

**EXECUTED** on the date first set forth above.

**LANDLORD:**

**BLEX EXCHANGE II LP,**  
a Texas limited partnership

**By: BLEX EXCHANGE II GP, LLC,**  
a Texas limited liability company,  
its sole General Partner

**ATTEST:**

\_\_\_\_\_  
Lance Pace, Secretary

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

**TENANT:**

**SITIO ROYALTIES OPERATING  
PARTNERSHIP, LP,**  
a Delaware limited partnership

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_