**MINERAL DEED**

STATE OF TEXAS §

§

COUNTY OF \_\_\_\_\_\_\_ §

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, **\_\_\_\_\_\_\_\_\_** whose address is: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_"Grantor" (whether one one more) have GRANTED, SOLD, and CONVEYED, and by these presents do GRANT, SELL and CONVEY, unto **PetroVista Energy Partners, LLC**, whose address is: PO Box 51568, Midland, TX 79710 ("Grantee"), all my right and title and interest in and to the oil, gas, and other minerals in, under, and that may be produced from the following described land in Howard County, Texas, to-wit:

Legal Description here:

containing \_\_\_\_\_acres, more or less, together with the right of ingress and egress at all times for the purpose of mining, drilling, exploring, operating and developing said lands for oil, gas and other minerals, and storing, handling, transporting and marketing the same therefrom with the right to remove from said land all of Grantee's property and improvements.

This sale is made subject to any rights now existing to any lessee or assigns under any valid and subsisting oil and gas lease heretofore executed and now of legal record; it being understood and agreed that said Grantee shall have, receive and enjoy the herein granted undivided interests in and to all bonuses, rents, royalties and other benefits which may accrue thereunder from and after the date hereof, precisely as if the Grantee herein had been at the date of making said lease and/or leases the owner of similar undivided interests in and to the lands above described and none other and Grantee one of the lessors therein.

Grantor agree to execute such further assurance as may be requisite for the full and complete enjoyment of the rights herein granted and likewise agree that Grantee herein shall have the right at any time to redeem for said Grantor by payment any mortgage, taxes, or liens on the above described land, upon default in payment by Grantor, and be subrogated to the rights of the holder thereof.

Grantor does hereby irrevocably appoint and constitute Grantee as its agent and attorney-in-fact for the limited purpose only of executing division orders, transfer orders and all other instruments as may be necessary to make fully effective the rights herein granted, so that Grantee may act in my place and stead for this limited purpose only.

TO HAVE AND TO HOLD the above described property and easement with all the singular the rights, privileges and appurtenances thereunder or any wise belonging to Grantee, his heirs, executors, administrators, successors and assigns forever, and Grantor does hereby bind itself and successors and assigns to warrant and forever defend all and singular the said property unto Grantee, his heirs, executors, administrators, successors and assigns, against every person whomsoever lawfully claiming the same or any part thereof by through and under Grantor but not otherwise.

Executed and delivered this \_\_\_\_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2019

GRANTOR(S):

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

???????

THE STATE OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ §

§

COUNTY OF ­­\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ §

This instrument was acknowledged before me on the \_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_, 2019, by\_\_\_\_\_\_\_\_\_\_.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Notary for State of TEXAS