

KANSAS CORPORATION COMMISSION  
OIL & GAS CONSERVATION DIVISION

Form T-1  
April 2019  
Form must be Typed  
Form must be Signed  
All blanks must be Filled

**REQUEST FOR CHANGE OF OPERATOR  
TRANSFER OF INJECTION OR SURFACE PIT PERMIT**

Form KSONA-1, Certification of Compliance with the Kansas Surface Owner Notification Act,  
MUST be submitted with this form.

Check applicable boxes:

- Oil Lease: No. of Oil Wells \_\_\_\_\_ \*\*
- Gas Lease: No. of Gas Wells \_\_\_\_\_ \*\*
- Gas Gathering System: \_\_\_\_\_
- Saltwater Disposal Well - Permit No.: \_\_\_\_\_  
Spot Location: \_\_\_\_\_ feet from  N /  S Line  
\_\_\_\_\_ feet from  E /  W Line
- Enhanced Recovery Project Permit No.: \_\_\_\_\_  
Entire Project:  Yes  No  
Number of Injection Wells \_\_\_\_\_ \*\*

Field Name: \_\_\_\_\_

**\*\* Side Two Must Be Completed.**

Effective Date of Transfer: \_\_\_\_\_

KS Dept of Revenue Lease No.: \_\_\_\_\_

Lease Name: \_\_\_\_\_

\_\_\_\_ - \_\_\_\_ - \_\_\_\_ - \_\_\_\_ Sec. \_\_\_\_ Twp. \_\_\_\_ R.  E  W

Legal Description of Lease: \_\_\_\_\_

County: \_\_\_\_\_

Production Zone(s): \_\_\_\_\_

Injection Zone(s): \_\_\_\_\_

Surface Pit Permit No.: \_\_\_\_\_  
(API No. if Drill Pit, WO or Haul)

\_\_\_\_\_ feet from  N /  S Line of Section

\_\_\_\_\_ feet from  E /  W Line of Section

Type of Pit:  Emergency  Burn  Settling  Haul-Off  Workover  Drilling

Past Operator's License No. \_\_\_\_\_

Contact Person: \_\_\_\_\_

Past Operator's Name & Address: \_\_\_\_\_

Phone: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

New Operator's License No. \_\_\_\_\_

Contact Person: \_\_\_\_\_

New Operator's Name & Address: \_\_\_\_\_

Phone: \_\_\_\_\_

New Operator's Email: \_\_\_\_\_

Oil / Gas Purchaser: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

**Acknowledgment of Transfer:** The above request for transfer of injection authorization, surface pit permit # \_\_\_\_\_ has been noted, approved and duly recorded in the records of the Kansas Corporation Commission. This acknowledgment of transfer pertains to Kansas Corporation Commission records only and does not convey any ownership interest in the above injection well(s) or pit permit.

\_\_\_\_\_ is acknowledged as  
the new operator and may continue to inject fluids as authorized by

Permit No.: \_\_\_\_\_ . Recommended action: \_\_\_\_\_

Date: \_\_\_\_\_

Authorized Signature

\_\_\_\_\_ is acknowledged as  
the new operator of the above named lease containing the surface pit

permitted by No.: \_\_\_\_\_ .

Date: \_\_\_\_\_

Authorized Signature

DISTRICT \_\_\_\_\_ EPR \_\_\_\_\_ PRODUCTION \_\_\_\_\_ UIC \_\_\_\_\_



KANSAS CORPORATION COMMISSION  
OIL & GAS CONSERVATION DIVISION

Form KSONA-1

July 2021

Form Must Be Typed

Form must be Signed

All blanks must be Filled

**CERTIFICATION OF COMPLIANCE WITH THE  
KANSAS SURFACE OWNER NOTIFICATION ACT**

*This form must be submitted with all Forms C-1 (Notice of Intent to Drill); CB-1 (Cathodic Protection Borehole Intent); T-1 (Request for Change of Operator Transfer of Injection or Surface Pit Permit); and CP-1 (Well Plugging Application). Any such form submitted without an accompanying Form KSONA-1 will be returned.*

Select the corresponding form being filed:  C-1 (Intent)  CB-1 (Cathodic Protection Borehole Intent)  T-1 (Transfer)  CP-1 (Plugging Application)

OPERATOR: License # \_\_\_\_\_

Name: \_\_\_\_\_

Address 1: \_\_\_\_\_

Address 2: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ + \_\_\_\_\_

Contact Person: \_\_\_\_\_

Phone: ( \_\_\_\_\_ ) \_\_\_\_\_ Fax: ( \_\_\_\_\_ ) \_\_\_\_\_

Email Address: \_\_\_\_\_

Well Location:

\_\_\_\_ - \_\_\_\_ - \_\_\_\_ - \_\_\_\_ Sec. \_\_\_\_ Twp. \_\_\_\_ S. R. \_\_\_\_  East  West

County: \_\_\_\_\_

Lease Name: \_\_\_\_\_ Well #: \_\_\_\_\_

*If filing a Form T-1 for multiple wells on a lease, enter the legal description of the lease below:*

**Surface Owner Information:**

Name: \_\_\_\_\_

Address 1: \_\_\_\_\_

Address 2: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ + \_\_\_\_\_

*When filing a Form T-1 involving multiple surface owners, attach an additional sheet listing all of the information to the left for each surface owner. Surface owner information can be found in the records of the register of deeds for the county, and in the real estate property tax records of the county treasurer.*

*If this form is being submitted with a Form C-1 (Intent) or CB-1 (Cathodic Protection Borehole Intent), you must supply the surface owners and the KCC with a plat showing the predicted locations of lease roads, tank batteries, pipelines, and electrical lines. The locations shown on the plat are preliminary non-binding estimates. The locations may be entered on the Form C-1 plat, Form CB-1 plat, or a separate plat may be submitted.*

**Select one of the following:**

- I certify that, pursuant to the Kansas Surface Owner Notice Act (see Chapter 55 of the Kansas Statutes Annotated), I have provided the following to the surface owner(s) of the land upon which the subject well is or will be located: 1) a copy of the Form C-1, Form CB-1, Form T-1, or Form CP-1 that I am filing in connection with this form; 2) if the form being filed is a Form C-1 or Form CB-1, the plat(s) required by this form; and 3) my operator name, address, phone number, fax, and email address.
- I have not provided this information to the surface owner(s). I acknowledge that, because I have not provided this information, the KCC will be required to send this information to the surface owner(s). To mitigate the additional cost of the KCC performing this task, I acknowledge that I must provide the name and address of the surface owner by filling out the top section of this form and that I am being charged a \$30.00 handling fee, payable to the KCC, which is enclosed with this form.

*If choosing the second option, submit payment of the \$30.00 handling fee with this form. If the fee is not received with this form, the KSONA-1 form and the associated Form C-1, Form CB-1, Form T-1, or Form CP-1 will be returned.*

I hereby certify that the statements made herein are true and correct to the best of my knowledge and belief.

Date: \_\_\_\_\_ Signature of Operator or Agent: \_\_\_\_\_ Title: \_\_\_\_\_

## OIL AND GAS LEASE

FILED FOR RECORD

TIME 11:00 a.m.

<b>LESSOR:</b>	Ralph L. Keyse 1143 Virginia Terrace Lane, KS 66042
<b>LESSEE:</b>	JTC Oil, Inc. 35790 Plum Creek Road Osawatomic, KS 66064

Hue

FEB 21 2023

Book 308 Page 129 Fee 55<sup>00</sup>

Jinki Hughes

Register of Deeds, Franklin County, Kan.  
INSTRUMENT # 572

1. **Grant.** Lessor, for the sum of ten Dollars (\$10.00) and other consideration, receipt and sufficiency of which is hereby acknowledged, does hereby grant, lease and let unto Lessee, exclusively, the land hereinafter described, for the purpose of conducting geological, geophysical, seismic and other exploratory work; drilling, mining and operating for, producing, saving, storing and marketing oil, gas, casinghead gas, casinghead gasoline and all other hydrocarbons and their respective products; and constructing roads, laying pipe lines, electric lines and other utilities, building tanks and erecting other structures and equipment thereon, necessary or convenient to produce, save, treat, manage and market said substances and products; said land, including any reversionary or after-acquired rights therein, being described as follows:

Township 18-South, Range 21-East.  
Section 22: SE/4

2. **Term.** This Lease is for a primary term of Three years from February 15, 2023, and as long thereafter as oil or gas or any of the products covered by this Lease is produced or operations are conducted as provided herein. This is a "paid-up" primary term Lease. The consideration paid herewith covers the primary term stated above and Lessee shall not be obligated, except as expressly provided herein, to make rental payments or to commence or continue any operations during the primary term. Upon expiration of the primary term, this Lease shall terminate unless oil or gas or any of the products covered by this Lease is being produced or operations are being conducted as provided herein.

3. **Royalty.** Lessee agrees to pay Lessor a royalty on production covered by this Lease as follows:

(A) **Oil.** Lessee shall deliver to the credit of Lessor as royalty, free of the costs of production and storage on the Leased premises, into the pipeline or storage tanks to which Lessee may connect its wells 87.5% NRI of the oil produced and saved from the Leased premises.

(B) **Gas.** Lessee shall pay to Lessor as royalty on gas produced and sold from the Leased premises 87.5% NRI of the proceeds paid by the first purchaser at the point of sale.

(C) **Casinghead Gas.** Lessee shall pay to Lessor as royalty 87.5% NRI of the proceeds received by the Lessee from the sale of casinghead gas produced from oil wells.

(D) **Other.** Lessee shall pay to Lessor 87.5% NRI of the proceeds from the sale of all other products of oil and gas produced from the Leased premises not otherwise referred to herein.

4. **Lesser Interest.** If Lessor owns a lesser interest in the above-described land than the entire and undivided fee simple estate therein, then the royalties herein provided for shall be paid to said Lessor only in proportion that his/her interest bears to the whole and undivided fee title. If more than one party has executed this Lease as Lessor, then this provision applies to each such party.

6. **Operations.** When requested by Lessor, Lessee shall bury its pipelines below plow depth. No well shall be drilled nearer than 200 feet to the house or barn on the premises as of the date of this Lease without the written consent of the Lessor. Overhead power lines shall be of sufficient height as not to interfere with the reasonable and necessary movement of farm machinery or irrigation equipment, or else buried below plow depth. Any fences or other existing structures of Lessor damaged as a result of Lessee's operations shall be repaired to prior condition at Lessee's expense. Lessee shall pay damages to Lessor for loss of harvestable income crops caused by Lessee's operations on the Leased premises if growing at the time of the operations causing such loss; the amount of damages to be based on the price paid for the same crops when harvested and sold less reasonable allowance for harvesting expenses. Upon completion or abandonment of a well, Lessee shall restore the premises, including but not limited to the drill site area and access thereto, and fill and grade pits, as nearly as possible to the prior surface condition and contour, at Lessee's expense. If a well drilled by Lessee is permanently abandoned as a dry hole, it shall be plugged in accordance with law and the regulations promulgated by the State Corporation Commission. Before abandoning a gas well, Lessee may, but is not required to, notify Lessor of the intention to abandon. Lessor may elect to purchase the well by paying Lessee the fair value of the casing, tubing, pipe and other equipment in and on the well. If Lessor elects to buy the well, Lessee shall then be released from any further liabilities or obligations in respect to such well, including the obligation to plug it at any time, which obligation shall in that event be entirely assumed by Lessor.

7. **Continuous Operations.** Notwithstanding anything in this Lease to the contrary, it is agreed that if Lessee commences operations for the drilling of a well, or to rework or recomplete an existing well, if any, at any time while this Lease is in force, this Lease shall remain in full force and effect and its terms shall continue so long as such operations are continuously prosecuted, and if production results therefrom, then as long as such production continues. Operations shall be deemed continuously prosecuted if less than 180 days elapse between the date operations on a well are abandoned and operations on another well are commenced.

8. **Cessation of Production.** If, either during or after the primary term of this Lease, production on the Leased premises ceases, this Lease shall not terminate if Lessee commences operations to drill a well, or to rework or recomplete an existing well, if any, or

resumes production within 180 days of the date production ceased. If Lessee commences operations to drill, rework or recomplete a well within such 180 days, this Lease shall remain in force during the prosecution of such operations, and, if production results therefrom, then as long as production continues. Periods of time during which the Lease is shut-in, or suspended due to market conditions, or shut down incident to other operations, shall not constitute a cessation of production for purposes hereof.

**9. Free Substances.** Lessee shall have the right to use, free of cost or royalty, gas, oil and water found on the Leased premises for its operations thereon or on land adjacent to or in the vicinity of the Leased premises, except fresh water from Lessor's water wells and ponds. If gas is produced from any well and not used by Lessee for operations or sold, Lessor shall have the right to take such surplus gas, free of charge, for domestic purposes in one single family residential dwelling on the Leased premises and, subject to approval by Lessee, for reasonable farm use consistent with the current use of Lessor. This provision does not extend to additional dwellings that may be located on tracts into which the Leased premises may be divided. Lessor's lines, appliances at the well, meters and connections shall be of good quality and installed at Lessor's expense. Lessee shall have the right to designate the point of connection and to impose such rules and regulations as may be reasonably necessary to protect the well and other lines, as well as Lessee's operations. Lessee shall at all times, at Lessee's sole discretion, have the right to suspend such gas supply if considered by Lessee to be injurious to Lessee's operations or to the production or marketability of the substances covered by this Lease. Lessor's use of gas shall be at Lessor's sole risk, and Lessee shall not be liable in any way for Lessor's failure or inability to obtain or use such gas on account of the use of pumping stations, breakage of lines, conditions at the well, requirements or restrictions under any gas contract, or any other cause.

**10. Disposal.** For the consideration first stated above, Lessor grants to Lessee a license, easement and right of way to use a well on the Leased premises for disposing of waters, brines and other substances produced from wells owned or operated by Lessee on said land or other land in the vicinity thereof, together with an easement and right of way of approximately one (1) square acre around such well, the center of which shall be the borehole of the disposal well and an easement and right of way approximately twenty (20) feet wide to install, repair, operate and remove such lines, pipes, pumps, equipment, machinery, electric lines and other appliances suitable for the operation of such disposal well. The centerline of said twenty (20) feet easement and right of way shall be the center of the pipeline(s) and/or electric line(s) as actually laid. Lessee will consult with Lessor on course, route and direction of lines and the location of new well(s) to minimize interference with surface use by Lessor. Any pipeline(s) and electric line(s) shall be buried when reasonably possible below plow depth. Lessee shall pay for damages to growing crops, fences or other structures of Lessor that are caused by the construction, maintenance and operation of such well, pipeline(s) and electric line(s). Lessee shall have the right of ingress and egress to and from the premises for the purposes stated herein. Lessee shall have the right at any time to remove from the disposal well any and all equipment associated therewith, it being understood that the same shall be and remain personal property, whether or not affixed to the realty; and upon cessation of use of said well, Lessee shall clean up the area with reasonable diligence and dispatch, and shall restore the area as nearly as reasonably possible to its original condition. This license, easement and right of way shall be construed as if granted by separate instrument, without regard to the Lease or the term thereof; provided, however, that if a disposal well is not commenced within the term of said Lease or extension or renewal thereof then this license, easement and right of way and all rights granted thereunder shall cease and terminate on the date said Lease expires. This license, easement and right of way are independent of, and in addition to, and are not a substitute for, the rights of Lessee under said Lease, which rights are not hereby diminished or affected, it being understood that this license, easement and right of way provides for transportation and disposal of substances which may be produced, obtained, stored or transported upon or across lands adjacent thereto or in the vicinity thereof. The license, easement and right of way granted herein are a covenant running with the land and shall extend to Lessee and Lessee's successors and assigns and shall remain in force for the term of said Lease and as long thereafter as such license, easement and right of way are used by Lessee, its successors and assigns, for the purposes stated herein.

**11. Pipeline.** For the consideration first stated above, Lessor grants to Lessee an easement and right of way approximately twenty (20) feet wide for the purpose of laying, constructing, operating, inspecting, maintaining, repairing, replacing and removing a pipeline or pipelines for the transportation of water, brines, oil, gas and other substances, and electric line(s), at a location or locations to be determined by Lessee, on, in, over and through the land described hereinabove. The centerline of such easement and right of way shall be the center of the pipeline(s) and/or electric line(s) as actually laid. Lessee will consult with Lessor on course, route and direction of lines so as to minimize interference with surface use by Lessor. Such pipeline(s) and electric line(s) shall be buried when reasonably possible below plow depth. Lessee shall pay for damages to growing crops, fences or other structures of Lessor that are caused by the construction, maintenance and operation of such pipeline(s) and electric line(s). Lessee shall have the right of ingress and egress to and from the premises for the purposes granted herein. This easement and right of way shall be construed as if conveyed by separate instrument, without regard to the Lease or the term thereof; provided, however, that if use of such easement and right of way is not actually commenced within the term of said Lease or extension or renewal thereof then this easement and right of way and all rights granted thereunder shall cease and terminate on the date said Lease expires. This easement and right of way are independent of, and in addition to, and are not a substitute for, the rights of Lessee under said Lease, which rights are not hereby diminished or affected, it being understood that this easement and right of way provides for transporting products mentioned herein which may be produced, obtained, stored or transported upon or across lands adjacent thereto or in the vicinity thereof. The easement and right of way granted herein are a covenant running with the land and shall extend to Lessee and Lessee's successors and assigns, and shall remain in force for the term of said Lease and as long thereafter as such easement and right of way are used by Lessee, its successors and assigns, for the purposes stated herein.

**12. Surrender and Removal.** Lessee may at any time surrender or cancel this Lease in whole or in part by delivering or mailing such release to the Lessor, or by placing the release of record in the County where said land is situated. If this Lease is surrendered or canceled as to only a portion of the acreage covered, then all payments and liabilities thereafter accruing under the terms of this Lease as to the portion canceled shall cease and terminate; but as to the portion of the acreage not released the terms and provisions of this Lease shall continue and remain in full force and effect for all purposes. Lessee shall have the right at any time during the term of the Lease, or within a reasonable time after the expiration of the Lease, to remove all machinery, fixtures, buildings, and other structures placed on the Leased premises, including the right to draw and remove casing. If the Lease is abandoned, Lessee shall remove its equipment and restore the premises as nearly as possible to its original surface condition and contour within six months after expiration or termination of the Lease; provided, that such period shall be extended for such periods of time as the premises may be impassable or subject to excessive damage or expense by reason of weather or ground conditions.

**13. Assignment.** Lessee understands and agrees that Lessor shall have first right of refusal to purchase said lease for the current market price and must have signed approval from Lessor to assign said lease.

**14. Force Majeure.** All provisions hereof, express or implied, shall be subject to all federal and state laws, and the orders, rules, or regulations of all governmental agencies administering the same, and this Lease shall not be in any way terminated wholly or partially.

