

TRACT 45985 - Caddo Parish, Louisiana

All of the mineral rights only under land adjudicated to and acquired by the State of Louisiana in and through a proper tax sale, and subsequently alienated by the State which retained the mineral rights thereto, and which is not under valid mineral lease from the State of Louisiana on November 12, 2025, situated in Caddo Parish, Louisiana, and being more fully described as follows: Those certain lots in Section 23, Township 19 North, Range 16 West more particularly described as follows:

Lots 85 and 106 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Sheriff Sale from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff, on behalf of Ernest E. Williams to Alton Charles Wise, husband of Sheryl Choate Wise dated February 19, 1992 and recorded in Conveyance Book 2838, Page 181 in Caddo Parish, Louisiana.

Lots 46, 49, 69, and Lot 108 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Sheriff Sale from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Alton Charles Wise, husband of Sheryl Choate Wise dated August 28, 1991 and recorded in Conveyance Book 2838, Page 182 in Caddo Parish, Louisiana.

Lot 110 in the S/2 of the N/2 and Lot 111 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23-19N-16W, having been described in that certain Process Verbal from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Alton Charles Wise, husband of Sheryl Choate Wise dated June 7, 2000 and recorded in Conveyance Book 3396, Page 542 in Caddo Parish, Louisiana.

Lot 113, 114, 132, 134, and 153 in the S/2 of the N/2 of Section 23-19N-16W, having been described in that certain Process Verbal from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Blue Collar Land Company, LLC dated May 2, 2023 and recorded under Instrument No. 2927410 in the Conveyance Records of Caddo Parish, Louisiana.

Lot 15, 35 and 55 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Tax Sale from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Andrew Mattson dated January 10, 1996 and recorded in Conveyance Book 3245, Page 463 in Caddo Parish, Louisiana.

Lots 3, 44, 63, 102, 103, 104, and 105 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Tax Sale from the State of Louisiana, Parish of Caddo, J.H. Flournoy, Sheriff to W. E. Hall, husband of Virgil J. Hall dated April 13, 1966 and recorded in Conveyance Book 1106, Page 647 in Caddo Parish, Louisiana.

Lots 32 and 53 in the S/2 of the N/2 and Lots 7, 108 and 109 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Process Verbal of Sale from the State of

Louisiana dated May 12, 2021 and recorded under Instrument No. 2840005 in the Conveyance Records of Caddo Parish, Louisiana.

Lots 38 in the S/2 of the N/2 and Lots 64, 65, 92, and 95 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that Tax Sale from the State of Louisiana, Parish of Caddo, James M. Goslin, Sheriff dated March 14, 1973 and recorded in Conveyance Book 1384, Page 452 in Caddo Parish, Louisiana.

Lot 42 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Amended Process Verbal of Sale from the Succession of George H. Wood to State of Louisiana dated December 11, 2020 and recorded under Instrument No. 2814879 in the Conveyance Records of Caddo Parish, Louisiana.

Lot 48 and 50 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Process Verbal of Sale from the State of Louisiana to Melissa Mitchell dated March 16, 2022 and recorded under Instrument No. 2882529 in the Conveyance Records of Caddo Parish, Louisiana.

Lots 75, 95, 116, 117 and 118 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Sheriff Sale from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Alton Charles Wise, husband of Sheryl Choate Wise dated September 9, 1992 and recorded in Conveyance Book 2843, Page 494 in Caddo Parish, Louisiana.

Lots 76, 104, 105, 106 and 107 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Sheriff Sale from the State of Louisiana, Parish of Caddo, James M. Goslin, Sheriff to R.W. Turner dated February 16, 1972 and recorded in Conveyance Book 1332, Page 582 in Caddo Parish, Louisiana.

Lot 81 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Process Verbal of Sale from the State of Louisiana to Alton Charles Wise, husband of Danette Wise dated November 2, 2022 and recorded under Instrument No. 2914389 in the Conveyance Records of Caddo Parish, Louisiana.

Lot 98 in the S/2 of the N/2 of Section 23, Township 19 North, Range 16 West, having been described in that certain Tax Sale Deed from the State of Louisiana, Parish of Caddo, Don Hathaway, Sheriff to Robert Mayes, husband of Jennifer Mayes dated June 2, 1995 and recorded in Conveyance Book 3047, Page 98 in Caddo Parish, Louisiana.

Lots 40 in the N/2 of NW/4 & NW/4 of NE/4 of Section 23, Township 19 North, Range 16 West, having been described in that certain Sheriff Sale from the State of Louisiana, Parish of Caddo, James M. Goslin, Sheriff to R.W. Turner dated February 16, 1972 and recorded in Conveyance Book 1332, Page 582 in Caddo Parish, Louisiana.

The above tracts aggregate **47.874 acres**, more or less, all as more particularly outlined on a plat on file in the Office of Mineral Resources, Department of Natural Resources. All bearings, distances and coordinates are based on Louisiana Coordinate System of 1927, (North or South Zone), where applicable.

NOTE: The above description of the Tract nominated for lease has been provided and corrected, where required, exclusively by the nomination party. Any mineral lease selected from this Tract and awarded by the Louisiana State Mineral and Energy Board shall be without warranty of any kind, either express, implied, or statutory, including, but not limited to, the implied warranties of merchantability and fitness for a particular purpose. Should the mineral lease awarded by the Louisiana State Mineral and Energy Board be subsequently modified, cancelled or abrogated due to the existence of conflicting leases, operating agreements, private claims or other future obligations or conditions which may affect all or any portion of the leased Tract, it shall not relieve the Lessee of the obligation to pay any bonus due thereon to the Louisiana State Mineral and Energy Board, nor shall the Louisiana State Mineral and Energy Board be obligated to refund any consideration paid by the Lessor prior to such modification, cancellation, or abrogation, including, but not limited to, bonuses, rentals and royalties.

NOTE: No surface activity on this tract undertaken in conjunction with any operations under any mineral lease given on this tract will be allowed without prior approval of the surface owner and further, no such right of surface use shall be deemed to have been given as part of any mineral lease by the State of Louisiana on this tract.

Applicant: USG PROPERTIES HAYNESVILLE, LLC

Bidder	Cash Payment	Price/ Acre	Rental	Oil	Gas	Other

