

TRACT 45419 - Plaquemines Parish, Louisiana

All State owned lands and water bottoms located within the boundaries of the Pass-A-Loutre Wildlife Management Area as defined by the Department of Wildlife and Fisheries incorporating a title opinion from the Office of the Governor dated August 3, 1998, not presently under mineral lease by the State of Louisiana on April 14, 2021, all as set forth following: Beginning at a point within the Pass-A-Loutre Wildlife Management Area having Coordinates of X = 2,722,878.40 and Y = 170,950.40; thence East 15,849.84 feet to a point on the Eastern boundary of said Pass-A-Loutre Wildlife Management Area having Coordinates of X = 2,738,728.24 and Y = 170,950.40; thence South 27 degrees 15 minutes 54 seconds West 7,920.82 feet along the Eastern boundary of said Pass-A-Loutre Wildlife Management Area to a point having Coordinates of X = 2,735,099.67 and Y = 163,909.60; thence West 12,221.27 feet to a point having Coordinates of X = 2,722,878.40 and Y = 163,909.60; thence North 7,040.80 feet to the point of beginning, **LESS AND EXCEPT** any privately owned land that may be located within the above described Tract, if any, said tract containing approximately **2,268.63 acres**, all as more particularly outlined on a plat on file in the Office of Mineral Resources, Department of Natural Resources. All bearings, distances and coordinates are based on Louisiana Coordinate System of 1927, (South Zone).

NOTE: The above description of the Tract nominated for lease has been provided and corrected, where required, exclusively by the nomination party. Any mineral lease selected from this Tract and awarded by the Louisiana State Mineral and Energy Board shall be without warranty of any kind, either express, implied, or statutory, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. Should the mineral lease awarded by the Louisiana State Mineral and Energy Board be subsequently modified, cancelled or abrogated due to the existence of conflicting leases, operating agreements, private claims or other future obligations or conditions which may affect all or any portion of the leased Tract, it shall not relieve the Lessee of the obligation to pay any bonus due thereon to the Louisiana State Mineral and Energy Board, nor shall the Louisiana State Mineral and Energy Board be obligated to refund any consideration paid by the Lessor prior to such modification, cancellation, or abrogation, including, but not limited to, bonuses, rentals and royalties.

NOTE: This tract is located in the Attakapas Island Wildlife Management Area under the jurisdiction of the Louisiana Department of Wildlife and Fisheries which has promulgated rules and regulations for the protection of game and wildlife on the aforesaid Tract and, therefore, shall be subject to said rules and regulations, a copy of which may be obtained from the Department of Wildlife and Fisheries. In addition to the specific rules and regulations applicable, the following shall apply regarding operations under this mineral lease:

- No activities will be allowed without written authorization of the Louisiana Department of Wildlife and Fisheries.

- Proposed projects will be evaluated on a case by case basis. Modifications to proposed project features, including, but not limited to, access routes, spoil placement, well sites, flowlines and appurtenant structures may be required by the Department of Wildlife and Fisheries.
- Compensatory mitigation will be required to offset unavoidable wetland impacts.
- Compensation and/or oyster seed ground surveys may be required by the Department for potential impacts to productive oyster seed grounds located within the management area.
- Removal of all structures, facilities and equipment will be required within 120 days of abandonment unless otherwise agreed to in writing by the Louisiana Department of Wildlife and Fisheries.
- No activities will be allowed during the hunting season unless approved by the Department.
- Prior to submitting application for wetland permits to Federal and State permitting agencies the leaseholder shall coordinate project details with the Department of Wildlife and Fisheries. Contact person for the Department will be Kyle Balkum at (225)765-2819.

Additionally, the Department will require a minimum bonus of \$350.00 per acre and a minimum royalty of 25%.

NOTE: The State of Louisiana does hereby reserve, and this lease shall be subject to, the imprescriptible right of surface use in the nature of a servitude in favor of the Department of Natural Resources, including its Offices and Commissions, for the sole purpose of implementing, constructing, servicing and maintaining approved coastal zone management and/or restoration projects. Utilization of any and all rights derived under this lease by the mineral lessee, its agents, successors or assigns, shall not interfere with nor hinder the reasonable surface use by the Department of Natural Resources, its Offices or Commissions, as herein above reserved.

Applicant: CYPRESS ENERGY CORPORATION

Bidder	Cash Payment	Price/Acre	Rental	Oil	Gas	Other

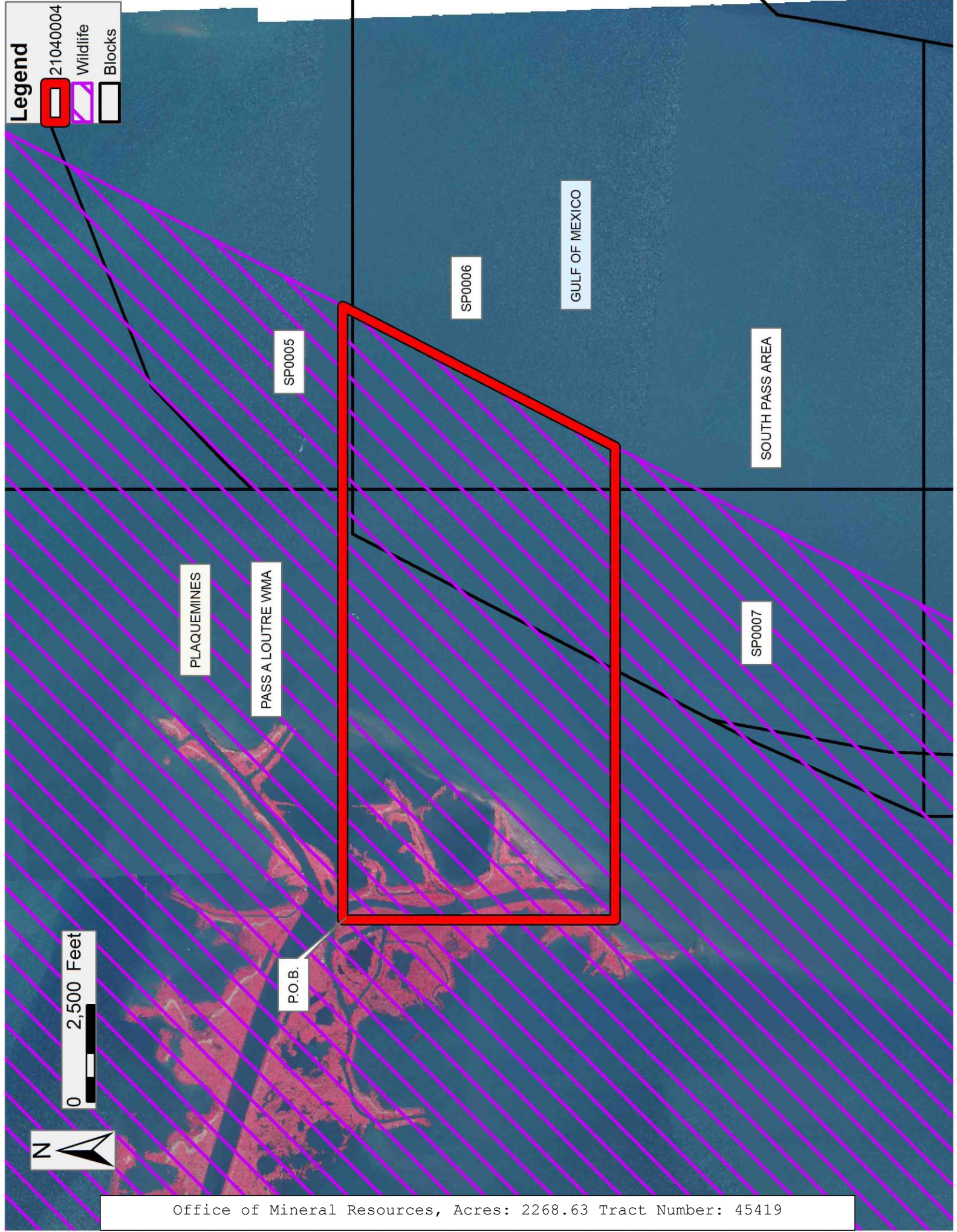
Legend

- 21040004
- Wildlife
- Blocks



0 2,500 Feet

Office of Mineral Resources, Acres: 2268.63 Tract Number: 45419



SP0005

SP0006

GULF OF MEXICO

SOUTH PASS AREA

PLAQUEMINES

PASS A LOUTRE WMA

SP0007

P.O.B.

TRACT 45420 - Plaquemines Parish, Louisiana

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Applicant: CYPRESS ENERGY CORPORATION

Bidder	Cash Payment	Price/Acre	Rental	Oil	Gas	Other

Legend

- 21040003
- Wildlife
- Blocks

