OIL, GAS AND/OR MINERAL RIGHTS/INTERESTS DISCLOSURE This form recommended and approved for, but not restricted to use by, the members of the Pennsylvania Association of Realtors® (PAR).

OGMD

1 2	PROPERTY 4 Huckle Street, Forksville, PA 18616 SELLER Walter D. Tubach, Lou Ann Tubach
3	BUYER
4 5 6 7 8 9 10	Surface and subsurface rights are often transferred together, but sometimes are transferred separately. Despite the best intentions of sellers, property owners are often not aware of the precise extent of the oil, gas and/or mineral rights/interests that they may or may not own. The following has been completed by Seller to indicate Seller's knowledge of and intentions about the oil, gas and/or mineral rights/interests for the Property and is not a substitute for any inspections or warranties that Buyer may wish to obtain. The responses provided below are given to the best of Seller's knowledge and may not reflect all oil, gas and/or mineral rights/interests for the Property. The statements contained herein are not a warranty of any kind by Seller or a warranty or representation by any listing real estate broker, any selling real estate broker, or their licensees. Buyer is advised to conduct a full examination of oil, gas and/or mineral rights/interests for the Property.
12 13 14 15 16	1. OIL, GAS AND/OR MINERAL RIGHTS/INTERESTS OWNED (A) Seller owns all or a portion of the following rights/interests (if unknown, state "unknown"): Oil Gas Minerals Coal
18 19 20 21 22 23 24 25 26 27 28 29	Other (B) Owner of the following rights, if not Seller: Oil Denise Ecker-previous owner Gas Denise Ecker-previous owner Minerals Denise Ecker-previous owner Coal Other (C) Seller is W is not aware of a lease affecting subsurface rights. If Seller is aware of a lease affecting subsurface rights, does Seller have a copy of the lease(s)? Yes No (D) The warranty of title in the Agreement of Sale does not pertain to any oil, gas, and/or mineral rights/interests that will be conveyed, excepted or reserved. Seller will not defend title to these rights/interests and does not covenant that Buyer will have quiet enjoyment of these rights/interests.
30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46	2. OIL, GAS AND/OR MINERAL RIGHTS/INTERESTS EXCEPTED (A) Seller is aware that the following oil, gas and/or mineral rights/interests have been previously leased, sold or otherwise conveyed by Seller or a previous owner of the Property (exceptions) as indicated and is not transferring them to Buyer: Oil Gas Minerals Coal Other (B) It cannot be presumed that Seller's failure to indicate an exception will entitle Buyer to all of those rights/interests. Buyer is advised to conduct a full examination of all oil, gas and/or mineral rights/interests for the Property. (C) The warranty of title in the Agreement of Sale does not pertain to the oil, gas and/or mineral rights/interests that have been excepted. Seller will not defend title to these rights/interests and does not covenant that Buyer will have quiet enjoyment of these rights/interests. (D) Oil, gas and/or mineral rights and interests that have been previously conveyed are commonly transferred numerous times, with on without proper recording or notice, from owner to owner as well as by corporate acquisitions. Buyer understands that any information provided by Seller herein about Seller's knowledge of the excepted rights is only given to the best of Seller's ability and may not be current.
47	Seller's Initials: OGMD Page 1 of 3 Buyer's Initials:/

Fish Real Estate, P.O. Box 46 Eagles Mere PA 17731

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Minerals Other	48 49 50	3.	(A) Seller is reserving the following oil, gas and/or mineral rights/interests as indicated and is not transferring them to Buyer: Oil				
Casi	51		Gas				
□ Other			Minerals				
This reservation(s) will be executed in its entirety at settlement, unless otherwise indicated. (B) Seler's reservation does not apply to domestic free gas and surface damage grights/interests, which are set forth below. (C) The warranty of title identified in the Agreement of Sale does not pertain to the oil, gas end/or mineral rights/interests that at reserved by Seler. Seler will not defend title to these rights/interests and does not covenant that Buyer will have quiet enjoyme of these rights/interests. 4. SURFACE RIGHTS (A) Surface rights owned by Seller: (B) Surface rights owned by Seller: (B) Surface rights owned by Seller: (B) Surface rights excepted: 5. SURFACE DAMAGES (A) Damages 1. Are you entitled to or do you receive surface damages, including pipeline rights-of-way, well pad sites, compression sites at standing marketable timber, according to the terms of the current lease? Yes _No 2. If known, what limitations are contained in the lease? 3. If applicable, is the right to claim surface damages and/or remediation rights transferable to a buyer? _Yes _No 4. Seller understands that the exclusive right to receive surface damages will be assigned to the buyer of the property unless of crivies stated (B) In the event Seller is reserving and retaining oil, gas and/or mineral rights/interests as set forth in Paragraph 2(A), then Sell further agrees to convey, assign and/or transfer to Buyer: 1) the exclusive right to receive compensation for any and all damage which include, but aren to limited to, pipeline rights-of-way, well pad sites, compressor sites, and standing marketable timber, a iju any and all surface coussed or surface mendation rights set forth in the applicable oil, gas, and/or mineral rights leave, pipeline rights-of-way agreements or other surface use agreement permitting to the Property. A copy of the applicable language of the leaves of the continual property where diffiling takes place to be used for heating the structure. (B) If transferable, Seller will convey to Buy	53						
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97 Seller's Initials: WIT / GMD Page 2 of 3 Buyer's Initials:/							
97 Seller's Initials: OGMD Page 2 of 3 Buyer's Initials:/							
\''\\'\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	97	Sel	ller's Initials: WIT / GMD Page 2 of 3 Buyer's Initials:/				

Tubach

98 99 100 101	(D) Are you aware of any apportionment or allocation issues affecting the Property? Yes No (E) Because each interest may be transferred separately (e.g., surface rights transferred separately from mineral rights), each t					
102 103 104 105	9. VALUATION The parties understand that no licensee acting on Seller's behalf is an expert in establishing a value for the subsurface rights to the Property and that the value of oil, gas, and/or minerals can fluctuate. Either party may, at their own expense, hire an expert to appraise the subsurface rights to the Property.					
106 107 108 109 110	10. OTHER					
111	SELLER Walter D. Tubach	Walter D. Tubach	DATE 08/21/2025			
112	SELLER Low Ann Tubach	Lou Ann Tubach	DATE 08/21/2025			
113	SELLER		DATE			
			,			
114	RECEIPT AND ACKNOWLEDGEM	IENT BY BUYER				
115 116	The undersigned Buyer acknowledges receipt of this Disclosure. Buyer	acknowledges that this State	ement is not a warranty			
117	and that Buyer is purchasing the Property with only the oil, gas and/or m	ineral rights/interests that Se	ller is able and willing to			
118	convey. It is Buyer's responsibility to satisfy himself or herself as to the ownership status of the oil, gas and/or mineral rights/interests to the Property. Buyer may investigate the ownership status of the oil, gas and/or mineral rights/interests, at Buyer's					
119	expense and by qualified professionals.	, gao amo, or minicial H	guestimeresis, at Duyer s			
120	BUYER		DATE			
121	BUYER		DATE			
122	BUYER		DATE			