

LETTER OF INTENT TO LEASE

The purpose of this letter is to set forth some of the basic terms and conditions of the proposed purchase by the undersigned (the "Lessee") of certain Mineral Rights owned by you (the "Lessor"). The terms set forth in this Letter will not become binding until a more detailed "Lease Agreement" is negotiated and signed by the parties, as contemplated below by the section of this Letter entitled "Non-Binding."

PROPERTY ADDRESS:

PRICE: The proposed lease price is 20% of all earnings for the operation of the proposed oil well existing within the Mineral Rights of the property after the well is up and running during the first calendar year.

POSSESSION: Possession would be given within 7 Business days after binder is signed by both parties, and sooner by mutual agreement. Settlement would be made at the closing, immediately prior to possession.

INSPECTION: After the final acceptance of a binding Purchase Agreement, Buyer may have the Real Estate & Mineral Rights inspected by a person of Buyer's choice to determine if there are any structural, mechanical, plumbing or electrical deficiencies, structural pest damage or infestation, any unsafe conditions or other damage, including the presence of radon gas, any lead-based paint hazards, and inspections for other conditions that are customary to the locality and/or that are required by law.

STANDARD PROVISIONS: The Lease Agreement will include the standard provisions that are customary to the locality and/or that are required by law.

STAND STILL: Lessor shall not initiate or carry on negotiations for the sale of the Mineral Right with any party other than Lessee unless either (1) Lessor and Lessee fail to enter into a binding Lease Agreement by 72 HOURS from the time of acceptance of this agreement, or (2) Lessor and Lessee agree in writing to abandon this Letter of Intent.

NON-BINDING. This letter of Intent does not and is not intended to contractually bind the parties and is only an expression of the basic conditions to be incorporated into a binding Lease Agreement. This Letter does not require either party to negotiate in good faith or to proceed to the completion of a binding Lease Agreement. The parties shall not be contractually bound unless and until they enter into a formal, written Lease Agreement, which must be in form and content satisfactory to each party and to each party's legal counsel, in their sole discretion. Neither party may rely on this Letter as creating any legal obligation of any kind. Notwithstanding the provisions of this paragraph to the contrary, Lessor and Lessee agree that the above paragraph entitled "Stand Still" shall be binding, regardless of whether a binding Lease Agreement is entered into by the parties.

If you would like to discuss a lease of Mineral Rights with the undersigned on these general terms, please sign and return a copy of this Letter of Intent to the undersigned at your earliest convenience.

Very truly yours,

The above Letter reflects our mutual understanding and sets forth the basis for proceedings to negotiate a Lease Agreement as outlined above.

SELLER:

By:

Phone:

Email:

Website:

SIGNATURE:

BUYER: A.R. TEXAS OIL WELL PRODUCERS LLC

By: Alex Radison

Phone: 713-913-8094

Email: ceo@oilwellproducers.com

Website: <https://oilwellproducers.com>

SIGNATURE:

SELLER ATTORNEY:

By:

SIGNATURE:

BUYER ATTORNEY:

By:

SIGNATURE:

Date Accepted: