

MID-CONTINENT ENERGY EXCHANGE

Oil & Gas Asset Auctions



Lot 6256 Data Package

Sec 6-19N-3W

Open Minerals in
Cascade County, MT

In this Document:

[Summary](#)

[Misc.](#)

[Outgoing Conveyance](#)



Summary

BidEx Lot #6256

Lease Name:	Cascade, MT Open Minerals
County/State:	Cascade, MT
Asset Type:	Open Minerals
Legal Description:	Lot 1 & SE/4 NE/4 & E/2 SE/4 Sec 6-19N-3W
Acres:	1.3071 NMA; 156.85 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





EXHIBIT "A"

CASCADE COUNTY, MONTANA

- RE# 4845 The South Half of the Southwest Quarter (S/2 SW/4), Southwest Quarter of the Southeast Quarter (SW/4 SE/4) of Section 29, Township 20 North, Range 4 East of the Montana Meridian.
- RE# 3711 S/2 SW/4 of Section 5; and N/2 NW/4 Section 8, Township 18 North, Range 7 East.
- RE# 3598 W/2 SW/4 Section 33; E/2 SE/4, SW/4 SE/4 Section 32, Township 17 North, Range 4 East; N/2 NE/4 Section 8, Township 16 North, Range 4 East; and All of Section 5, Township 16 North, Range 4 East.
- RE# 1488 The NE/4 of Section 30, Township 22 North, Range 3 East
- RE# 1101 Lots 2, 3, 4, SW/4 NE/4, S/2 NW/4, W/2 SE/4, and SW/4 of Section 3; and Lot 1, SE/4 NE/4, E/2 SE/4, SW/4 SE/4, S/2 SW/4 Section 4; the SE/4 Section 5; the NW/4 NE/4, SE/4 SW/4, SE/4 Section 8; the E/2, E/2 NW/4, SW/4 of Section 9; the W/2 NE/4, W/2 SE/4, W/2 of Section 10, all of Township 18 North, Range 7 East; and Lots 3 & 4 of Section 5, T18N, R7E, and the W/2 SW/4 of Section 32-T19N-R7E.
- RE# 832 SE/4 Section 18, Township 19 North, Range 3 West, containing 160 acres; located in Cascade County.
- RE# 768 The E/2 NE/4, and the E/2 SE/4 of Section 7, Township 20 North, Range 2 East
- RE# 535 S/2 S/2 Section 30, All of Section 31, Township 16 North, Range 5 East; and the N/2 SW/4 of Section 11, Township 22 North, Range 5 East
- RE# 499 The Southwest Quarter (SW/4), the Southwest Quarter of the Southeast Quarter (SW/4 SE/4) of Section 11; the Southwest Quarter of the Northeast Quarter (SW/4 NE/4), the West Half of the Southeast Quarter (W/2 SE/4), the Southeast Quarter of the Southeast Quarter (SE/4 SE/4) of Section 12; the Northeast Quarter of the Northeast Quarter (NE/4 NE/4), the Northwest Quarter of the Northeast Quarter (NW/4 NE/4), the South Half of the North Half (S/2 N/2), and the Southeast Quarter (SE/4) of Section 13; the North Half of the Northeast Quarter (N/2 NE/4), the Southeast Quarter of the Northeast Quarter (SE/4 NE/4) of Section 14, All of Section 15, all in Township 16 North, Range 5 East; also Lots 3 and 4 of Section 18, and Lots 1 and 2 of Section 19, in Township 16 North, Range 6 East, M.P.M.; Being a portion of the same property conveyed to Phoenix Mutual Life Insurance Company by deed dated December 17, 1925, recorded Book 123, Page 132, office of County Clerk and Recorder, Cascade County, Montana.
- RE# 469 46.77 acres lying in the N/2 S/2 Section 27, Township 21 North, Range 1 East and located on the north of Sun River
- RE# 438 The SW/4 of Section 22, Township 20 North, Range 2 East
- RE# 394 Lot 4, the Southwest Quarter of the Northwest Quarter (SW/4 NW/4), the Northwest Quarter of the Southwest Quarter (NW/4 SW/4) of Section 5; Lots 1, 2 and 3, the Southeast Quarter of the Northeast Quarter (SE/4 NE/4), the Northeast Quarter of the Southeast Quarter (NE/4 SE/4), the Southwest Quarter of the Northeast Quarter (SW/4 NE/4), the Southeast Quarter of the Northwest Quarter (SE/4 NW/4) of Section 6, Township 22 North, Range 6 East, Montana Meridian; Being the same property conveyed to Phoenix Mutual Life Insurance Company by deed dated September 14, 1925, recorded Book 122 of Deeds, Page 140, office of County Recorder, Cascade County, Montana.

- RE# 365 Lot 1[✓], and the SE/4 NE/4[✓], and the E/2 SE/4[✓] of Section 6, Township 19 North, Range 3 West
- RE# 338 E/2 SW/4[✓], Lots 3 and 4[✓], W/2 SE/4[✓] of Section 30, Township 18 North, Range 4 East, and the N/2 NE/4[✓] of Section 31, Township 18 North, Range 4 East.
- RE# 263 The Southwest Quarter of the Southwest Quarter[✓], the East Half of the Southwest Quarter[✓] and the Southwest Quarter of the Southeast Quarter[✓] of Section 28 Township 20 North, Range 1 East; and the E/2 NW/4[✓], SW/4 NW/4[✓], NW/4 SW/4[✓] of Section 33, Township 20 North, Range 1 East
- RE# 238 NE/4 SE/4[✓] of Section 12, Township 18 North, Range 6 East; Lot 7[✓], SE/4 SW/4[✓], SW/4 SE/4[✓] of Section 6; Lots 1, 2, 3[✓], E/2 NW/4[✓], E/2 SW/4[✓], N/2 NE/4[✓] of Section 7, Township 18 North, Range 7 East
- RE# 206 The NW/4[✓], and the N/2 NE/4[✓] of Section 17, Township 18 North, Range 2 East
- RE# 186 Lot 3 and 4[✓], S/2 NW/4[✓] Section 3; Lot 1 and 2[✓], S/2 NE/4[✓], N/2 SE/4[✓], SE/4 NW/4[✓] Section 4; SW/4[✓], W/2 SE/4[✓] Section 5, Township 16 North, Range 6 East.
- RE# 147 Lots 3 and 4[✓], S/2 NW/4[✓] Section 4, and Lots 1, 2, 3, and 4[✓] of Section 5, Township 22 North, Range 2 East.
- RE# 116 E/2[✓] of Section 26, and the E/2[✓] of Section 24, Township 17 North, Range 3 West.
- RE# 108 The SE/4 SW/4[✓] of Section 14; and the N/2 NW/4[✓], SW/4 NW/4[✓], W/2 SW/4[✓] of Section 23, Township 20 North, Range 1 East
- RE# 65 The W/2 SW/4 of Section 1[✓]; the W/2 NW/4[✓], SE/4 NW/4[✓], S/2 NE/4[✓] of Section 12; the S/2 SE/4[✓] of Section 2, Township 18 North, Range 1 West.



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.

The conveyance will be adjusted based on the number of net mineral acres purchased.

QUIT CLAIM MINERAL DEED

THIS DEED, made this 15th day of July, 2025, but effective as of August 1, 2025 by and between [REDACTED], whose legal address is [REDACTED], “party of the first part”, and

[REDACTED], “party of the second part”.

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS AND NO/100s DOLLARS (\$10.00), to the said party of the first part in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, and by these presents does hereby remise, release, sell, convey and QUIT CLAIM, unto the said party of the second part, its successors and assigns forever **1.3071 net mineral acres** in any and all the right, title, interest, claim and demand which the said party of the first part owns in any oil, gas and all other minerals of every kind and nature whatsoever in, on or under the real property together with any rights of ingress and egress and use of the surface to the extent such rights presently exist for the benefit of party of the first part, and subject to any limitations which may exist of record with respect to such rights for the purpose of developing, producing, storing, removing, treating and transporting said materials.

The foregoing conveyance only covers all minerals of every kind and nature whatsoever owned by party of the first part (sand, clay or gravel being the only exceptions), whether solid, liquid or gaseous (or a mixture), whether valuable or not and whether known or unknown to exist at the present time in, on or under the real property situated in the County of **Cascade**, State of **Montana**, and more particularly described on **Exhibit “A”** attached hereto and incorporated herein.

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging or in anywise thereunto appertaining, insofar and only insofar as to the estate, right, title and interest and claim whatsoever of the said party of the first part being conveyed herein, either in law or equity, to the use, benefit and behalf of the said party of the second part, its successors and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set its hand and seal the day and year first above written.

ATTEST

RIVENDELL ROYALTY CORP.

By: [REDACTED]

By: [REDACTED]

STATE OF OKLAHOMA)
) SS
COUNTY OF OKLAHOMA)

The foregoing instrument was acknowledged before me by [REDACTED]

Witness my hand and seal this 15th day of July, 2025.

My Commission Number: 24000908
My Commission Expires: 01.19.2028

Notary Public: [REDACTED]

EXHIBIT "A"

Lot 1, and the SE/4 NE/4, and the E/2 SE/4 of Section 6, Township 19 North, Range 3 West

All in Cascade County, Montana

Draft