

Warranty Deed Conveying Oil, Gas, and Minerals

_____ (**Name of Grantor**), of _____
_____ (**street address, city, county, state, zip code**),
hereinafter called *Grantor*, has granted, bargained, sold, and conveyed, and does now grant,
bargain, sell, and convey, subject to the exceptions set out in this Deed, to _____
(**Name of Grantee**), of _____
_____ (**street address, city, county, state, zip code**), hereinafter called *Grantee*, all
the oil, gas, and other minerals on, in, and under and that may be produced from the following-
described lands situated in _____ (**Name of County and**
State), to wit:

(Legal Description of Land)

Together with the exclusive right of ingress and egress at all times for the purpose of
mining, drilling, and exploring such lands for oil and gas and other minerals and producing,
storing, treating, handling, marketing, and removing oil and gas and other minerals. It is agreed
that the extent and duration of operations, if any, on such premises shall be solely at the will of
the *Grantee*, _____ (**his or her**) heirs, successors, and assigns.

This grant is made in consideration of \$_____ paid to *Grantor* by *Grantee*, and
of other valuable considerations, receipt of which is acknowledged.

To have and to hold the above-described property, together with all and singular the
rights, privileges, and appurtenances belonging or appertaining to the property, to *Grantee*,
_____ (**his or her**) heirs, successors, and assigns, forever. Subject to the exceptions set
out above, *Grantor* binds _____ (**himself or herself**), _____ (**his or her**)
heirs, and successors to warrant and forever defend all and singular the above-described
property to *Grantee*, _____ (**his or her**) heirs, successors, and assigns, against every
person lawfully claiming any part of the premises.

Witness my signature this the _____ (**date**).

(**Printed Name & Signature of Grantee**)

Note: Acknowledgments may vary by state.

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned authority in and for the said County
and State, on this _____ day of _____, 20_____, within my jurisdiction, the
within-named _____ (**Name of Grantor**), who acknowledged that _____
(**he or she**) executed the above and foregoing instrument.

NOTARY PUBLIC

My Commission Expires:
