against us concerning the title to the land must be based on this Commitment and is subject to its terms.

First American Title Insurance Company



Dennis J. Gilmore
President



Jeffrey S. Robinson
Secretary

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Inquiries Should Be Directed To: Executives Title & Escrow Company, LLC,
8522 E 61st Street,
Tulsa, OK 74133-1916
(918) 745-9977

Commitment No.: 15040483A ABS No. 15-1568A TAX SUB/ACCT #:
hbo/tw

SCHEDULE A

1. Effective Date: April 24, 2015 at 7:59AM last certified by Okmulgee Land under Certificate No. 154296
2. Policy or policies to be issued: AMOUNT
 - (a) OWNERS POLICY – Form OK 1402.06.A ALTA Owners Policy (6-17-06)
Proposed Insured: To Be Determined \$ TBD
 - (b) LOAN POLICY – Form OK 1056.06.A ALTA Loan Policy (6-17-06)
Proposed Insured: To Be Determined,
its successors and/or assigns as their interest may appear \$ TBD
3. Title to the Fee Simple estate or interest in said land is at the effective date hereof vested by deed dated July 3, 2012 in:

Charles L. Bass, Jr. and Brenda R. Bass
4. The land referred to in this Commitment is located in the County of Okmulgee, State of Oklahoma and described as follows:

The South Half (S/2) of Northwest Quarter (NW/4) of Northwest Quarter (NW/4) together with the West 135.00 feet of the South Half (S/2) of Northeast Quarter (NE/4) of Northwest Quarter (NW/4) AND the North Half (N/2) of Northwest Quarter (NW/4) of Northwest Quarter (NW/4) together with the West 135.00 feet of the North Half (N/2) of Northeast Quarter (NE/4) of Northwest Quarter (NW/4) of Section Eight (8), Township Fifteen (15) North, Range Twelve (12) East of the Indian Meridian, Okmulgee County, State of Oklahoma, according to the U.S. Government Survey thereof, LESS that part deeded for Highway purposes described as Beginning at the Southwest Corner of said NW/4 of NW/4; thence N 01°20'56" W along the West line of said NW/4 of NW/4 a distance of 1322.44 feet to the North line of said NW/4 of NW/4; thence N 89°14'33" E along the North line of said NW/4 of NW/4 a distance of 160.01 feet; thence S 01°20'56" E a distance of 24.75 feet; thence S 17°45'43" W a distance of 167.99 feet; thence S 01°20'56" E a distance of 700.00 feet; thence S 02°46'51" E a distance of 400.12 feet; thence S 01°20'56" E a distance of 38.51 feet to a point on the South line of said NW/4 of NW/4; thence S 89°15'09" W along said South line a distance of 115.01 feet to the point of beginning.

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B

Commitment No.: 15040483A

PART I. The following are the requirements to be complied with:

1. Submit proof of the payment to, or for the account of the grantors and/or mortgagors of the full consideration for the estate or interest to be insured.
2. Proper documents creating the estate or interest to be insured must be executed and duly filed for record, to-wit:
 - Deed from **Charles L. Bass, Jr. and Brenda R. Bass**, vesting fee simple title in To Be Determined . NOTE: determination as to marital status and execution by spouse, if any, is required for deeds from individuals.
 - Mortgage from **To Be Determined**, showing marital status and joined by spouse, if any, securing your loan.
 - Note: The State of Oklahoma requires the payment of a mortgage tax as a condition precedent to the recordation of any mortgage.
3. Return properly executed Seller/owner Statement to the Company, including satisfactory evidence that all bills for labor and materials furnished for the improvements of said premises have been or will be paid and item (d) of Schedule B-II, Standard Exceptions will not appear on policy.
4. Obtain a court search as to any entity taking title subsequent to date of this commitment including in Okmulgee County, and satisfy any judgments or liens which might affect the subject property and have releases thereof filed of record.
5. Ascertain that there are no unpaid assessments for Rural Water District No. 6, Okmulgee County.
6. At closing have the records of the U. S. Bankruptcy Court for the Eastern District of Oklahoma checked to insure that nothing adverse has been filed.
7. The legal description excludes a tract for highway purposes. I require a review of the deed conveying said tract and that the same be inserted into the abstract for informational purposes.
8. **FOR A CONSTRUCTION MORTGAGE:** Furnish satisfactory pre-construction inspection report or certificate, dated subsequent to the recordation of the mortgage, showing that no materials have been delivered to the project site, and no construction commenced.
9. A Uniform Commercial Code Search Certificate should be obtained from the office of the County Clerk with respect to the owners of the property, stating that no financing statements for fixtures for personal property have been filed, which statements might constitute a line on said property.
10. At closing have the records checked against the subject property and have a court search obtained on the Sellers of said property to insure that nothing adverse has been filed.
11. An executed Owner In Possession Affidavit must be provided by the owner to determine if anyone is in possession of the property other than the present owner, and if so, by what claim are they in possession.

TITLE COMMITMENT

12. An Affidavit of Purchaser that there are no unpaid bills for labor or materials furnished to the property within the last four months.
13. An Affidavit of Owner that he has no knowledge of, or been advised of, any taxes or special assessments being levied against the property which would constitute a lien, other than those of record.
14. **CLOSING INFORMATION NOTE:** If the closing for the subject property is to be conducted or disbursed by the undersigned TITLE COMPANY, we require all monies due from the purchase/loan to be in the form of a cashier's check, official bank check, money order or wire transfer made payable to said TITLE COMPANY. (Due to wide variances in banking policies/practices and the lack of control over the process of incoming wires until it reaches our account at our banking institution, the undersigned TITLE COMPANY cannot accept financial responsibility for delays in the funding of said cases due to the absence/delay of said funds reaching our account nor for the absence/delay of funding checks not received at time of closing).

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B CONTINUED

Commitment No: 15040483A

Part II. Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

STANDARD EXCEPTIONS:

- a. Rights or claims of parties in possession not shown by the public records.
- b. Easements, or claims of easements, not shown by the public records.
- c. Encroachments, overlaps, discrepancies or conflicts in boundary lines, shortage in area, or other matters which would be disclosed by an accurate and complete survey or inspection of the premises.
- d. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

SPECIAL EXCEPTIONS:

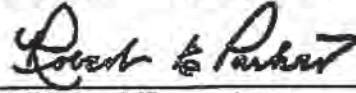
1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Real estate taxes for 2015 and subsequent years, amount of which is not ascertainable, due or payable.
3. All interest in and to all oil, gas, coal and other minerals and all rights pertaining thereto.
4. Statutory section line road right of way along the North and West property lines.
5. Right of Way Grant (page 43 #154296) to Phillips Petroleum Company, dated August 11, 1976, filed September 1, 1976, recorded in Book 1102 at Page 662; Assignment of Rights of Way (page 45 #154296) to Associated Natural Gas, Inc., dated October 1, 1992, filed October 10, 1992, recorded in Book 1514 at Page 450.
6. Easement for Equipment Station (page 54 #154296) to Southwestern Bell Telephone Company, dated December 19, 1981, filed January 20, 1982, recorded in Book 1257 at Page 589.
7. Easement for Equipment Station (page 56 #154296) to Southwestern Bell Telephone Company, dated December 15, 1981, filed January 20, 1982, recorded in Book 1257 at Page 609.
8. Utility Easement (page 60 #154296) to Rural Water District No. 6, Okmulgee County, Oklahoma, dated November 4, 1982, filed November 15, 1982, recorded in Book 1282 at Page 349.
9. Grant of Right of Way (page 69 #154296) to Eagle Gas Transmission, Inc., dated October 17, 1984, filed November 4, 1994, recorded in Book 1555 at Page 353; Sheriff's Deed (page 82 #154296) to Eagle Gas Transmission, Inc., dated February 24, 1997, filed February 24, 1997, recorded in Book 1601 at Page 724.
10. Easement (page 116 #154296) to Oklahoma Gas and Electric Company, dated December 14, 2001, filed March 20, 2002, recorded in Book 1747 at Page 50.
11. Utility Easement (page 117 #154296) to Rural Water District #6, Okmulgee Co., Oklahoma, dated May 20, 2002, filed May 22, 2002, recorded in Book 1752 at Page 550.

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Countersigned:

Executives Title & Escrow Company, LLC



Validating Officer or Agent

Robert E. Parker

License #93755, Bar No. 6897

TITLE COMMITMENT

COMMITMENT FOR TITLE INSURANCE
ISSUED BY
First American Title Insurance Company

The Title Insurance Commitment is a legal contract between you and the Company. It is issued to show the basis on which we will issue a Title Insurance Policy to you. The Policy will insure you against certain risks to the land title, subject to the limitations shown in the Policy. The Company will give you a sample of the Policy form, if you ask. The Commitment is based on the land title as of the Commitment Date. Any changes in the land title or the transaction may affect the Commitment and the Policy. The Commitment is subject to its Requirements, Exceptions, and Conditions.

THIS INFORMATION IS NOT PART OF THE TITLE INSURANCE COMMITMENT. YOU SHOULD READ THE COMMITMENT VERY CAREFULLY. If you have any questions about the Commitment, please contact the issuing office.

AGREEMENT TO ISSUE POLICY

We agree to issue a policy to you according to the terms of this Commitment. When we show the policy amount and your name as the proposed insured in Schedule A, this Commitment becomes effective as of the Commitment Date shown in Schedule A.

If the Requirements shown in this Commitment have not been met within six months after the Commitment Date, our obligation under this Commitment will end. Also, our obligation under this Commitment will end when the Policy is issued and then our obligation to you will be under Policy.

Our obligation under this Commitment is limited by the following:

- The Provisions in Schedule A.
- The Requirements in Schedule B-1.
- The Exceptions in Schedule B-2.
- The Conditions set forth below.

This Commitment is not valid without Schedule A and Sections I and II of Schedule B.

CONDITIONS

1. **DEFINITIONS** - (a) "Mortgage" means mortgage, deed of trust or other security instrument. (b) "Public Records" means title records that give constructive notice of matters affecting your title-according to the state statutes where your land is located.
2. **LATER DEFECTS** - The Exceptions in Schedule B-2 may be amended to show any defects, liens or encumbrances that appear for the first time in the public records or are created or attach between the Commitment Date and the date on which all of the Requirements of Schedule B-1 are met. We shall have no liability to you because of this amendment.
3. **EXISTING DEFECTS** - If any defects, liens or encumbrances existing at Commitment Date are not shown in Schedule B, we may amend Schedule B to show them. If we do amend Schedule B to show these defects, liens or encumbrances, we shall be liable to you according to Paragraph 4 below unless you knew of this information and did not tell us about it in writing.
4. **LIMITATION OF OUR LIABILITY** - Our only obligation is to issue to you the Policy referred to in this Commitment, when you have met its Requirements. If we have any liability to you for any loss you incur because of an error in this Commitment, our liability will be limited to your actual loss caused by your relying on this Commitment when you acted in good faith to: Comply with the Requirements shown in Schedule B-1 or eliminate with our written consent any Exceptions shown in Schedule B-2. We shall not be liable for more than the Policy Amount shown in Schedule A of this Commitment and our liability is subject to the terms of the Policy form to be issued to you.
5. **CLAIMS MUST BE BASED ON THIS COMMITMENT** - Any claim, whether or not based on negligence, which you may have against us concerning the title to the land must be based on this Commitment and is subject to its terms.

First American Title Insurance Company



Dennis J. Gilmore
President



Jeffrey S. Robinson
Secretary

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Inquiries Should Be Directed To: Executives Title & Escrow Company, LLC,
8522 E 61st Street,
Tulsa, OK 74133-1916
(918) 745-9977

Commitment No.: 15040483B ABS No. 15-1568B TAX SUB/ACCT #:
hbo/tw

SCHEDULE A

1. Effective Date: April 24, 2015 at 7:59AM last certified by Okmulgee Land under Certificate No. 149420
2. Policy or policies to be issued: AMOUNT
 - (a) OWNERS POLICY – Form OK 1402.06.A ALTA Owners Policy (6-17-06)
Proposed Insured: To Be Determined \$ TBD
 - (b) LOAN POLICY – Form OK 1056.06.A ALTA Loan Policy (6-17-06)
Proposed Insured: To Be Determined,
its successors and/or assigns as their interest may appear \$ TBD
3. Title to the Fee Simple estate or interest in said land is at the effective date hereof vested by deed dated March 26, 2009 in:

Charles L. Bass Jr. and Brenda Rae Bass
4. The land referred to in this Commitment is located in the County of Okmulgee, State of Oklahoma and described as follows:

A tract of land located in the Southwest Quarter of Section Eleven (11), Township Fifteen (15) North, Range Eleven (11) East of the Indian Base and Meridian, Okmulgee County, State of Oklahoma, according to the according to the U.S. Government Survey thereof, described as follows:
Commencing at the SW Corner of the SW/4 of Section 11, Thence N89°55'15"E (Assumed Bearing) along the South line thereof a distance of 1326.55 feet to the Point of Beginning; said point also being the SW Corner of the East Half of said SW/4; Thence N00°04'22"E along the West line thereof a distance of 1534.99 feet to a point; Thence N82°56'22"E a distance of 666.29 feet to a point on the West line of the East Half of the NE/4 of said SW/4; Thence N00°00'08"W along said West line a distance of 1026.91 feet to a point on the North line of the SW/4, said point also being the NW Corner of the East Half of the NE/4 of the SW/4; Thence S89°59'48"E along the North line thereof a distance of 659.80 feet to a point, said point also being the NE Corner of the SW/4; Thence S00°04'40"E along the East line thereof a distance of 2641.93 feet to a point, said point also being the SE Corner of the SW/4, Thence S89°55'15"W along the South line thereof a distance of 1326.54 feet to the Point of Beginning.

AND

TITLE COMMITMENT

A tract of land located in the Southwest Quarter of Section Eleven (11), Township Fifteen (15) North, Range Eleven (11) East of the Indian Base and Meridian, Okmulgee County, State of Oklahoma, according to the according to the U.S. Government Survey thereof, described as follows:

Beginning at the SW Corner of the SW/4 of Section 11, Thence $N89^{\circ}55'15''E$ (Assumed Bearing) along the South line thereof a distance of 1326.55 feet to a point, said point also being the SW Corner of the East Half of said SW/4; Thence $N00^{\circ}04'22''E$ along the West line thereof a distance of 1534.99 feet to a point; Thence $N82^{\circ}56'22''E$ a distance of 666.29 feet to a point on the West line of the East Half of the NE/4 of said SW/4; Thence $N00^{\circ}00'08''W$ along said West line a distance of 1026.91 feet to a point on the North line of the SW/4, said point also being the NW Corner of the East Half of the NE/4 of the SW/4; Thence $S89^{\circ}59'48''W$ along the North line thereof a distance of 1979.40 feet to a point, said point also being the NW Corner of the SW/4, Thence $S00^{\circ}13'23''W$ along the West line thereof a distance of 2645.76 feet to the Point of Beginning.

Physical Address: , , Oklahoma

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B

Commitment No.: 15040483B

PART I. The following are the requirements to be complied with:

1. Submit proof of the payment to, or for the account of the grantors and/or mortgagors of the full consideration for the estate or interest to be insured.
2. Proper documents creating the estate or interest to be insured must be executed and duly filed for record, to-wit:
 - Deed from **Charles L. Bass Jr. and Brenda Rae Bass**, vesting fee simple title in **To Be Determined**. NOTE: determination as to marital status and execution by spouse, if any, is required for deeds from individuals.
 - Mortgage from **To Be Determined**, showing marital status and joined by spouse, if any, securing your loan.
 - Note: The State of **Oklahoma** requires the payment of a mortgage tax as a condition precedent to the recordation of any mortgage.
3. Return properly executed Seller/owner Statement to the Company, including satisfactory evidence that all bills for labor and materials furnished for the improvements of said premises have been or will be paid and item (d) of Schedule B-II, Standard Exceptions will not appear on policy.
4. Obtain a court search as to any entity taking title subsequent to date of this commitment including in **Okmulgee County**, and satisfy any judgments or liens which might affect the subject property and have releases thereof filed of record.
5. At closing have the records of the U. S. Bankruptcy Court for the Eastern District of Oklahoma checked to insure that nothing adverse has been filed.
6. You should verify that legal access is available via the statutory section line road right of way along the South and West property lines.
7. **FOR A CONSTRUCTION MORTGAGE:** Furnish satisfactory pre-construction inspection report or certificate, dated subsequent to the recordation of the mortgage, showing that no materials have been delivered to the project site, and no construction commenced.
8. A Uniform Commercial Code Search Certificate should be obtained from the office of the County Clerk with respect to the owners of the property, stating that no financing statements for fixtures for personal property have been filed, which statements might constitute a line on said property.
9. At closing have the records checked against the subject property and have a court search obtained on the Sellers of said property to insure that nothing adverse has been filed.
10. An executed Owner In Possession Affidavit must be provided by the owner to determine if anyone is in possession of the property other than the present owner, and if so, by what claim are they in possession.
11. An Affidavit of Purchaser that there are no unpaid bills for labor or materials furnished to the property within the last four months.

TITLE COMMITMENT

12. An Affidavit of Owner that he has no knowledge of, or been advised of, any taxes or special assessments being levied against the property which would constitute a lien, other than those of record.
13. CLOSING INFORMATION NOTE: If the closing for the subject property is to be conducted or disbursed by the undersigned TITLE COMPANY, we require all monies due from the purchase/loan to be in the form of a cashier's check, official bank check, money order or wire transfer made payable to said TITLE COMPANY. (Due to wide variances in banking policies/practices and the lack of control over the process of incoming wires until it reaches our account at our banking institution, the undersigned TITLE COMPANY cannot accept financial responsibility for delays in the funding of said cases due to the absence/delay of said funds reaching our account nor for the absence/delay of funding checks not received at time of closing).

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B CONTINUED

Commitment No: 15040483B

Part II. Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

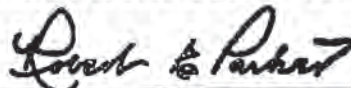
STANDARD EXCEPTIONS:

- a. Rights or claims of parties in possession not shown by the public records.
- b. Easements, or claims of easements, not shown by the public records.
- c. Encroachments, overlaps, discrepancies or conflicts in boundary lines, shortage in area, or other matters which would be disclosed by an accurate and complete survey or inspection of the premises.
- d. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

SPECIAL EXCEPTIONS:

1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Real estate taxes for 2015 and subsequent years, amount of which is not ascertainable, due or payable.
3. All interest in and to all oil, gas, coal and other minerals and all rights pertaining thereto.
4. The Statutory section line road along the South and West property lines.
5. The Affidavit claiming easement (page 69 #149420) by Centrex Operating Company, filed March 25, 2009, recorded in Book 1973 at Page 709.

FIRST AMERICAN TITLE INSURANCE COMPANY
Countersigned:
Executives Title & Escrow Company, LLC



Validating Officer or Agent
Robert E. Parker
License #93755, Bar No. 6897

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Inquiries Should Be Directed To: Executives Title & Escrow Company, LLC,
8522 E 61st Street,
Tulsa, OK 74133-1916
(918) 745-9977

Commitment No.: 15040483C ABS No. 15-1568C TAX SUB/ACCT #:
hbo/tw

SCHEDULE A

1. Effective Date: May 13, 2015 at 7:59AM last certified by Okmulgee Land under Certificate No. 146790
2. Policy or policies to be issued: AMOUNT
 - (a) OWNERS POLICY – Form OK 1402.06.A ALTA Owners Policy (6-17-06)
Proposed Insured: To Be Determined \$ TBD
 - (b) LOAN POLICY – Form OK 1056.06.A ALTA Loan Policy (6-17-06)
Proposed Insured: To Be Determined,
its successors and/or assigns as their interest may appear \$ TBD
3. Title to the Fee Simple estate or interest in said land is at the effective date hereof vested by deed dated June 30, 2008 in:

Charles L. Bass Jr. and Brenda R. Bass
4. The land referred to in this Commitment is located in the County of Okmulgee, State of Oklahoma and described as follows:

The Northeast Quarter and Southeast Quarter and Northwest Quarter (NE/4 SE/4 NW/4) of Section Seven (7), Township Fifteen (15) North, Range Twelve (12) East of the Indian Base and Meridian, Okmulgee County, State of Oklahoma, according to the U.S. Government Survey thereof.

Physical Address: , , Oklahoma

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B

Commitment No.: 15040483C

PART I. The following are the requirements to be complied with:

1. Submit proof of the payment to, or for the account of the grantors and/or mortgagors of the full consideration for the estate or interest to be insured.
2. Proper documents creating the estate or interest to be insured must be executed and duly filed for record, to-wit:
 - Deed from Charles L. Bass Jr. and Brenda R. Bass, vesting fee simple title in To Be Determined. NOTE: determination as to marital status and execution by spouse, if any, is required for deeds from individuals.
 - Mortgage from To Be Determined, showing marital status and joined by spouse, if any, securing your loan.
 - Note: The State of Oklahoma requires the payment of a mortgage tax as a condition precedent to the recordation of any mortgage.
3. Return properly executed Seller/owner Statement to the Company, including satisfactory evidence that all bills for labor and materials furnished for the improvements of said premises have been or will be paid and item (d) of Schedule B-II, Standard Exceptions will not appear on policy.
4. Obtain a court search as to any entity taking title subsequent to date of this commitment including in Okmulgee County, and satisfy any judgments or liens which might affect the subject property and have releases thereof filed of record.
5. At closing have the records of the U. S. Bankruptcy Court for the Eastern District of Oklahoma checked to insure that nothing adverse has been filed.
6. You should verify that legal access is available via the statutory section line road right of way along the North and West lines of the Northeast Quarter (NE/4) of Section 7, Township 15 North, Range 12 East, Okmulgee County.
7. **FOR A CONSTRUCTION MORTGAGE:** Furnish satisfactory pre-construction inspection report or certificate, dated subsequent to the recordation of the mortgage, showing that no materials have been delivered to the project site, and no construction commenced.
8. A Uniform Commercial Code Search Certificate should be obtained from the office of the County Clerk with respect to the owners of the property, stating that no financing statements for fixtures for personal property have been filed, which statements might constitute a line on said property.
9. At closing have the records checked against the subject property and have a court search obtained on the Sellers of said property to insure that nothing adverse has been filed.
10. An executed Owner In Possession Affidavit must be provided by the owner to determine if anyone is in possession of the property other than the present owner, and if so, by what claim are they in possession.
11. An Affidavit of Purchaser that there are no unpaid bills for labor or materials furnished to the property within the last four months.

TITLE COMMITMENT

12. An Affidavit of Owner that he has no knowledge of, or been advised of, any taxes or special assessments being levied against the property which would constitute a lien, other than those of record.
13. CLOSING INFORMATION NOTE: If the closing for the subject property is to be conducted or disbursed by the undersigned TITLE COMPANY, we require all monies due from the purchase/loan to be in the form of a cashier's check, official bank check, money order or wire transfer made payable to said TITLE COMPANY. (Due to wide variances in banking policies/practices and the lack of control over the process of incoming wires until it reaches our account at our banking institution, the undersigned TITLE COMPANY cannot accept financial responsibility for delays in the funding of said cases due to the absence/delay of said funds reaching our account nor for the absence/delay of funding checks not received at time of closing).

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

SCHEDULE B CONTINUED

Commitment No: 15040483C

Part II. Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

STANDARD EXCEPTIONS:

- a. Rights or claims of parties in possession not shown by the public records.
- b. Easements, or claims of easements, not shown by the public records.
- c. Encroachments, overlaps, discrepancies or conflicts in boundary lines, shortage in area, or other matters which would be disclosed by an accurate and complete survey or inspection of the premises.
- d. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

SPECIAL EXCEPTIONS:

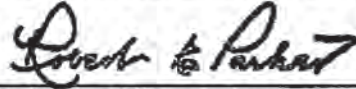
1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Real estate taxes for 2015 and subsequent years, amount of which is not ascertainable, due or payable.
3. All interest in and to all oil, gas, coal and other minerals and all rights pertaining thereto.
4. Statutory section line road right of ways along the East and North liens of the Northeast Quarter.
5. Right of Way (page 19 #146790) to SINCLAIR-CUDAHY PIPE LINE COMPANY, dated December 11, 1919, filed January 30, 1920, recorded in Book D175 at Page 462.
6. Right of Way Grant (page 60 #146790) to PHILLIPS PETROLEUM COMPANY, dated August 11, 1976, filed September 1, 1976, recorded in Book 1102 at Page 662; Right of Way Grant (page 62 #146790) to PHILLIPS PETROLEUM COMPANY, dated May 21, 1979, filed July 2, 1979, recorded in Book 1172 at Page 692; Assignment of Rights of Way (page 64) to ASSOCIATED NATURAL GAS, INC., filed October 10, 1972, recorded in Book 1514 at Page 450; Assignment and Assumption Agreement (page 73) to SCISSORTAIL FIELD SERVICES, LLC, dated May 29, 2003, filed January 12, 2004, recorded in Book 1810 at Page 232.
7. Easement (page 77# 146790) to OKLAHOMA GAS AND ELECTRIC COMPANY, dated June --, 1980, filed April 9, 1982, recorded in Book 1264 at Page 265.
8. Grant of Right of Way (page 91# 146790) to EAGLE GAS TRANSMISSION, INC., dated October 17, 1994, filed November 4, 1994, recorded in Book 1555 at Page 353; Assigned by Sheriff's Deed (page 103) to JACK'S BACKHOE SERVICE, INC., dated February 24, 1997, filed February 24, 1997, recorded in Book 1601 at Page 724.
9. Based upon the Allotment Deed (page 4 #146790) issued by the Creek Nation to Buzzie Harjo, dated July 27, 1903 and recorded on August 28, 1903 in the office of the Commission of the Five Civilized Tribes, in Book 14 at Page 576, the W/2 of the NE/4 is subject to a railroad right-of-way, which occupies approximately 10 acres.

TITLE COMMITMENT

FIRST AMERICAN TITLE INSURANCE COMPANY

Countersigned:

Executives Title & Escrow Company, LLC

A handwritten signature in black ink, appearing to read "Robert E. Parker", written over a horizontal line.

Validating Officer or Agent

Robert E. Parker

License #93755, Bar No. 6897

WELL LOGS

WELL LOGS

Form 1005A (1967) OKLAHOMA CORPORATION COMMISSION
 OIL AND GAS CONSERVATION DIVISION

NATIONAL OIL WELL INDEX CO.
 OKLAHOMA CITY
 REG. NO. 74-2181

AUG 10 1974

Give detailed description and thickness of
 water, oil or gas.

COUNTY Oklmulgee SEC 15N TWP 12E
 COMPANY OPERATING Wallace & Seliger Nat. Gas
 OFFICE ADDRESS Box 38
 TOWN Oklmulgee STATE OKLA. ZIP 74447
 FARM NAME JERRY WELL NO. 1



DRILLING STARTED 5-9 IS 74 DRILLING FINISHED 5-12 IS 74
 DATE OF FIRST PRODUCTION COMPLETED
 WELL LOCATED NE 1/4 SE 1/4 North of South
 Line and 1/2 East of West Line of Quarter Section
 Elevation (Relative to sea level) DERRICK FLOOR 2226
 CHARACTER OF WELL (Oil, gas or dryhole) Gas

OIL OR GAS SANDS OR ZONES

Name	From	To	Name	From	To
1 Senora	1007	1039	1 Datcher	2192	2214
2 Glenn	1629	1725	1 Wapanucks	2226	2250
3 Datcher	2140	2176			

Perforating Record in Feet

Formation	From	To	No. of Shots	Formation	From	To	Size of Shot
Datcher	2145	50	6	DL	JETS		
Datcher	2209	14	6	DL	JETS		

CASING RECORD

Size	WT.	Thick.	Mkts.	ft.	in.	ft.	Amount Pelled	Feet	Record
8 7/8			150						
5 1/2			354						

Kind Cementing and Mudding

Amount Set	Chemical	Amount	Mudding Method	Results (See Note)
8 7/8 150			Mull. Benton	
5 1/2 354			Mull. Benton	

Note: What method was used to protect sands if other strings were pulled?

NOTE: Were bottom hole plugs used? If so, state kind, depth set and results obtained.

Tools Used
 Rotary Tools were used from 0 feet to 2249 feet. Cable tools were used from ___ feet to ___ feet, and from ___ feet, and from ___ feet to ___ feet.

Type Log

Describe initial test: whether by flow through tubing or casing or by pumping.

Amount of Production 0 bbls. Gravity of oil 50 lbs. Length of Oil Yes Water
 Production 0 bbls. Gravity of oil 50 lbs. Type of Pump if pump is used, describe

Formation	Top	Bottom	Formation	Top	Bottom
shale and sand	0	100	shaly sand	1804	1815
shaly sand		126	shale		1848
shale		149	shaly sand		1856
shaly sand		170	shaly sand		1881
shaly shale		308	shaly sand		1893
shale		365	shale		2140
sandy shale		448	lime		2144
lime		452	sand		2150
shale		464	shale		2153
shaly sand		486	sandy lime		2164
shale		544	shale		2169
lime		550	water sand		2176
shale		620	shale		2192
shaly sand		630	water sand		2202
broken sand/shale		704	shale		2208
shale		814	gas sand		2214
tight sand		818	limey shale		2226
shale		899	lime		2250
shaly sand-shale		1007	total depth		2250
sand		1039			
sandy shale		1076			
shaly sand		1083			
shale		1159			
shaly sand		1196			
shale		1263			
lime		1266			
sandy shale		1361			
shale		1383			
broken sand		1413			
sand		1432			
shale		1586			
lime		1590			
broken sand		1629			
Glenn sand		1725			
shale		1779			
shaly sand		1791			
shale		1804			

RECEIVED
 OIL & GAS CONSERVATION DIVISION

JUL 15 1974

OKLAHOMA CORPORATION

COMMISSION
 RECEIVED
 OIL & GAS CONSERVATION DIVISION

JUN 28 1974

OKLAHOMA CORPORATION
 COMMISSION

I, the undersigned, being first duly sworn, upon oath, certify that this well record is true, correct and complete according to the records of this office and to the best of my knowledge and belief.

Edward J. ...
 Regional and title of representative of company

Subscribed and sworn to before me this 26 day of June 1974
 My Commission expires 6-12-77

Cliff M. Emerson
 Notary Public

WELL LOGS

(R.L.E 3-205)
 Give detailed description and thickness of
 dry, water, oil or gas

NATIONAL OIL WELL SURVY CO.
 OKLAHOMA CITY
 EXR. NO. 74-2182

Station	Top	Bottom	Formation	Station	Top	Bottom
104	0	104	sand and shale	1870	1941	shale
113		113	lime		1955	sand - water
133		133	sandy shale		2117	broken sand/shale
138		138	sand		2125	lime
144		144	lime		2137	shale & lime
150		150	shale		2151	sandy-shaly lime
162		162	shaly sand		2153	shale
350		350	broken sand/shale		2176	sandy lime, stain
572		572	shale-sandy shale		2182	sandy lime/shale
582		582	gas sand		2191	shale
614		614	shale		2198	sand, gas
627		627	shaly sand		2202	shale
833		833	sandy shale		2216	sand, gas
836		836	shaly sand		2229	shale
1021		1021	shale-sandy shale		2245	lime
1030		1030	tight sand/lime		2245	Total depth
1175		1175	sandy shale			
1200		1200	broken sand/shale			
1275		1275	shale			
1304		1304	shaly sand			
1388		1388	shale			
1396		1396	sand			
1439		1439	shale			
1471		1471	shaly sand			
1599		1599	shale			
1601		1601	lime			
1663		1663	broken shale/sand			
1670		1670	lime			
1678		1678	shale			
1757		1757	Glenn sand, water			
1792		1792	shale			
1803		1803	shaly sand			
1817		1817	sandy shale			
1820		1820	lime			
1862		1862	sandy shale			
1870		1870	shaly sand			

RECEIVED
 OIL & GAS CONSERVATION DIVISION
 JUL 15 1974

RECEIVED
 OIL & GAS CONSERVATION DIVISION
 JUN 28 1974

I, the undersigned, being first duly sworn upon oath, state that this well record is true, correct and complete according to the records of this office and the best of my knowledge and belief.

Edward F. Feigler - Pres.
 Vice and title of representative of company

Subscribed and sworn before me this 15th day of June, 1974
 My Commission expires 6-12-77
 Alvin M. Edwards
 Notary Public

Form 800-2A
 1973 (Rev.)
 API NO. 11120558
 380 5th Street
 Oklahoma City, Oklahoma 73105

OKLAHOMA CORPORATION DIVISION
 OIL AND GAS CONSERVATION DIVISION
 COMPANY OPERATING Wallace & Zeigler Nat. Gas, Inc.

OFFICE ADDRESS Rt. 2 Box 58
 TOWN Okmulgee STATE OKLA ZIP 74447
 FARM NAME IRBY WELL NO. 2
 DRILLING STARTED 5-16-74 DRILLING FINISHED 5-19-74
 DATE OF FIRST PRODUCTION COMPLETED
 WELL LOCATED NW 1/4 SE 1/4 N 2310 North of South
 1/2 mile East of West Line of Quarter Section
 Elevation (Relative to sea level) DERACK FLOOR 2182
 CHARACTER OF WELL (Oil, gas or hydrocarbon) Gas

OIL OR GAS SANDS OR ZONES

Name	From	To	Name	From	To
1 Calvin gas sd	572	582	4 Upper Dutcher	2153	2176
1 Senora sand	1021	1030	5 Lower Dutcher	2202	2216
1 Glenn sand	1678	1757	6 Kapamooka lime	2229	2245

Perforating Record If Any

Formation	From	To	No. of Shots	Formation	From	To	Shot Record
OUTER	2202	2209	14	DMT	2153	2176	

CASING - PACKER RECORD

Size	Wpt.	Thids.	Grade	Ft.	In.	Size	Length	Depth In	Mkts	PACKER
8 5/8			60							
5 1/2			2239							

CEMENT AND MIDDING

Casing Set	Cement	Chemical	Method of	Casing Test (R.L.E. 109)					
Size Ft.	In.	Scale/Fill-up	Top	Grade	Mkts	Comments	P.S.I.	Fluid	Ballast
8 5/8		circulated		Halliburton					
5 1/2				Halliburton					

NOTE: What method was used to protect sands if extra strings were pulled?

NOTE: Were bottom hole plugs used? If so, state kind, depth set and results obtained

Flowing tools were used from 0 feet to 2245 feet

Size of hole drilled: 8 5/8 inch Cable

INITIAL PRODUCTION TEST (R.L.E. 2-101)

Date _____ Duration _____ hrs., Pumping Flowing

Producing Thus Casing Tubing Size of Choke _____

Oil Production _____ Bbls., A.P.I. Gravity _____ MCF

Gas Production _____ MCF, Open Flow Potential _____

Water Production _____ Bbls., Gas-Oil Ratio _____

Casing Pressure _____ P.S.I.A., Tubing Pressure _____ P.S.I.A.

WELL LOGS

INDEPENDENT ENERGY SERVICE CO. INC. Well Interest Listing

6.2.9

05/08/2015
13:22:39

Selection Criteria: Well ID: IRBY1&2 - IRBY1&2 in All Groups
Sort Order: Well ID

Well ID	Well Name	D F T P R H	D I F I	Prog.	Status	Gas Interest	Oil Interest	Working Interest	Trans	Class 1	Class 2	Class 3	Class 4	Class 5
IRBY1&2	IRBY #1, & 2	M	R	O	N	N	A	3.1250000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
BASSCBW	CHARLES L. & BRENDA R. BASS, JR.	M	R	O	N	N	A	0.7812500	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
CUNNPH	TPEGGY M. & HERBERT R. CUNNINGHAM	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
EDWAJ	JANE ANNETTE EDWARDS	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
GAMAL	LYNN DALE GAMARRA	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
HERNE	ELIZABETH GAIL HERNANDEZ	M	R	O	N	N	A	3.1250000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
IRBYTRST	O D & J A IRBY REVOCABLE TRUST	M	R	O	N	N	A	0.7812500	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
LATTYM...	MAXINE M. LATTY LIVING TRUST	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLERD	DON HENRY MILLER	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLERG	GINA DAWN MILLER	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLERMI	MICHAEL RICHEY MILLER	M	R	O	N	N	A	0.7812500	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLER...	MARY M. MILLER	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLERT	TERRY MILLER	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
MILLERTI	TIM EDWARD MILLER	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
WOLLD	DEBRA JO WOLL	M	R	O	N	N	A	0.3906250	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
RUSSR	ROLYNN RUSSELL	M	R	O	N	N	A	87.4998750	100.0000000	0.0000000	0.0000000	0.0000000	0.0000000	0.0000000
BASSCBW	CHARLES L. & BRENDA R. BASS, JR.	M	W	O	N	N	A	0.0000000	100.0000000	100.0000000	0.0000000	0.0000000	0.0000000	0.0000000

Legend: Owner Types R = Royalty Owner
O = Override Royalty
W = Working Interest

Disbursement Frequency M = Monthly Q = Quarterly S = Semi-Annually A = Annually

Int Types O = Oil G = Gas B = Both Oil and Gas

Direct Pay O = Oil G = Gas B = Both

Flat Royalty Y = Yes N = No

† = Owner on Hold -- = Dummy Owner

**OIL & GAS
REPORTS & LEASE**

OIL & GAS REPORTS

12/31/13

2013 FEDERAL OIL AND GAS INCOME (LOSS) REPORT

PAGE 1

CHARLES L. AND BRENDA BASS

442-54-3582

03:08PM

4/13/15

PROP NUMBER	PROPERTY DESCRIPTION	PRODUCTION TYPE	GROSS INCOME	PRODUCTION TAX	IDC	OPERATING EXPENSES	AMORTIZATION DEPRECIATION	SECTION 179	ALLOCATED OVERHEAD	DRY HOLE EXPENSE	OTHER EXPENSES	NET INCOME
1	MISCELLANEOUS ROYALTIES	PRIMARY OIL	444		31							413
	TOTALS: SCH E - OKLAHOMA ROYALTIES-INDEPENDENCE		444		31	0	0	0	0	0		413
500	MISCELLANEOUS PROPERTIES	PRIMARY OIL	17,516	1,244		10,653						5,619
	TOTALS: SCH C - OIL & GAS		17,516	1,244	0	10,653	0	0	0	0		5,619
502	MISCELLANEOUS ROYALTIES	PRIMARY OIL	266		19							247
	TOTALS: SCH E - OKLAHOMA ROYALTIES-SCISSORTAI		266		19	0	0	0	0	0		247
503	MISCELLANEOUS ROYALTIES	PRIMARY OIL	2,543		183							2,360
	TOTALS: SCH E - OKLAHOMA ROYALTIES-PHILLIPS 66		2,543		183	0	0	0	0	0		2,360
601	MISCELLANEOUS ROYALTIES	PRIMARY OIL										0
	TOTALS: SCH E - CONOCOPHILLIPS COMPANY		0		0	0	0	0	0	0		0
GRAND TOTALS			20,769	1,477	0	10,653	0	0	0	0		8,639

OIL & GAS REPORTS

12/31/12

2012 FEDERAL OIL AND GAS INCOME (LOSS) REPORT

PAGE 1

CHARLES L. AND BRENDA BASS

442-54-3582

03:08PM

4/13/15

PROP NUMBER	PROPERTY DESCRIPTION	PRODUCTION TYPE	GROSS INCOME	PRODUCTION TAX	IDC	OPERATING EXPENSES	AMORTIZATIO DEPRECIATION	SECTION 179	ALLOCATED OVERHEAD	DRY HOLE EXPENSE	OTHER EXPENSES	NET INCOME
1	MISCELLANEOUS ROYALTIES	PRIMARY OIL	317		22							295
	TOTALS: SCH E - OKLAHOMA ROYALTIES-INDEPENDEN		317	22	0	0	0	0	0	0	0	295
500	MISCELLANEOUS PROPERTIES	PRIMARY OIL	13,585	967		6,311					1,351	4,956
	TOTALS: SCH C - OIL & GAS		13,585	967	0	6,311	0	0	0	0	1,351	4,956
502	MISCELLANEOUS ROYALTIES	PRIMARY OIL	186		13							173
	TOTALS: SCH E - OKLAHOMA ROYALTIES-SCISSORTAI		186	13	0	0	0	0	0	0	0	173
503	MISCELLANEOUS ROYALTIES	PRIMARY OIL	913	66								847
	TOTALS: SCH E - OKLAHOMA ROYALTIES-CONOCOPHI		913	66	0	0	0	0	0	0	0	847
601	MISCELLANEOUS ROYALTIES	PRIMARY OIL	1,707	122								1,585
	TOTALS: SCH E - PHILLIPS 66 COMPANY		1,707	122	0	0	0	0	0	0	0	1,585
GRAND TOTALS			16,708	1,190	0	6,311	0	0	0	0	1,351	7,856

OIL & GAS REPORTS

12/31/11

2011 FEDERAL OIL AND GAS ALLOWABLE DEPLETION REPORT

PAGE 1

CHARLES L. AND BRENDA BASS

442-54-3582

03:09PM

4/13/15

PROP NUMBER	PROPERTY DESCRIPTION	PRODUCTION TYPE	GROSS % DEPLETION	TENTATIVE % DEPLETION	COST DEPLETION	GREATER OF % OR COST	DEPLETION CARRYOVER	LIMITATION	BEFORE 65% ALLOWABLE DEPLETION	CARRYOVER TO 2012	DEPLETION ADJUSTMENT	EXCESS IDC
1	MISCELLANEOUS ROYALTIES	PRIMARY OIL	178	178		178	284		462	462		
	TOTALS: SCH E - OKLAHOMA ROYALTIES-INDEPENDEN		178	178	0	178	284		462	0	462	0
500	MISCELLANEOUS PROPERTIES	PRIMARY OIL	6,251	6,251		6,251	10,854		17,105	17,105		
	TOTALS: SCH C - OIL & GAS		6,251	6,251	0	6,251	10,854		17,105	0	17,105	0
502	MISCELLANEOUS ROYALTIES	PRIMARY OIL	48	48		48	95		143	143		
	TOTALS: SCH E - OKLAHOMA ROYALTIES-SCISSORTAI		48	48	0	48	95		143	0	143	0
503	MISCELLANEOUS ROYALTIES	PRIMARY OIL	372	372		372	234		606	606		
	TOTALS: SCH E - OKLAHOMA ROYALTIES-CONOCOPHIL		372	372	0	372	234		606	0	606	0
GRAND TOTALS			6,849	6,849	0	6,849	11,467		18,316	0	18,316	0

OIL & GAS LEASE

1054-344
 STATE OF OREGON
 County of Chenango
 I, James Kenneth P. + Belda O. Miller
 do hereby certify that the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein set forth.
 My commission expires June 12 1977
Chas. M. Emmerson
 County Clerk

STATE OF OREGON
 County of _____
 I, _____, do hereby certify that the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein set forth.
 My commission expires _____

STATE OF OREGON
 County of _____
 I, _____, do hereby certify that the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein set forth.
 My commission expires _____

Oil and Gas Lease

1054-344

STATE OF OREGON
 County of Chenango
 This instrument was filed for record on this 21 day of March 1974 at _____ o'clock PM in book 1054 page 344 of the records of the office.
James Kenneth P. + Belda O. Miller
 County Clerk

STATE OF OREGON
 County of _____
 I, _____, do hereby certify that the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed, for the uses and purposes therein set forth.
 My commission expires _____

OIL & GAS LEASE

STATE OF OKLAHOMA

County of Tulsa

ACKNOWLEDGMENT FOR INDIVIDUAL 1156-117

I, the undersigned, a Single Public, do and for the County and Term, as follows: April 1974
I have caused my official signature and official seal to be placed on the foregoing instrument, and I have caused the same to be duly recorded in the office of the County Clerk of the County of Tulsa, Oklahoma, on this 12th day of April, 1974.

My commission expires May 12, 1974
Barbara L. Sullivan
County Clerk

STATE OF OKLAHOMA

County of _____

ACKNOWLEDGMENT FOR INDIVIDUAL

I, the undersigned, a Single Public, do and for the County and Term, as follows: _____
I have caused my official signature and official seal to be placed on the foregoing instrument, and I have caused the same to be duly recorded in the office of the County Clerk of the County of _____, Oklahoma, on this _____ day of _____, 19____.

My commission expires _____

STATE OF OKLAHOMA

County of _____

ACKNOWLEDGMENT FOR CORPORATION

I, the undersigned, a Single Public, do and for the County and Term, as follows: _____
I have caused my official signature and official seal to be placed on the foregoing instrument, and I have caused the same to be duly recorded in the office of the County Clerk of the County of _____, Oklahoma, on this _____ day of _____, 19____.

My commission expires _____

43111 01562

Oil and Gas Lease

STATE OF Oklahoma / SS
County of Oklahoma
Filed for record in the Office of
the County Clerk at AM 4:30 PM
April 22, 1974 recorded in
Book No. 1156 Page 1156-117
MARY HUGHES, County Clerk
Michelle Huggins, Deputy

Know all men by these presents, _____ of the County of _____, State of _____, do hereby certify that the foregoing instrument, as the same appears from the records of the County Clerk of the County of _____, Oklahoma, is a true and correct copy of the original instrument, as the same appears from the records of the County Clerk of the County of _____, Oklahoma, and that the same was duly recorded in the office of the County Clerk of the County of _____, Oklahoma, on this _____ day of _____, 19____.

Witness my hand and seal of office this _____ day of _____, 19____.
William H. Huggins, County Clerk
Cherry L. Huggins, Deputy
Notary Public & Secretary Co. Tulsa, Okla.
26 8-15-12 1156-117

STATE OF OKLAHOMA

County of _____

ACKNOWLEDGMENT UNDER TWO LEASES (SEE BY MARK)

I, the undersigned, a Single Public, do and for the County and Term, as follows: _____
I have caused my official signature and official seal to be placed on the foregoing instrument, and I have caused the same to be duly recorded in the office of the County Clerk of the County of _____, Oklahoma, on this _____ day of _____, 19____.

My commission expires _____

OIL & GAS LEASE

STATE OF OREGON,)
 County of Clatsop)
 431390
 1856-376
 Know all the contents of these rules, to wit the said County and State, on this 6th day of May 1947
 personally appeared WALTER P. MILLER and GORDA S. MILLER

knowing full well the contents of the same, who consented to the making and foregoing instrument, and acknowledged to me that they executed the same on 1947 and that they executed the same for the purposes and to the ends herein expressed.
 In witness whereof, I have hereunto set my official signature and official seal at Clatsop Oregon, this 7-14-44 day of July 1944
Walter E. Kelly
 County Clerk

STATE OF OREGON,)
 County of _____)
 Know all the contents of these rules, to wit the said County and State, on this _____ day of _____ 19____
 personally appeared _____
 knowing full well the contents of the same, who consented to the making and foregoing instrument, and acknowledged to me that they executed the same on _____ and that they executed the same for the purposes and to the ends herein expressed.
 In witness whereof, I have hereunto set my official signature and official seal at _____ Oregon, this _____ day of _____ 19____
 My commission expires _____
 County Clerk

STATE OF OREGON,)
 County of _____)
 Know all the contents of these rules, to wit the said County and State, on this _____ day of _____ 19____
 personally appeared _____
 knowing full well the contents of the same, who consented to the making and foregoing instrument, and acknowledged to me that they executed the same on _____ and that they executed the same for the purposes and to the ends herein expressed.
 In witness whereof, I have hereunto set my official signature and official seal at _____ Oregon, this _____ day of _____ 19____
 My commission expires _____
 County Clerk

431390

Oil and Gas Lease

part of the original
 County of Clatsop
 Filed for record in the Office of
 the County Clerk at _____
 on July 9, 1944 and recorded in
 Record No. 81836 Page 312-318
MADE HUSTON, OREGON
Michael Huston

STATE OF OREGON,
 County of _____
 This instrument was filed for record on the _____ day of _____ 19____
 at _____
 to book _____
 of the _____
 County Clerk
Walter P. Miller
Gorda S. Miller
Clatsop, Clatsop, Oregon
 360

STATE OF OREGON,)
 County of _____)
 Know all the contents of these rules, to wit the said County and State, on this _____ day of _____ 19____
 personally appeared _____
 knowing full well the contents of the same, who consented to the making and foregoing instrument, and acknowledged to me that they executed the same on _____ and that they executed the same for the purposes and to the ends herein expressed.
 In witness whereof, I have hereunto set my official signature and official seal at _____ Oregon, this _____ day of _____ 19____
 My commission expires _____
 County Clerk

NOTE: For signature by more than one person, each person must be acknowledged by my signature, and if there are more than three persons, each may not be present.



MINERAL OWNERSHIP REPORTS

MINERAL OWNERSHIP REPORTS

OWNERSHIP REPORT

CURSORY OWNERSHIP REPORT
SE/4, Section 07-T15N-R12E
OKMULGEE COUNTY, OKLAHOMA
(160.00 ACRES)RR*1

TITLE TO: 5/13/2015 Last B/P 2121/352

PREPARED BY: Clark D. Rother

NO.	OWNER	INTEREST	NET ACRES	FOOT NOTES	LEASE SCHEDULE	LEASE BK/PG	LEASE R. DESCR.	EXP. STATUS
	The Southeast Quarter (SE/4)		160.000000					
	Surface Owner							
	Charles L. Bass, Jr. and Brenda R. Bass, husband and wife (Joint Tenants)							
	Mineral Owners							
1	Charles L. Bass, Jr. and Brenda R. Bass, husband and wife (Joint Tenants)	0.250000	40.000000		1	1056/136	W/2 SE/4 1 year @ 1/8	Appears HBP*1 dated 3-11-1974
	4991 Alt 75 Beggs, OK 74421							
2	Orel D. Irby and Jacquelyn Ann Irby Co-Trustees of the Orel D. Irby and Jacquelyn Ann Irby Revocable Trust UAD 7-28-94	0.250000	40.000000		1	1056/136	W/2 SE/4 1 year @ 1/8	Appears HBP*1 dated 3-11-1974
3	The Trustees of the Russell P. Miller Trust	0.500000	80.000000		2	1054/343, also filed 1056/315	W/2 SE/4 1 year @ 1/8	Appears HBP*1 dated 3-11-1974
	[MD 1338/592 dtd 6-17-1984] [See Okmulgee County Probate P-1999-00127-Russell Parks Miller]							
	Tract 1 Total	1.000000	160.000000					

EASEMENTS & RIGHTS OF WAY:

Available upon request.

NOTES:

HBP*1: Current Operator (Charles L. Bass Jr.) has been producing the Irby # 1 (API # 35-111-20550) and # 2 (API # 35-111-20558) wells since 2002. Ownership of working interest is held by Charles L. Bass, Jr. and Brenda R. Bass per Assignment of Oil & Gas Working Interest 1741/831. The completion reports attached show production started in 1974. These wells appear to produce from the Dutcher formation at approximately 2,200 feet. These wells operate on a lease basis of the W/2 SE/4 of Section 7. It appears the E/2 SE/4 of Section 7 is open of record and available for lease.

Report
continued on
next page

MINERAL OWNERSHIP REPORTS

**CURSORY OWNERSHIP REPORT
SE/4, Section 07-T15N-R12E
OKMULGEE COUNTY, OKLAHOMA
(160.00 ACRES)RR*1**

TITLE TO: 5/13/2015 Last B/P 2121/352

PREPARED BY: Clark D. Rother

NO.	OWNER	INTEREST	NET ACRES	FOOT NOTES	LEASE SCHEDULE	LEASE BK/PG	LEASE R. DESCR.	EXP. STATUS
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NOTES (CONTINUED):

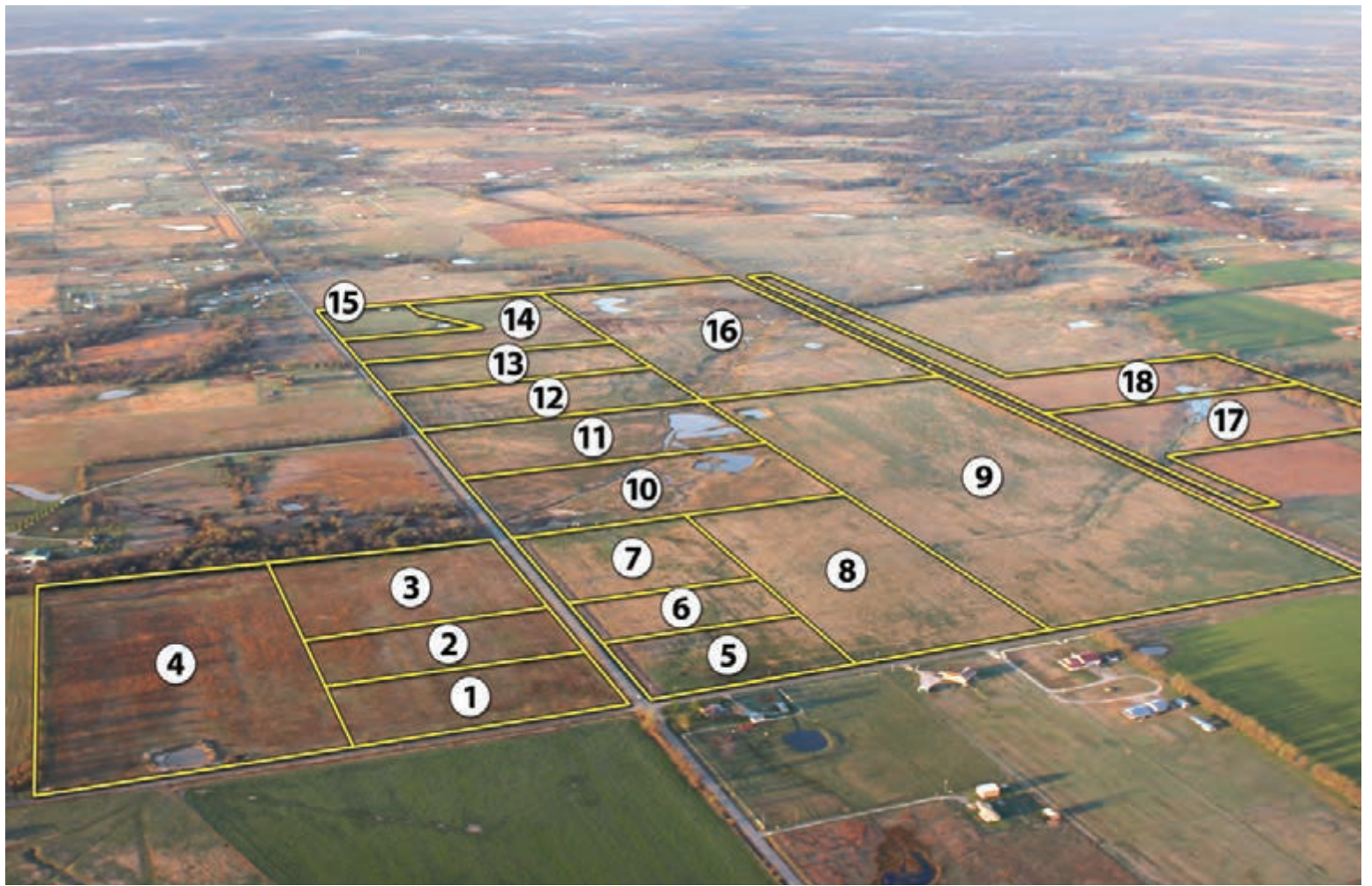
RR*1: Due to the Title Opinion representing the entire SE/4 in its entirety, this ownership will follow that example. Buyer should ascertain whether the Railroad that may exist across the property only has right-of-way rights and not any claim to actual surface or minerals. The Allotment Deed from The Muskogee (Creek) Nation to Jesse Coleman dated 4-3-1903, filed 5-5-1903 does state in the description "less 6.18 acres occupied as right of way by the St. Louis, Oklahoma & Southern Railroad." The tax rolls list the property as SE/4 less 6 10 AC RR (taxed at 153.90 acres).

UNRELEASED MORTGAGES AGAINST SURFACE AND MINERALS:

N/A

CURSORY: Not all indexed instruments were reviewed for this report.

2121/352
5/13/2015
Clark D. Rother



PHOTOGRAPHY



TRACT 8



TRACT 10



TRACT 11



TRACT 12

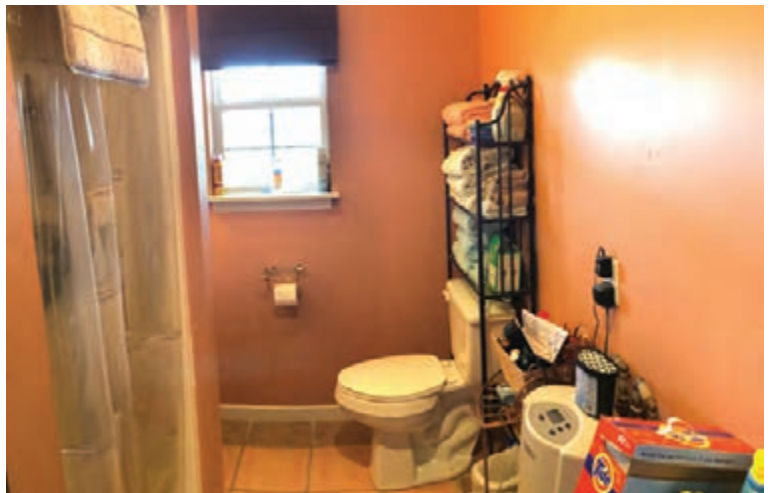
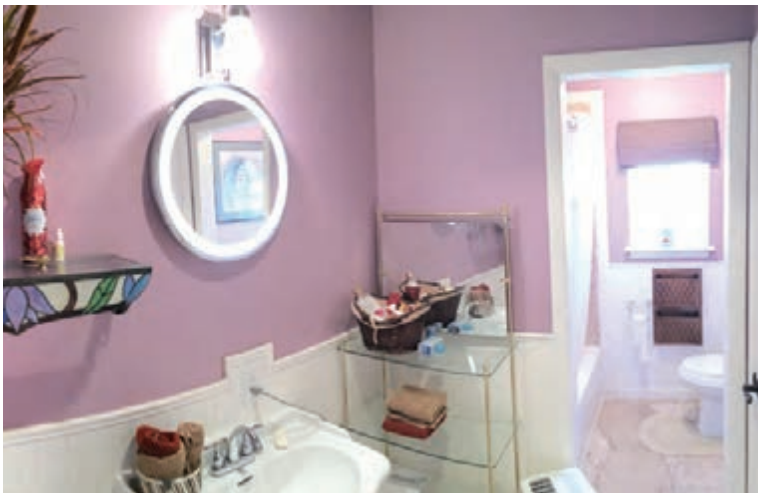


TRACT 15



TRACT 15







TRACT 16



TRACT 16



TRACT 16



TRACT 16



TRACT 16



TRACT 17



TRACT 19

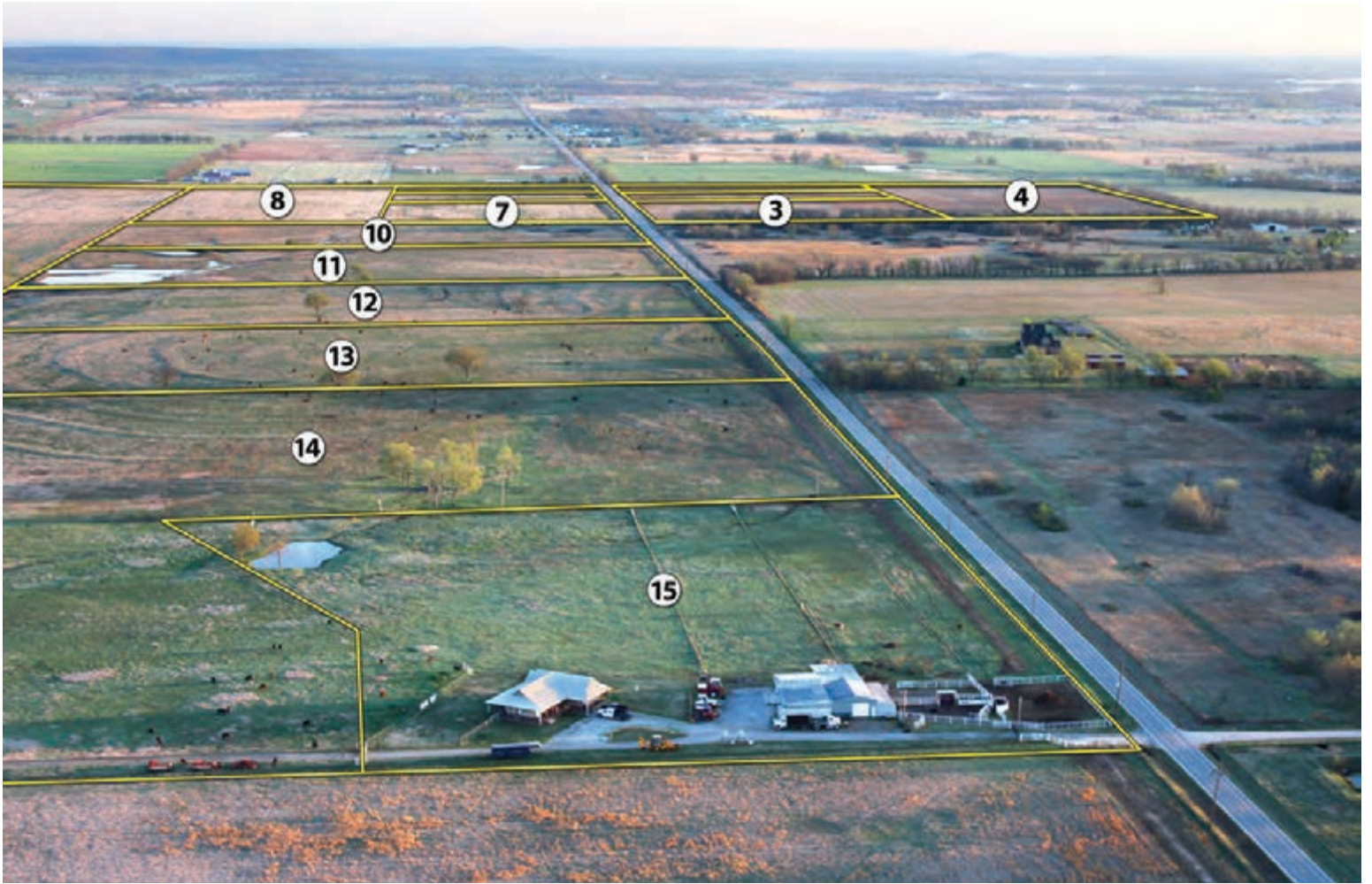


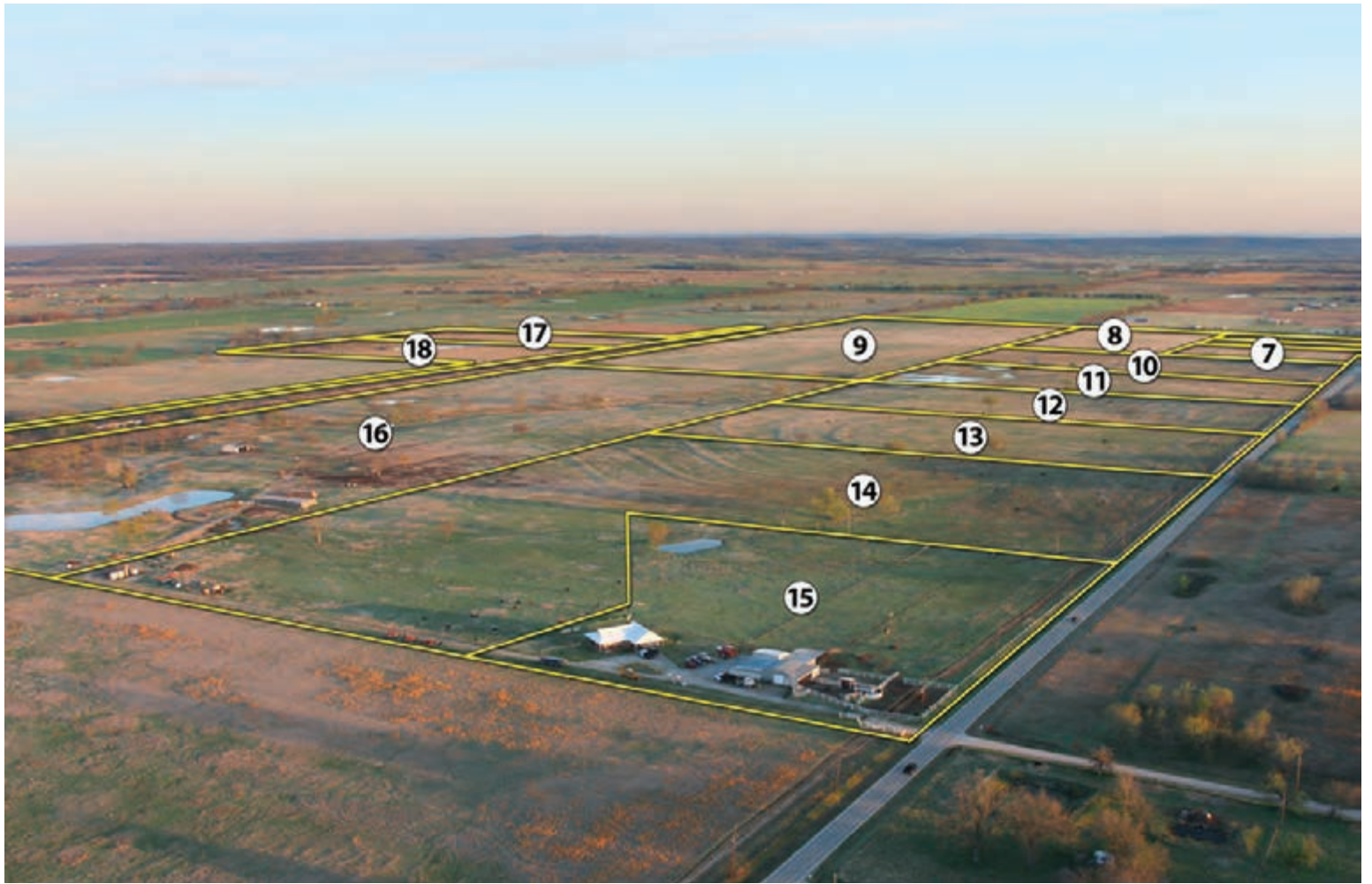
TRACT 20



TRACT 21



















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