

Sale Name: BidEX Online Auctions 2024

LOT 5465 - Seifert

Lot #5465

Seifert

MI/RI

\$1,504.49/mo

Karnes & DeWitt, TX



County Karnes & DeWitt

State TX

Operator Devon Energy Production Company, LP

Legal Description N. McLane Survey, A-654

Monthly Net Income \$1,504.49

Additional Information This lot has a reserve.

Description

13 Well Package (Producing MI/RI) - Seifert C in DeWitt and Karnes County, Texas

Eagle Ford Shale - Eagleville Field

This lot contains various **royalty interests (producing minerals)** in thirteen (13) wells located in De Witt and Karnes Counties, Texas. Operated by Devon Energy Production Co., L.P. of Oklahoma City, Oklahoma.

Combined, these wells are currently producing an average of approximately **4,316 BOPD and 10,598 MCFPD**.

“Karnes pad flows some of Devon’s best Eagle Ford IP24s yet “*

Devon Energy completed a standout multi-well pad in Q2 targeting the Lower Eagle Ford in Karnes County, Texas. Three of the five wells’ 24-hour test rates were so strong, they rank among Devon’s top 11 Eagle Ford IP24s on record. The **Seifert C 10H to 14H** wells were completed with laterals averaging 7,300 ft and fractured using 2,989 lb/ft of proppant and 60 bbl/ft of fluid. They delivered average IP24 rates of 3,732 boe/d (74% oil), or 502 boe/d per 1,000 ft, at 2,983 psi FCP. The top performer was the Seifert C 12H, flowing 4,294 boe/d (72% oil) from a 7,426-ft lateral at 1,983 psi FCP, or 572 boe/d per 1,000 ft—Devon’s second-highest IP24 from Karnes County and fifth-highest in the Eagle Ford”*.

* from Enverus Upstream Pulse July 19, 2024

Effective date of sale: September 1, 2024

Property/Well Name	API Number	Interest Type	Owner Interest	Conveyed Interest 1/5TH
Seifert C 10H	42-255-37822	MI/RI	0.00028671	0.000057342
Seifert C 11H	42-255-37823	MI/RI	0.00028671	0.000057342
Seifert C 12H	42-255-37824	MI/RI	0.00028671	0.000057342
Seifert C 13H	42-255-37825	MI/RI	0.00028671	0.000057342
Seifert C 14H	42-255-37826	MI/RI	0.00028671	0.000057342
Seifert C 3H	42-123-33200	MI/RI	0.00028671	0.000057342
Seifert C 4H	42-123-33201	MI/RI	0.00028671	0.000057342
Seifert C 5H	42-123-33202	MI/RI	0.00028671	0.000057342
Seifert C 6H	42-123-33236	MI/RI	0.00028671	0.000057342
Seifert C 7H	42-123-33240	MI/RI	0.00028671	0.000057342
Seifert C 8H	42-123-33241	MI/RI	0.00028671	0.000057342
Seifert C 1H	42-123-32532	MI/RI	0.00028671	0.000057342
Seifert B-Seifert C SA 1 1H	42-255-37840	MI/RI	0.00015235	0.000030470

Income represents 1/5th of seller's total interest. The monthly net revenue conveyed is \$1,504.49 based on two months of revenue. The listed income is a historical monthly average based on paystubs from the operator, not a future prediction. MCEE does not predict or warrant future income - that is for the buyer to evaluate during their due diligence.

Monthly Revenue		
PRODUCTION MONTH	OWNER NET REVENUE	CONVEYED 1/5TH
Apr-24	\$5,241.84	\$1,048.37
May-24	\$9,803.06	\$1,960.61
TOTAL	\$15,044.90	\$3,008.98
MONTHLY AVERAGE	\$7,522.45	\$1,504.49

Note: *The Revenue Statement included in the data package is for information purposes and is not representative of the interest owned by the seller or what is being conveyed in this lot.*

MCEE Land will record the conveyance for the winning bidder. The operator will be notified of the new ownership and the recorded instrument will be mailed to the buyer with operator contact info included. The recording services fee is \$170.00 and will be added to the invoice.

Click on the Documents tab for the Data Package which includes a draft of the conveyance that will be recorded. When the auction is complete, please provide title information to info@mceeauction.com within 24 hours to start the filing process.

Quantity: 1



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