

# Boyd & McWilliams

## Oil & Gas Properties

Kline Boyd  
Toby McWilliams

300 West Texas, Suite 704  
Midland, Texas 79701  
(915) 684-7921

BEFORE EXAMINER STOGNER
Conservation Division
Order No. <u>1</u>
Case No. <u>9417</u>

May 26, 1988

Re: File No. 87-920-04  
WEST KNOWLES PROSPECT  
S/2 Sec. 28, T16S, R38E,  
Lea County, NM - 320 ac

Paul Balband  
Paris, France

Dear Mr. Balband:

The Records of Lea County, New Mexico show that you are the owner of a 1/800 mineral interest in the captioned land.

We wish to obtain an oil and gas lease from you covering this interest and hereby offer you the following terms:

Bonus: \$100.00 per net acre  
Term: 3 years  
Royalty: 3/16  
Delay Rental: \$1.00 per acre annual

Provided this offer meets with your approval, it is requested that you advise the undersigned at your earliest opportunity.

Thank you for your attention.

Yours truly,

Tommy P. Withrow

TPW/ab

cc: Wayne Wheelis  
6/17/88



JUN 20 1988

GB.

#7077.

MINERAL DEED.

KNOW ALL MEN BY THESE PRESENTS: THAT W.C. Goffatt, of 331 Bay Street, Toronto, Ont.,  
of  
Canada, hereinafter called Grantor, (whether one or more) for and in consideration of the sum  
of One and no/100 Dollars (\$1.00) cash in hand paid and other good and valuable considera-  
tions, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, convey,  
transfer, assign and deliver unto Paul Balbaud, of Paris, France, hereinafter called Grantee  
(whether one or more) an undivided one/eight hundredth (1/800th) interest in and to all of  
the oil, gas and other minerals in and under and that may be produced from the following des-  
cribed lands situated in Lea County, State of New Mexico, to-wit:

East half (E/2) and Southwest Quarter (SW/4) of Section 28:  
and Northwest quarter (NW/4) and East half (E/2) of South-  
west Quarter (SW/4) and Southeast Quarter (SE/4) of Section  
33, all in Township 16 South, Range 38 East; and North Half  
(N/2) and Southwest Quarter (SW/4) of Section 4, and East  
Half (E/2) of Section 8, and West Half (W/2) of Section 9,  
all in Township 17 South, Range 38 East,

and egress  
containing 2,000 acres, more or less, together with the right of ingress 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 of record heretofore executed; it being understood and agreed that said Grantee shall have, receive, and enjoy the herein granted undivided interest in and to all bonuses, rents, royalties and other benefits which may accrue under the terms of said lease insofar as it covers the above described land from and after the date hereof, precisely as if the Grantee herein had been at the date of the making of said lease the owner of a similar undivided interest in and to the lands described and Grantee one of the lessors therein.

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

TO HAVE AND TO HOLD the above described property and easement with all and singular the rights, privileges and appurtenances, thereunto or in any wise belonging to the said Grantee herein, his heirs, successors, personal representatives, administrators, executors, and assigns forever, and Grantor does hereby warrant said title to Grantee, his heirs, executors, administrators, personal representatives, successors and assigns forever and does hereby agree to defend all and singular the said property unto the said Grantee herein his heirs successors, executors, personal representatives, and assigns against every person whomsoever claiming or to claim the same or any part thereof.

WITNESS my hand this 19th day of January, 1933.

W.C. Goffatt

STATE OF NEW YORK)  
COUNTY OF ERIE ) SS

Before me, the undersigned, a Notary Public, in and for said County and State on this 19th day of January, 1933, personally appeared W.C. Goffatt, to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

(Notarial Seal) My Commission expires March 1, 1934.

Michael E. Zimmer, Notary Public  
P.O. 1216 Liberty Bank Bldg., Buffalo,  
N.Y.

STATE OF NEW MEXICO)  
COUNTY OF LEA ) SS

This instrument was filed for record on the 14th day of February, 1933, at 3:35 o'clock P.M. and duly recorded in Book 34 page 50 of the records of this office.

(County Clerk's Seal)

B.B. Barnes, County Clerk-Register of  
Deeds.

By: L.M. Blackmon, Deputy.