

Limited Memorandum of Title

STATE:North Dakota

COUNTY:Dunn

PROSPECT:Milo Leiss

CLIENT:Big D & E Auctions

BY:B. J. Kadrmas, Inc.

DATED:June 13, 2025

LAST INST:Doc. 3104842

(MJT)

Description: Township 143 North, Range 96 West
Section 26: E2

Gross acres: 320.00

B. J. Kadrmas, Inc. has examined the county records, from Patent to June 13, 2025 @ 4:30 P.M. in connection with the captioned tract, and interprets the ownership as follows:

Surface Ownership of Record: Owned by parties not encapsulated by this report.

MINERAL OWNERSHIP OF RECORD: OIL AND GAS

Mineral owner(s) and address:	Interest	Net Acres	Lease Status:
Estate of Milo J. Leiss, deceased See Examiner’s Note 1.	50.0000000%	160.000000	HELD BY PRODUCTION <u>ORIGINAL LESSEE</u> James Leiss, aka James J. Leiss, and Lillian F. Leiss, individually and as husband and wife; Milo J. Leiss, a single man <u>ORIGINAL LESSOR</u> Empire Oil Company <u>Oil and Gas Lease</u> Date: 12/15/2005 – Paid-up Term: 10 years (amended) Expires: 12/15/2015 (HBP) Royalty: 16.00% (amended) Recorded: Doc. 3015966 Amended: Doc. 3041566 120-Day Continuous Drilling <u>Lands Covered:</u> <u>T143N-R96W</u> Sec. 26: E2 Containing 320.00 acres, more or less
TOTALS	50.0000000%	160.000000	

Easements:
Not Determined.

Mortgages:
None Discovered.

Judgments and Liens:
None Discovered.

Real Estate Taxes:

Not Determined.

Examiner’s Notes:

1. As part of the nature of this project, Examiner has personal knowledge that Milo J. Leiss is deceased. This is further supported by the existence of that certain Probate of Will dealing in the Matter of the Estate of Milo J. Leiss, deceased (Case No. 45-2024-PR-00098) filed within the Stark County’s Clerk of Court. Since Milo J. Leiss is deceased, a mailing address has not been included.

This examination and report is exclusively limited to the documents properly indexed in said county and state as to the subject lands. No opinion is given or expressed as to validity or authenticity of the documents reviewed as to corrections of boundaries, descriptions or surveys or the presence of easements, encumbrances or agreements not of record. Mineral ownership referred to herein is for Oil and Gas only and does not cover coal, uranium, iron, scoria and clay unless specified. This report is not a title opinion and should not be treated as such.