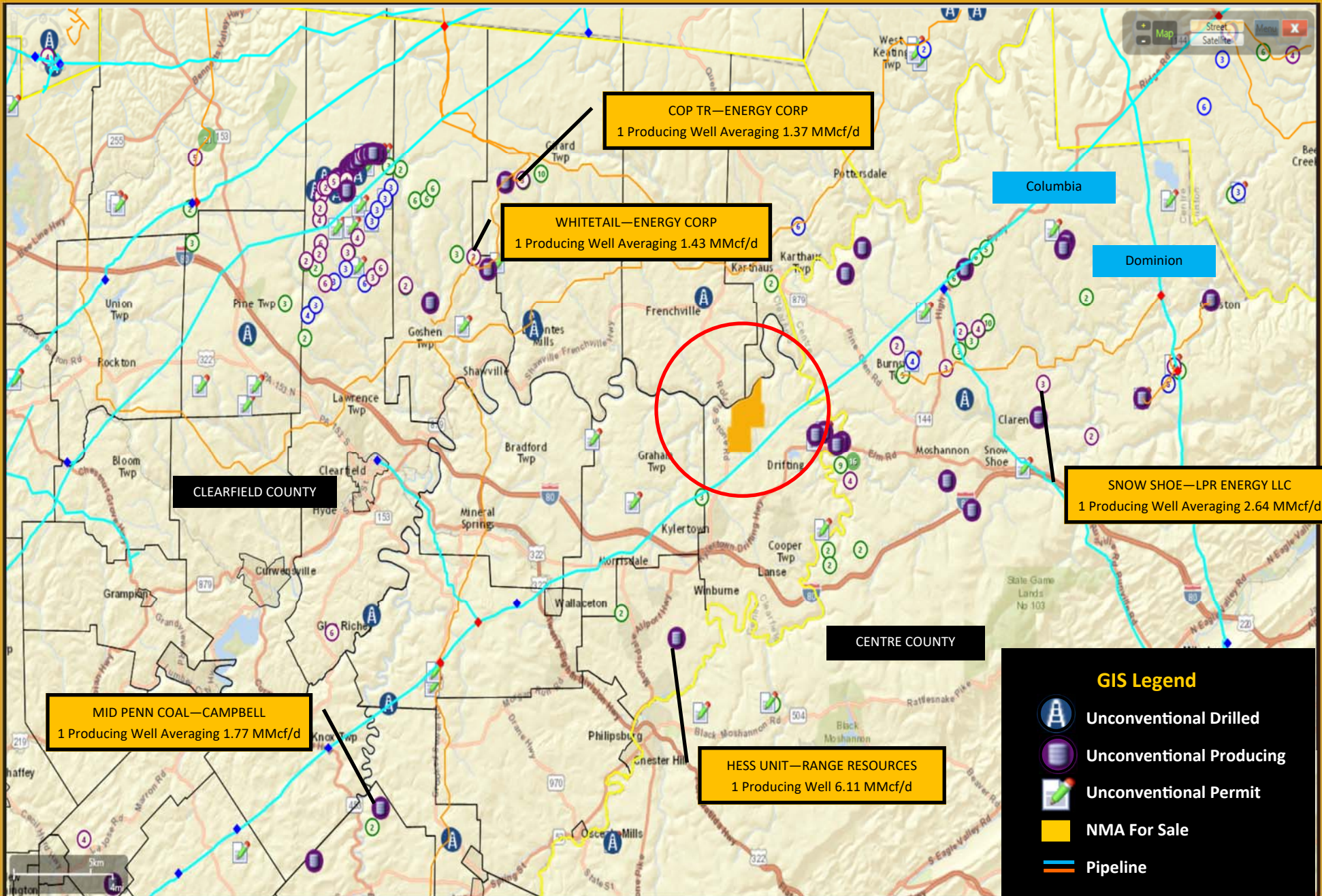




**1,300+/- NET MINERAL ACRES AND LAND
UNLEASED, TIMBER/AGGREGATE POTENTIAL
CLEARFIELD COUNTY, PA—COOPER TOWNSHIP**





**1,300+/- NET MINERAL ACRES AND LAND
UNLEASED, TIMBER/AGGREGATE POTENTIAL
CLEARFIELD COUNTY, PA—COOPER TOWNSHIP**

Opportunity:

1,300+/- unleased net mineral acres and land in Cooper Township, Clearfield County, Pennsylvania. Over two miles of this property sits along the west branch of the Susquehanna River. Within 2.4 miles of the Kylertown/Phillpsburg Ext #133 of PA Interstate Route 80. * Timber/Aggregate Potential!

This property was leased with EXCO who paid \$2,500—\$2,750 per acre, 15%, gross lease.

Range Resources, LRP Energy LLC and Energy Corp all have notable wells in this area.



Gross Acres: 1,300+/-

Net Mineral Acres Available: 1,300+/-

Unitized: N/A

Well/Unit Name: N/A

Producing: N/A

Lessee: Expired EXCO lease. Was paying \$2,500 to \$2,750 per acre

Royalty Rate: N/A

Royalty Type: N/A

Lease Date: N/A

Primary Term Length: N/A

Extension Term Length: N/A

Extension Payment Amount: N/A

Price Per Acre: \$3,770

Asking Price: \$4,901,000

Parcel #: Multiple

VP of Land and Managing Broker

Bill Smith

**is available by email or phone to
answer questions or review offers
for this listing.**

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office: 724-933-1311

www.cx-energy.com

All information furnished regarding this property for sale, or lease is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof and same is submitted subject to error, omissions, change of price, rental or other conditions prior sale, lease, or financing or withdrawal without notice.

CX-Energy will make no representations and assume no obligation regarding the accuracy of this data and assumes no risk for hazardous waste or substances or other undesirable material on or about the property which will ultimately be leased or purchased.