

# MID-CONTINENT ENERGY EXCHANGE

## Oil & Gas Asset Auctions



BidEx Lot 1384 Data Packet  
**Baca Open Minerals**  
Sec 17-30S-41W  
Baca County, CO  
1 NMA

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# Summary

## BidEx Lot #1384

<b>Lease Name:</b>	Baca Open Minerals 17-30S-41W
<b>County/State:</b>	Baca, CO
<b>Asset Type:</b>	Open Minerals
<b>Legal Description:</b>	S/2 SE/4 Sec 17-30S-41W
<b>Acres:</b>	1 NMA; 80 gross acres

Disclaimer: Bidders must conduct their own due diligence prior to bidding at the auction. Bidders shall rely upon their own evaluations of the properties and not upon any representation either oral or written provided here. This is a summary of information provided by the seller to Mid-Continent Energy Exchange.



# *Misc. Info*





# MINERAL DEED

KNOW ALL MEN BY THESE PRESENTS THAT \_\_\_\_\_

of \_\_\_\_\_ hereinafter called Grantor, (whether one or more) for and in consideration of the sum of Ten and No/100 Dollars (\$ 10.00) cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, convey, transfer, assign and deliver unto \_\_\_\_\_

of \_\_\_\_\_ hereinafter called Grantee (whether one or more) an undivided One (1) Acre interest in and to all of the oil, gas and other minerals in and under and that may be produced from the following described lands situated in Baca County, State of Colorado, to-wit:

South Half of the Southeast Quarter (S/2 SE/4) Section 17, Township 30 South, Range 41 West.

Assignor grants Power of Attorney to Assignee to execute any Transfer Orders required to effectuate the purpose herein.

This Deed is effective October 1, 1992

containing 80 acres, more or less, together with the right of ingress and egress at all times for the purpose of mining, drilling, exploring, operating and developing said lands for oil, gas, and other minerals, and storing, handling, transporting and marketing the same therefrom with the right to remove from said land all of Grantee's property and improvements.

This sale is made subject to any rights now existing to any lessee or assigns under any valid and subsisting oil and gas lease of record heretofore executed; it being understood and agreed that said Grantee shall have, receive, and enjoy the herein granted undivided interest in and to all bonuses, rents, royalties and other benefits which may accrue under the terms of said lease insofar as it covers the above described land from and after the date hereof, precisely as if the Grantee herein had been at the date of the making of said lease the owner of a similar undivided interest in and to the lands described and Grantee one of the lessors therein.

Grantor agrees to execute such further assurances as may be requisite for the full and complete enjoyment of the rights herein granted and likewise agrees that Grantee herein shall have the right at any time to redeem for said Grantor by payment, any mortgage, taxes, or other liens on the above described land, upon default in payment by Grantor, and be subrogated to the rights of the holder thereof.

TO HAVE AND TO HOLD, The above described property and easement with all and singular the rights, privileges, and appurtenances thereunto or in any wise belonging to the said Grantee herein his heirs, successors, personal representatives, administrators, executors, and assigns forever, and Grantor does hereby warrant said title to Grantee his heirs, executors, administrators, personal representatives, successors and assigns forever and do es hereby agree to defend all and singular the said property unto the said Grantee herein his heirs, successors, executors, personal representatives, and assigns against every person whomsoever claiming or to claim the same or any part thereof.

WITNESS \_\_\_\_\_ hand this 23rd day of October 19 92

by: \_\_\_\_\_

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

ss. ACKNOWLEDGMENT FOR INDIVIDUAL (Kans. Okla. and Colo.)

Before me, the undersigned, a Notary Public, within and for said County and State, on this \_\_\_\_\_

day of \_\_\_\_\_, 19\_\_\_\_, personally appeared \_\_\_\_\_

and \_\_\_\_\_ who executed the within and foregoing instrument and acknowledged to me \_\_\_\_\_



# ***Conveyance Document***

Please note the following draft deed/assignment has been prepared by the seller in advance of sale. The successful buyer agrees to accept title to the lots pursuant to said deeds or assignments. Seller shall not be obligated or required to modify or change said deeds or assignments unless a correction is required to properly convey the interests being sold.

# MINERAL DEED

KNOW ALL MEN BY THESE PRESENTS:

That [REDACTED], hereinafter called Grantor, for and in consideration of the sum of TEN AND MORE DOLLARS (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby, grant, bargain, sell and convey, transfer, assign and deliver unto:

hereinafter called Grantee, **ALL OF GRANTOR'S UNDIVIDED RIGHT, TITLE, AND INTEREST** in and to all of the oil, gas and other minerals in and under and that may be produced from the following described lands situated in **Baca County**, located in the **State of Colorado**, to-wit:

**South Half of the Southeast Quarter (S/2 SE/4) Section 17, Township 30 South, Range 41 West**

together with the right of ingress and egress at all times for the purpose of mining, drilling, exploring, operating and developing said lands for oil, gas and other minerals, and storing, handling, transporting and marketing the same therefrom with the right to remove from said land all of Grantee's property and improvements.

This sale is made subject to any rights now existing to any lessee or assigns under any valid and subsisting oil and gas lease of record heretofore executed; it being understood and agreed that said Grantee shall have, receive, and enjoy the herein granted undivided interest in and to all bonuses, rents, royalties and other benefits which may accrue under the terms of said lease insofar as it covers the above described land from and after the Effective Date hereof, precisely as if the Grantee herein had been at the date of the making of said lease, the owner of a similar undivided interest in and to the land described and Grantee one of the lessors therein.

Grantor agrees to execute such further assurances as may be requisite for the full and complete enjoyment of the rights herein granted and likewise agrees that Grantee herein shall have the right at any time to redeem for said Grantor by payment, any mortgages, taxes or other liens on the above-described land, upon default in payment by the Grantor, and be subrogated to the rights of the holder thereof.

TO HAVE AND TO HOLD the above described property and easement with all and singular, the rights, privileges, and appurtenances thereunto or in any wise belonging to said Grantee herein, its successors and assigns forever, and Grantor does hereby warrant said title to Grantee, its successors and assigns, forever, and does hereby agree to defend all and singular the said property unto the said Grantee herein, its successors and assigns, against all and every person or persons whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS Grantor's hand this      day of      , 2023, but effective as of the 1<sup>st</sup> day of August, 2023.

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss (ACKNOWLEDGMENT FOR INDIVIDUAL)

Before me, the undersigned, a Notary Public, in and for said County and State, on this \_\_\_\_ day of \_\_\_\_\_, 2023, personally appeared [REDACTED], known to me to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed, for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my official signature and affixed my official seal the day and year first above written.

Notary Public

My Commission Expires: \_\_\_\_\_