



**DRILL RIG IS MOVING IN! MULTIPLE PENDING LATERALS CROSSING ACREAGE!  
CURRENT CASHFLOW / 21.62+/- NET MINERAL ACRES FOR SALE  
NOTTINGHAM TOWNSHIP, WASHINGTON COUNTY, PENNSYLVANIA**

**4 NEW PENDING LATERALS**



**JAMES MIZIA 2H—RANGE RESOURCES**  
API: 125-28597  
PRODUCTION STARTED: 8/2019  
TARGET: MARCELLUS  
AVERAGING 9.68 MMcf/d

**FRANK SANNS 3H—RANGE RESOURCES**  
API: 125-29022  
PRODUCTION STARTED: 9/2023  
TARGET: MARCELLUS  
AVERAGING 13.25 MMcf/d

**WERNER—EQT**  
API: 125-27821  
PRODUCTION STARTED: 5/2027  
TARGET: MARCELLUS  
AVERAGING 9.85 MMcf/d

- Unconventional Producing
- Unconventional Drilled
- Unconventional Permit
- Net Mineral Acres



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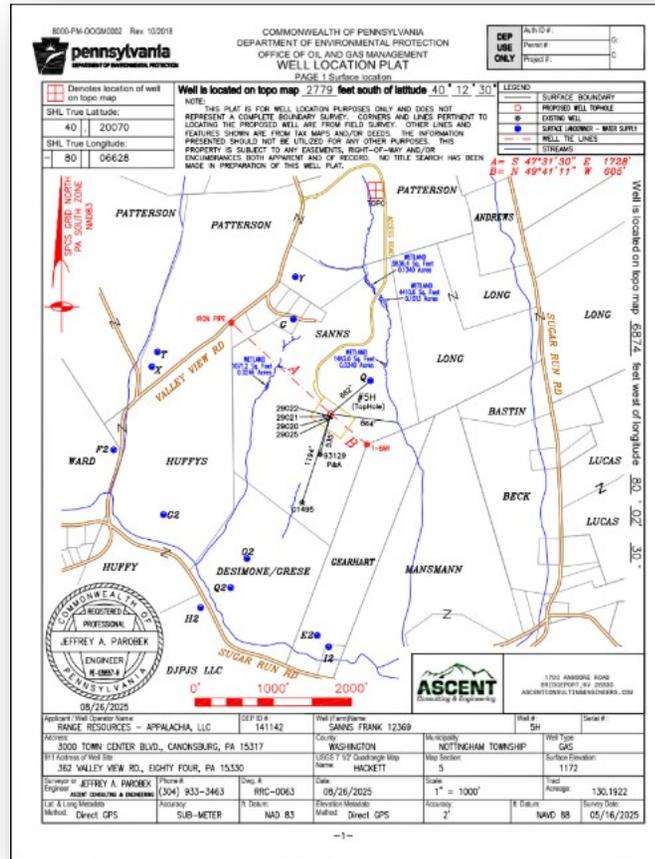
- ✓ Current Cashflow
- ✓ Additional Cashflow
- ✓ Drill Rig is moving in this year!

For Sale: 21.62+/- net mineral acres out of 43.24+/- gross acres in Nottingham Township, Washington County, Pennsylvania.

Royalty income is currently coming from the Range Resources Sandra Eakin Unit and the Frank Sanns Unit.

Additional Royalty income is coming! Range Resources has recently filed 4 additional permits at the Frank Sanns Unit. These permits are pending with the PA DEP. We can provide plats upon request.

This opportunity will not be on the market long!



**VP of Land and Managing Broker  
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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.

**Gross Acres:** 43.24+/-  
**Net Mineral Acres Available:** 21.62+/-  
**Unitized:** Yes, New Division Orders Coming Soon!  
**Well/Unit Name:** Sandra Eakin & Frank Sanns  
**Producing:** Yes, Tons of Upside  
**Lessee:** Range Resources  
**Royalty Rate:** 12.5%  
**Royalty Type:** Net

**Lease Date:** HBP  
**Primary Term Length:** HBP  
**Extension Term Length:** HBP  
**Extension Payment Amount:** N/A  
**Offered At:** \$144,000  
**Price Per Acre:** \$6,660.49  
**Parcel #:** 530-015-00-00-0001-12