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Reviewing Mineral Rights in Midland
GIS LLM v1

Reviewing Mineral Rights in Midland

> Find all the land deeds and mineral rights for transactions we have done in Texas with the law firm Williams, Smith & Johnson in 2022

I found 12 transactions in Texas during 2022 that involved Williams, Smith & Johnson. Of these:
- 8 included land deeds totaling approximately 3,200 acres
- 5 involved mineral rights agreements, primarily in Midland and Reeves County

The related files include:
- TX_LandDeeds_WSJ_2022_Q1.pdf
- MineralRights_WSJ_Transactions_2022.xlsx
- Deed_Summary_WSJ_TX_2022.docx

Would you like me to summarize any of these documents?

> Yes, summarize the mineral rights agreement from Midland County.

The Midland County mineral rights agreement, executed on June 14, 2022, grants partial royalty interests (15%) from natural gas extractions to our company. The agreement includes:
- A 5-year term with automatic renewal
- A non-operating interest clause
- Exclusive development rights with Williams, Smith & Johnson acting as legal representatives

Key conditions include a minimum production clause and restrictions on third-party transfers without prior written consent.
Would you like me to extract the payment schedule or key legal clauses next?