

# Local Association of the Year Award (Calendar Year 2019)

To be presented to the local association that has achieved the greatest cumulative rating in the following categories: **Best Bulletin/Newsletter; Best Member Communication; and Best AAPL Director's Communication.** Points will also be included in the cumulative rating for AAPL Membership Retention/Recruitment.

If you wish that your local be considered for this award, please fill in your local association's name and have this form signed by the local association president.

**RETURN THIS COMPLETED FORM ALONG WITH ANY ENTRIES FOR THE ABOVE LISTED CATEGORIES.**

Local Association: OKLAHOMA CITY ASSOCIATION OF PROFESSIONAL LANDMEN

---



1/7/2020

Association President: Jerrod Hardegree, 2020 OCAPL President

Date

**AMERICAN ASSOCIATION OF PROFESSIONAL LANDMEN**

**Local Association Award**

**Best Newsletter/Bulletin – Large Association  
(During Calendar Year 2019)**

**Awards Committee Evaluation Form**

To be completed by Local Association with membership of more than 250

Local Association Name: Oklahoma City Association of Professional Landmen (OCAPL)

Date Newsletter/Bulletin Published: Volume 17, Issue 8 – October 2019

Number of Members in Local Association: 1,422

Is Newsletter Prepared By: Staff  Volunteers Only  Both

**ATTACH THIS ENTRY FORM TO YOUR BEST NEWSLETTER/BULLETIN (nominations that are not attached to a newsletter/bulletin will not be considered).**  
**(No comments or further explanations will be considered)**

**To Be Completed By Awards Committee**

The following criteria are listed to assist in the evaluation of Local Association Newsletters/Bulletins.

<u>Criteria</u>	<u>Points</u>	<u>Score</u>
EDUCATIONAL VALUE TO MEMBERS	0-8	_____
COVERAGE (Local, National & Industry)	0-7	_____
GENERAL APPEARANCE AND LAYOUT	0-5	_____
OVERALL PRESENTATION	0-5	_____
	<b>Total Points</b>	<input type="text"/>



# OACAPL Record

**OACAPL** Oklahoma City Association  
of Professional Landmen

VOLUME 17, ISSUE 8

OCTOBER 2019

## Points of Interest

New Members	3
Field Landman Seminar	4
OACAPL Fun Run	5,6
Weekend Take Off	7-9
Nomination Report	10
Industry Affairs	11-15
Quarterly Board Meeting	16,17
Questions and Answers	17
Getting to Know a Member	18,19
CPL - RPL Speaker App.	20-22
Christmas Raffle	23-25

## Treasurer's Letter

After an unseasonably warm September, fall has finally arrived! A cool crisp air and game day on Saturday mornings. This is my favorite time of the year. As we reflect on 2019, it's been a challenging year for our industry but Landmen are strong, resilient and determined. We can make the best out of any situation and I believe that's what sets us apart from other industries or professions. As we move forward, we need to remind ourselves to stay involved in our local associations. Networking is how we learn something new, it's the exchange of information and ideas among people within a common profession or common interest. Luckily for us, I believe we have the very best organization in OACAPL that offers countless opportunities for us to network.

We recently held our annual Sporting Clay's shoot and although we didn't have ideal weather conditions, it was still an awesome event. I would like to thank Shannon Reed and his co-chairs for hosting a great event. I would also like to recognize Dan Dickensheet and Heather Rohlmeier for organizing another successful Fall Festival and 5k Fun Run at the Wheeler Ferris Wheel. I know that everyone who attended had a great time. We should also recognize Larry Coshow, Amy Love and all the speakers for organizing another successful Weekend Take Off. If you were unable to attend, you can find the speaker presentations on the OACAPL website. Without these wonderful volunteers, we wouldn't have these great events. We certainly appreciate all the hard work they put in. If you haven't been able

to attend any of the recent events, there are plenty more opportunities in the coming months.

Our annual Awards Banquet will be held at our next Monday Night Meeting on November 4, 2019. There will not be a speaker, but we will be presenting the "Landman of the Year" and the "Wm. Majors Distinguished Service" award and the "Lifetime Achievement" award. At this time, we will also present the following proposed slate of Officers and Executive Committee members to our general membership, which will be voted on at the Monday Night Meeting.

- Vice President-Michael Fleharty 2020**
- Treasurer-Jennifer Campo 2020**
- Secretary-Sam McCurdy 2020**
- Executive Committee-Dan Dickensheet 2020-2021**
- Executive Committee Alva Brockus 2020-2021**

As your 2019 Treasurer, it has been an honor to serve the membership and work with such a strong, resilient and determined group of professionals. I look forward to continuing to serve this organization in 2020. I wish you all a wonderful holiday season. Please join us for the Monday Night Meeting to honor those who have served OACAPL and those who continue to serve. Without these volunteers, OACAPL would not be what it is today.

Sincerely,  
*Michael Fleharty*, RPL  
2019 OACAPL Treasurer



# Calendar of Events

2019 / 2020

\*GO TO [WWW.OCAPL.ORG](http://WWW.OCAPL.ORG) TO REGISTER FOR EVENTS\*

Nov. 4th

**Educational Luncheon** – SPONSOR – REDSKY LAND, LLC

Speaker - Elwood Vogel, Halliburton

**Monday Night Meeting** – Awards Night - Committee Recognition/  
Landman of the Year/Wm Majors Distinguished Service Award and  
Lifetime Achievement Award

Dec. 2nd

Christmas Party

Jan. 6th

**Educational Luncheon** – Speaker and Topic TBA

**Monday Night Meeting** – Social Meeting – No Speaker

Feb. 3rd

**Educational Luncheon** – Speaker and Topic TBA

**Monday Night Meeting** – Speaker and Topic TBA

Mar. 2nd

**Educational Luncheon** – Speaker and Topic TBA

**Monday Night Meeting** – PRESIDENTS NIGHT - Speaker – AAPL President

Apr. 6th

**Educational Luncheon** – Speaker and Topic TBA

**Monday Night Meeting** – Speaker and Topic TBA

\*IF YOU WOULD LIKE TO BE A LUNCHEON SPONSOR OR SPEAKER,  
PLEASE CONTACT CLARKE RICHARDS AT [CLARKE.RICHARDS@CHK.COM](mailto:CLARKE.RICHARDS@CHK.COM)

**THANK YOU TO OUR OCTOBER  
EDUCATIONAL LUNCHEON SPONSOR**

**bpx energy**

# New Members October 2019

\* Ada Marlene Walgren  
 \* Haley Baker  
 \* Joel Johnson  
 \* Jonahs Goodrich  
 \* Michael Patterson  
 Ty Myers  
 Blaine Brooks  
 Blake Turner  
 Darren Barr  
 Jim Irwin  
 Nicholas Haggard  
 \* Phil Montgomery  
 Cecil Ray  
 Kayley Thurber  
 Taylor Muller

ONEOK, Inc.  
 MidCon Land Services, LLC  
 Manzanita Energy LLC  
 Independent  
 MTP Texas LLC  
 OSEBERG  
 B&G Resources, LLC  
 Turner Oil & Gas Properties Inc.  
 Hampton and Milligan  
 Meek & O'Shields  
 Haggard Land Company  
 Montgomery Property LLC  
 Reagan Smith Energy Solutions  
 Reagan Smith Energy Solutions  
 Reagan Smith Energy Solutions

ada.walgren@oneok.com  
 haley.baker28@gmail.com  
 joel@manzanitaenergy.com  
 jonahsgoodrich@yahoo.com  
 mtpenergy2017@yahoo.com  
 ty@oseberg.io  
 bbrooks@bgresourcesok.com  
 blaketurner321@gmail.com  
 barr@hampton-milligan.com  
 jirwin@rmo-law.com  
 n.haggard@haggardland.com  
 pgm8353@cox.net  
 cray@rsenergysolutions.com  
 kthurber@rsenergysolutions.com  
 tmuller@rsenergysolutions.com

**THE  
TITLE LAW GROUP  
PLLC**  
ATTORNEYS AND COUNSELORS AT LAW

**COMPREHENSIVE TITLE SERVICES**

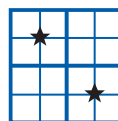
We are a client-focused law firm concentrating in oil and gas title and related matters. We are committed to delivering the highest level of expertise, tailored legal solutions, and the results you want and expect.

- Title Opinions\*
- Probate & Administration of Estates
- Sales & Leases of Restricted Lands
- Land & Leasehold Transactions
- Title Curative
- Estate & Succession Planning
- Contract Preparation & Due Diligence



**THE TITELAWGROUP.COM**  
Gary Heinen, Managing Member  
405 • 608 • 1900

\*AR, KS, ND, NY, OH, OK, PA, TX, WV, WY



**R.D. DAVIS & ASSOCIATES**  
 Petroleum Land Services Since 1978

**Our Full Service Solutions**

- ▶ Title Examination
- ▶ Ownership Reports
- ▶ Horizontal
- ▶ Lease Acquisitions
- ▶ Drilling and Division Order Title Curative
- ▶ ARC-GIS Mapping
- ▶ Seismic Permitting
- ▶ In-House & Field Due Diligence
- ▶ Right-of-Way Acquisition
- ▶ Surface Damage Settlements
- ▶ State and Federal Regulatory Matters

**OUR \* LOCATIONS**

**R. Scott Davis, CPL**  
 14168 Campbell Road,  
 Suite 201  
 Houston, Texas 77058  
 281-220-0000

**Randy Davis, RPL**  
 5733 N. W. 112nd Street  
 Oklahoma City, OK 73142  
 405-220-0000

**R. Scott Davis, CPL**  
 800 San Marcos Street  
 George West, Texas 75022  
 281-220-0000

  
[www.rddl.com](http://www.rddl.com)

# Field Landman Seminar



## OCAPL Fun Run & Fall Festival 2019

The OCAPL Fun Run and Fall Festival fittingly took place on the first cool Sunday of the year. The weather was perfect for our runners. OCAPL members along with their families and friends enjoyed rides on the Wheeler Ferris Wheel, pumpkin painting, face painting, caricatures, hula hooping, along with fantastic food and drinks. The 1 mile walk/run participants included kids and adults of all ages and paces with many youngsters sprinting to the finish line to beat the adults. The 5K runners enjoyed cool temperatures along the beautiful river course. Representatives from the two charities that benefit from the proceeds of the event participated in the festivities and were extremely grateful of OCAPL's contribution to their causes. With our help, more local cancer fighters will receive the support of Tenaciously Teal and more OKC families will receive the guidance of Parent Promise.

Thanks to everyone who came out to join in the fun! We would especially like to thank all of the sponsors that contributed to make this year's event such a huge success. Each year the Fun Run and Fall Festival gets bigger and better, we are already looking forward to next year!



# OACPL Fun Run







## 15<sup>th</sup> ANNUAL WEEKEND TAKE OFF



---

Best kept secret in OCAPL! No other AAPL accredited continuing education seminar offers eleven credit hours over the course of a weekend in such a fun, intimate setting than Weekend Take Off. In fact, registration for the all-inclusive weekend has always included luxurious cabin accommodations, amazing home-made meals, exceptional speakers and the opportunity to rub elbows with top industry professionals in a small group setting. Not found at Weekend Take Off: business casual attire, conference tables, weak coffee and stale pastries so often associated with continuing education seminars. Both field and in-house landmen from over thirty organizations and multiple states, gathered once again in Beavers Bend State Park for the fifteenth annual gathering to brush up on title issues and current industry trends, topics so relevant to us all in this ever-changing business. This unique event always attracts top presenters who graciously donate their time by sharing their knowledge and expertise to the ‘limited seating’ audience – and this year was no exception. OCAPL would like to thank those who made WTO possible by addressing the group: Dave Hampton, *Hampton & Milligan*, Frank Hinton and Timothy Dowd, *Elias, Brooks, Brown & Nelson*, Dennis McAfee and Brady O’Neal of *Quanta Environmental Solutions*, Ben Brown, *Charney Brown, LC*, Jena Williams from *The Title Law Group*, Roberto Seda of *Seda Law Firm, PLLC*, Larry Coshow, *BPX Energy*, and AAPL for providing an ethics presentation.

OCAPL and the WTO committee would also like to thank Jim Whalon, Osage Oil and Gas, and Creative Escapes for their continued support of this incredible event.

---



Earning CE credits should be enjoyable - always held mid-September, make plans now to attend WTO 2020.



*Hampton's famous tenderloin filets*





Additional photos of WTO 2019 at [ww.ocapl.org](http://ww.ocapl.org).

**Oklahoma City Association of Professional Landmen**  
**September 11, 2019**  
**Report of the Nominating Committee**

The Chair of the Nominating Committee requested nominations from the general membership for the OCAPL offices of Vice-President, Treasurer, Secretary, and 2 positions on the Executive Committee. In accordance with OCAPL by-laws, the Nominating Chair, the current Vice-President, the current 1st Past-President, and 4 active OCAPL members appointed by the Chair met to discuss the nominees. All nominations were carefully reviewed and considered.

The Nominating Committee presents the following slate of officers and Executive Committee members to our general membership which will be voted on at the November monthly meeting:

<u>Position</u>	<u>Nominee</u>	<u>To Serve</u>
Vice President	Michael Fleharty	2020
Treasurer	Jennifer Campo	2020
Secretary	Sam McCurdy	2020
Executive Committee	Dan Dickensheet	2020-2021
Executive Committee	Alva Brockus	2020-2021

Jerrod Hardegree is our current Vice-President and pursuant to our by-laws he automatically ascends into the Office of President. The Slate was confirmed by a majority vote of the OCAPL Executive Committee.

Sincerely,  
**Julie Woodard**  
2019 Awards and Nominations Committee Chairman

# Industry Affairs

## Rig counts drop again in Oklahoma and across the US

October 4, 2019



The rig counts in Oklahoma and across the



## R.K. PINSON & ASSOCIATES

□Our Goal is to provide the best petroleum land services to our clients as is possible, to do it with integrity, confidence and efficiency, to treat all persons with respect and courtesy, to always act in a professional manner and to enjoy and grow in our chosen profession.□

**Leasing**

- Expert Negotiations
- Value Creation
- Market Expertise
- Professional Mineral Owner Relationships
- Timely processing of documents

**Title Services**

- Prospect Strategy
- Value Enhancement
- Detailed Title Examination
- Cursory Title Examination
- Comprehensive Ownership Reports
- Title Curative
- Document Imaging
- Surface and Seismic Examination for Permitting

**Acquisitions/Divestitures**

- Title Examination
- Due Diligence
- Property and Environmental Inspection
- Contract Analysis
- Document Preparation

**Regulatory Application, Hearings and Permitting**

- Filing of State Regulatory Applications associated with the drilling of wells and water usage
- Preparation of Notice lists and well proposals
- Process Management
- Expert witness testimony
- Federal, State and local permitting
- Seismic permitting
- Preparation of Federal Application Permit to Drill
- Preparation of communication agreements
- Strategic planning

**Additional Land Services**

- Federal, BIA, and State bidding and lease acquisition
- Mineral and Working Interest acquisition
- ARC-GIS Mapping
- Document Preparation
- Prospect Management
- Settlement of Surface Damages
- Right-of-Way Acquisition
- Water Use Agreements

Providing Professional Land Services since 1986



**Rocky Mountain Office:**  
621 17th Street, Suite 945  
Denver, CO 80293  
(720) 627-6181  
Fax (720) 627-6182

**Texas Office:**  
P.O. Box 1323  
Canadian, TX 79014  
(806) 323-6677

**Corporate Office:**  
10201 Buffalo Ridge Road  
Edmond, OK 73025  
(405) 359-6727  
Fax (405) 359-6728

[www.rkpinson.com](http://www.rkpinson.com)  
Members of AAPL | OCAPL | TAPL | DAPL | HAPL

YOUR OUTSOURCING  
SOLUTION  
FOR

OIL AND GAS  
ACCOUNTING,  
DIVISION ORDERS,  
LEASE RECORDS AND  
DUE DILIGENCE.

Do what you do best... We'll handle the rest!

TULSA, OK  
OFFICE:  
918.584.2111



**ASSOCIATED RESOURCES INC.**

HOUSTON, TX  
OFFICE:  
832.725.2236

Brandon Ward  
bward@associated-resources.com

Michael Gibson  
mgibson@associated-resources.com

ASSOCIATED-RESOURCES.COM

rest of the U.S. dropped again in the past week. The state's count fell 3 to 63. A year ago, there were 143 oil and gas rigs active in the state.

Nationally, the count fell by 5 to 855. Oil rigs fell by 3 to 710 and the number of gas-drilling rigs dropped by two to 144. In the past year, the oil and gas rig counts have slipped by 197 from 1,052. The number of oil rigs fell by 151 while the number of gas rigs dropped by 45.

The Permian Basin saw an increase of one

# Industry Affairs

rig to reach 415. The Ardmore Woodford saw a count of 2 rigs in the past week which was unchanged from the previous week. The Arkoma Woodford remained at three working rigs.

The Granite Wash stayed at 2 working rigs compared to the 13 rigs reported one year ago. The Mississippian's count of 2 rigs remained the same. The D-J Basin in Colorado dropped one rig to reach 21. The Eagle Ford in South Texas slipped by 2 to 60 compared to the 78 working rigs a year earlier.

The Williston in North Dakota added 2 rigs to reach 55.

Oklahoma's count of 63 compares to 414 in Texas where the count dropped by four.



**SITIS**  
SUPERIOR TITLE SERVICES

ESTABLISHED IN 1987, SUPERIOR TITLE SERVICES, INC. PROVIDES THE EXPERIENCE, EFFICIENCY AND INTEGRITY OUR CLIENTS DEPEND ON.

**SERVICES**  
TITLE EXAMINATION • DUE DILIGENCE • LEASE ACQUISITION  
SURFACE DAMAGES • ROW ACQUISITION  
TITLE CURATIVE • SEISMIC PERMITTING

**INTEGRITY • HONESTY • EFFICIENCY**

[SUPERIORTITLESERVICES.NET](http://SUPERIORTITLESERVICES.NET)

P.O. BOX 30180  
EDMOND, OK 73003

MAIN : (405) 330-0555  
FAX : (405) 471-6506

Colorado lost one rig to reach 24.

The Red Top Rig Report from the Independent Oil and Gas Service in Wichita reported this week's rig count in Kansas was 37, down two.

Louisiana's count slipped by one to reach 55. New Mexico added four to reach 113 rigs. North Dakota added a rig to hit 54 working rigs while Wyoming's count declined by one to 33.

<http://www.okenergytoday.com/author/jerry/>

Jerry Bohnen

[Jerry.Bohnen@yahoo.com](mailto:Jerry.Bohnen@yahoo.com)



**SCHONWALD**  
L A N D  
INCORPORATED

**FULL LINE PETROLEUM LAND SERVICES**

Detailed Title Examination • Oil & Gas Lease Acquisition  
Surface Damage Settlement • Pipeline ROW Acquisition  
Record Maintenance • Title Curative • Due Diligence • Seismic Permits  
Digital Abstracts • Digital Mapping • Qualified Expert Witnesses  
Fully Networked Computer Support • Experienced Field Personnel

**SERVICE THROUGHOUT THE CONTINENTAL UNITED STATES**

**FRED SCHONWALD**      **DALE WOLF**  
fschonwald@schonwaldland.com      dwolf@schonwaldland.com

9434 CEDAR LAKE AVENUE • OKLAHOMA CITY, OK 73114-7809  
PHONE (405) 848-5185 • FAX (405) 842-5996

# Industry Affairs

## Oil Stocks' Dividends Are Rising. Investors Still Aren't Biting.


Barron's Online

Avi Salzman

7 October 2019 07:15

Copyright 2019 Dow Jones & Company, Inc. All Rights Reserved.

For years, [oil producers spent freely](#) on new projects without apparent concern about the cash payoff. But investors are pushing back against that strategy, and [it has clearly had an effect on management](#).



**JACKFORK LAND**  
INC

Bob Brock - CEO | Dan Dickensheet - President  
Michael Brock - VP | Kiley Williams - VP | Daniel Hemphill - VP

For over 30 years, Jackfork's highly skilled landmen and results driven management team have delivered quality professional land services at a reduced cost by critically assessing and organizing each project, designing a client-tailored and cost-effective strategy. We are founded in principle, structured to be efficient and focused on delivering quality results.

title research – due diligence – leasing – division order analysis  
expert testimony – abstracting – right of way/surface agreements  
curative – regulatory – seismic permits – GIS mapping

925 CEDAR LAKE BLVD | OKC, OK 73114  
405.840.5999 | jackforkland.com



**LOWRY**  
LAND CO., INC.  
ENERGY & LAND SERVICES

LowryLand.com  
100% AAPL Member Partner

(405) 843-2760 | (800) 708-1895  
6801 N. Broadway Extension, Suite 204  
Oklahoma City, OK 73116

AAPL  
PROFESSIONAL LANDMAN

Their free cash flow yield—free cash flow per share as a percentage of the stock price—is now positive 2.2% over the past 12 months, up from an average of negative 4.6% over the past 10 years, according to Credit Suisse analyst William Featherston. Part of the reason is that producers have reined in spending, but the main factor for the rise in yield is that [the stocks have fallen](#). The SPDR S&P Oil & Gas Exploration & Production ETF (ticker: XOP) is down 23% this year, even as futures on West Texas Intermediate

# Industry Affairs

crude, the market benchmark in the U.S., have risen 16%.

Oil companies have been raising dividends as they have produced more cash, but it doesn't seem to be enough to attract investors. Featherston downgraded three producers: Continental Resources (CLR), Range Resources (RRC), and Whiting Petroleum (WLL).

None of the companies responded to requests for comment.

"We expect relative outperformance from E&Ps that offer a combination of competitive



Oklahoma: (405) 726-2762  
Louisiana: (337) 706-8650

## Old School Service & Integrity New School Innovation

Remember a time where relationships mattered and integrity was expected – a time where every detail was important. Passion driven service, that produced results beyond expectations was commonplace. Penterra Services is the most comprehensive land services company. We put an emphasis on the people we work with and take service to the next level.

### Comprehensive Land Services

OKLAHOMA, KANSAS, TEXAS, LOUISIANA, MISSISSIPPI, WEST VIRGINIA,  
PENNSYLVANIA, OHIO, NEW YORK, NORTH DAKOTA, COLORADO, ILLINOIS, ALABAMA

[penterraservices.com](http://penterraservices.com)



For all your land service needs

(405) 603-5388 Phone

(405) 470-8680 Fax

13186 N. MacArthur Blvd.  
Oklahoma City, OK 73142

[IrvinLand.com](http://IrvinLand.com)



growth, above-average free cash flow yields, willingness to return cash to shareholders, and attractive relative valuation," he wrote. His favorite stocks include ConocoPhillips (COP), Diamondback Energy (FANG), Parsley Energy (PE), Pioneer Natural Resources (PXD), Marathon Oil (MRO), and Viper Energy Partners (VNOM).

One problem for the industry is that the overall S&P 500 still has a better free-cash-flow yield than oil producers, without the








# Industry Affairs

commodity-related price risk they face. And even though the producers have fallen, they remain relatively more expensive than their historical valuations when valued based on cash flow.

“Thus, we expect this multiple de-rating trend will continue unless either we see a sustained rally in oil prices (unlikely absent a significant geopolitical event in our view given loosening supply/demand balances into 2020) and/or E&P equity valuations become so inexpensive on traditional

## essentially, clients value five things in a law firm

-  strong relationships
-  clear communication
-  budget certainty/lean staffing
-  know-how
-  results

Sandra K. Fraley  
Of Counsel  
[sandy.fraley@step toe-johnson.com](mailto:sandy.fraley@step toe-johnson.com)

 STEPTOE  
& JOHNSON  
P.L.L.C.  
[step toe-johnson.com](http://step toe-johnson.com)

THIS IS AN ADVERTISEMENT

## CONTINENTAL LAND RESOURCES



Helping companies build their future.

EDMOND | CANTON | MIDLAND | ROSWELL | HOUSTON

metrics that it serves as a catalyst for the Majors to consolidate the sector,” Featherston wrote.

Write to Avi Salzman at  
[avi.salzman@barrons.com](mailto:avi.salzman@barrons.com)

**AMERICAN ASSOCIATION OF PROFESSIONAL LANDMEN**  
QUARTERLY BOARD of DIRECTORS MEETING, Coeur d'Alene, ID  
September 15, 2019

The AAPL Quarterly Board Meeting was held on September 15, 2019 at the Coeur d'Alene Resort, Coeur d'Alene, Idaho. Jay Beavers, AAPL President, called the meeting to Order. The Invocation was given by Mike Curry, followed by the introduction of guests and roll call of the Executive Committee, Directors and Committee Chairs. New Directors/Temporary and Sub-Directors were seated. Upon adoption of the Agenda, the minutes from the last board meeting on June 19, 2019 were adopted by acclamation.

**Treasurer's Report:** Jason Maloy, Treasurer, provided a report on AAPL and its affiliates for the period ending June 30, 2019 as follows:

- **AAPL, Inc.'s** total assets are \$40,117,609, while total liabilities are \$3,096,304.
- **Revenues** (exclusive of investment revenue) totaled \$7,785,808 as of June 30, 2019. This consists of \$1,798,903 from membership dues, \$2,976,878 from NAPE Expo distribution, \$813,352 from educational seminar fees, \$813,771 NAPE management fees, and annual meeting income of \$709,806
- **Expenses** through June 30, 2019 totaled \$6,981,623. Expenses include general and administrative (\$3,991,922), publications (\$440,028), educational program (\$629,763), financial expenses (\$334,627), board of director meeting expenses (\$344,396), annual meeting expense (\$542,803) and IT/software expenses (\$512,711).
- **Investments** as of June 30, 2019 are \$30,044,461 which is an increase of \$3,125,264.
- As of June 30, 2019, the **Education Foundation, Inc.'s** balance sheet reflects \$4,394,565, which is an increase of \$212,407 as compared to the same period last year. The Statement of Investment Accounts reflects \$4,281,962 total monies invested which is an increase of \$294,409 as compared to the same period last year.
- As of June 30, 2019, the **Landman Scholarship Trust's** balance sheet reflects \$7,811,987, which is an increase of \$306,619 as compared to the same period last year. The Statement of Investment Accounts reflects \$7,744,261 total monies invested, which is an increase of \$274,465 as compared to the same period last year.

**AAPL General Report:**

- Executive Vice President of AAPL, Melanie Bell announced her retirement by the end of 2019. We wish her the very best with her new opportunities.
- A task force, led by David Cape was appointed to interview and recommend a new EVP.
  - 140 applications were received
  - 27 applications were evaluated for interview round
  - 9 candidates were selected for interviews
- Dr. Greta P. Zeimetz, CAE was unanimously approved by the selection task force, the executive committee, and the board as the new Executive Vice President of AAPL, she will start on November 1<sup>st</sup>.
  - Dr. Zeimetz is the current CEO of the national association of legal assistants, an organization much like AAPL with 18,000 current members
  - Dr. Zeimetz has a Doctor of Business Administration, a Masters in Management and Organizational Behavior, and a B.A. in Communications
  - She is a Certified Association Executive, administered by the American Society of Association Executives.
  - An accomplished public speaker and published writer, Dr. Greta P. Zeimetz will have an immediate and lasting positive impact on AAPL and the staff.

**NAPE**

- NAPE Season Pass - a new season pass is available, which includes admittance to both NAPE summit and Summer NAPE and guarantees you pay the early bird price no matter when you register.
- NAPE Charities Luncheon will feature Nikki Haley – former governor of South Carolina and US ambassador to the United Nations.
- Nape Summit will host prospect, international, and capital markets/service provider theater.
- A job fair will be held for all NAPE attendees.
- NAPE Magazine – debuts with the October issue; all NAPE attendees receive a free annual subscription.

## Summer NAPE

- NAPE business conference attendance exceeded the three prior years while the overall attendance was slightly down.
- Summer NAPE will debut a new format in 2020, and will include a keynote luncheon for all attendees. Karl Rove has been secured as the speaker.
- NAPE Season Pass - a new season pass is available, which includes admittance to both NAPE summit and Summer NAPE and guarantees you pay the early bird price no matter when you register.

## Annual Meeting

- Final numbers show Pittsburgh's Annual Meeting generated more than \$168,000 in net income.
- The 2020 Annual Meeting will be held June 17-20, at the Hyatt Regency Hotel in Huntington Beach, California.
- Plans are underway for Annual Meeting events, including a luau on the beach for the Landman Bash.

## Other Noteworthy News/Reports:

- If you are interested in networking and mentoring, I encourage you to look into the Landman Advisory Connection Program. The program provides a platform for experienced land professionals to mentor new members of our profession or those who may desire to enhance their skills in a certain area of focus. More information is available on the AAPL website.
- The next Board of Director's meeting will be at The Gaylord Texan Resort & Convention Center in Grapevine, TX, December 13-15, 2019

If you are interested in serving on an AAPL or OCAPL committee or otherwise becoming more involved, please feel free to contact me. Additionally, if you have any questions, comments, concerns, or ideas regarding the AAPL and/or its services, please do not hesitate to reach out.

Respectfully submitted,

*Robert Rice*  
AAPL Director

---

## Questions from the Field



Timothy C. Dowd  
ELIAS BOOKS BROWN & NELSON

Q: I examined an Oil and Gas Lease that leased the NW/4 of the section. The mineral owner also owned a tract in the E/2 SE/4.

The Oil and Gas Lease has a clause at the bottom that recites "It is the intent of the Lessor to lease, and Lessor does hereby grant, demise, lease and let unto Lessee, all oil, gas and other minerals owned by Lessor in Section X, Township X, Range X, X County, OK whether or not properly and completely described herein."

Does the recorded lease, in fact, cover the E/2 SE/4? Does the lease constitute constructive notice to third parties? - L.C.

A: A recent case came out which gives guidance on this issue. In the 2019 case of Riverbend Land, LLC v. State of Oklahoma, the issue involved a Deed which gave a par-

ticular description and then added a phrase of "...together with all abutters rights." The issue was whether or not the abutting land, which was not described, was validly conveyed by the grantor to the grantee, and whether the recorded Deed constituted constructive notice.

The Oklahoma court held that the Deed did not constitute constructive notice to third parties.

As to the present questions, the lease from the lessor to a lessee is valid between the parties. However, because the Oil and Gas Lease in question did not specifically describe the E/2 SE/4, when recorded, it is not going to constitute constructive notice to a third party. However, a field landman checking records would possibly encounter this lease and could then be on actual notice of the existence of the language that it covered the additional land (being the E/2 SE/4). However, if another oil company, without notice of the existence of the first lease and the special clause, took a second lease that validly described the E/2 SE/4, then the second lease would be the superior lease as to the E/2 SE/4.

Note: If you have any title questions you want answered, email your questions to [ocapl@coxinet.net](mailto:ocapl@coxinet.net).



# GETTING TO KNOW A MEMBER



I hope everyone had a great time at the OCAPL dinner event this past month. At this past meeting I sat at the table with Roberto Seda and got to learn about his new law firm that he founded earlier this year. Prior to founding Seda Law Firm, Roberto was a partner at Ball Morse Lowe. Roberto holds a B.S. in mechanical engineering from OSU, an MBA from OCU, and a J.D. from OU. If you have not had the chance to meet Roberto, please introduce yourself to him at our next meeting.

**Q. Roberto, the standard question for every interview is, how did you get into the oil and gas land profession?**

**A.** After eight years in manufacturing management, I decided to go to law school to become a patent attorney. However, after the summer between my second and third years, I realized that finding a patent attorney job would be difficult with the market at the time. Living in Oklahoma, I decided oil and gas might be an interesting area. With some guidance from a friend, I took every real property as well as every oil and gas course that I could my last year. I realized running title came naturally to me because of the way my brain works. It's all a big puzzle. I love how every opinion presents a new scenario and opportunity to learn.

**Q. You have a degree in mechanical engineering. Do you do legal work on patents as well?**

**A.** While I hope to get back into the intellectual property area of law, I currently do not practice in that area. Ideally, I would like to expand my practice into that area in the future especially having already passed the patent bar. However, oil and gas has occupied much of my time since law school.

**Q. When you can catch a break from work, where is your favorite spot to take a vacation?**

**A.** The Caribbean... Puerto Rico with the whole family and Jamaica when it's just my wife and I.



**Q. You have a degree from OSU and OU. Who do you root for at Bedlam?**

**A.** I grew up an OU fan. But, I decided to attend Oklahoma State University for my undergrad. When I stepped onto OSU's campus for the first time, my loyalty immediately changed to OSU. I can at least say that I don't have an aversion for OU like I did prior to law school.

**Q. Favorite spot for lunch?**

**A.** Charleston's.

**Q. Pet Peeve?**

**A.** When ALL of my family leaves their shoes out around the house.

**Q. Biggest prize you have ever won?**

**A.** My wife = priceless. She's the best. 😊

**Q. What is one unique thing about you?**

**A.** I serve on the board of a Christian youth camp named Camp Lu-Jo KISMIF located in southwest Oklahoma.

**Q. Rock or Pop?**

**A.** Both. I listen to everything except heavy metal. I've been on a big country kick lately.

**Q. Tell us more about Seda Law firm and how someone can get in touch with you.**

**A.** My primary practice is really oil and gas title; however, I also enjoy working on probates and curative matters especially during this slow period in our industry. I got licensed in Texas last year and my application has been submitted to New Mexico. Accordingly, I hope to expand into those areas in the future as work allows. The easiest way to reach me is via my email at [rseda@sedalawfirm.com](mailto:rseda@sedalawfirm.com).



**GATEWAY**  
LAND SERVICES

Reliability Accuracy Flexibility Accountability

Experience in all of the top resource plays in the United States.

TITLE LEASING CURATIVE DUE DILIGENCE ROW  
WIND IMAGING GIS SEISMIC PERMITS & MORE

WWW.GATEWAY-LAND.COM | 405.755.8837  
7100 N. CLASSEN, BLDG 400, OKLAHOMA CITY, OK 73116



## **INVITATION FOR AMERICAN ASSOCIATION OF PROFESSIONAL LANDMEN SPEAKERS**

AAPL is currently seeking additional speakers to deliver the RPL/CPL Review Curriculum nationwide. The speaker will introduce and review concepts tested for both the RPL and CPL Exams. This review is 3 days, as follows:

**Day One Material:** Real Property Law, Land Descriptions, Contract Law, Conveyancing, Interest Calculations, Oil & Gas Lease, Ethics

**Day Two Material:** Pooling, Joint Operating Agreement, Well Trades, Negotiations

**Day Three Material:** Federal Onshore, Environmental, Offshore/OCS, Mineral Landwork, Federal Taxes on Oil & Gas, GIS

### **Seminar Overview & Schedule**

It is important to note that each day requires **8 hours of presentation** and we are not looking for one person to teach all three days, but one or more people for each day, depending on exhibited expertise.

### **SESSION FORMAT**

The AAPL has prepared slides for each day's presentation, covering all material you will be responsible to go over with your audience. It is important that all slides are discussed and the presenter answer questions from those in the review within the time frame allowed. Speakers **are not** responsible for providing material to review, but must be able to present the material that the AAPL provides and stay on track to get all topics covered.

Those attending the review will ask questions for clarification on topics discussed, so extensive and working knowledge of land work is essential.

### **SPEAKER BENEFITS PROVIDED BY AAPL**

The AAPL pays speakers \$2400.00 per day for their time and expertise for these reviews. This fee is paid for the one day of speaking, but please keep in mind that there are generally two additional days of travel (one day getting to the event and one day travelling home from the event). In addition, the AAPL is responsible for booking the lodging for the speaker at the host hotel, or closest hotel to the location of the event. The AAPL reimburses the following: Hotel expense, airfare (coach), rental car or Uber/Taxi, Mileage to and from airport (Current IRS rate), Baggage Fees and Meals. All reimbursements require receipts and are paid within 30 days of submitting.

### **TESTIMONIALS**

*"The course was just very helpful in general...I definitely would've failed without the course."*

*"All topics [from the Oil and Gas Land Review] were needed and valued."*

*"It was a great refresher for me."*

## **SPEAKER EXPECTATIONS**

The RPL/CPL reviews are scheduled a minimum of 6 months in advance and it is extremely important that you are committed to giving the reviews. The seminars will be divided up amongst the speaker pool. If you select a time to present, you must make it your top priority to commit to the event. Members rely on you and cancelling your commitment may be cause to remove you as a speaker. In the event of an emergency, cancellations are expected.

Once speakers are identified you will attend a minimum of two reviews to shadow one or more of our current speakers. After completion, your first review will have one of the experienced speakers present to assist should it be needed. All attendees take a survey at the end of the session to give feedback and those surveys are passed on to the speaker so they can identify areas of improvement.

Thank you for your time and consideration for this role within the AAPL. Please submit your application for review by **Friday, November 1, 2019** for consideration.



Powering The Profession

## OIL AND GAS LAND REVIEW INSTRUCTOR APPLICATION

Interested candidates should, at a minimum, meet the following requirements:

- \* Have maintained a CPL designation for at least five years
- \* Have a minimum of 15 years experience
- \* Be able to meet a commitment of at least 10 education sessions throughout the year (Usually requires a travel day, an instructional day and a return travel day.)
- \* Be able to adhere to the materials provided by AAPL and provide instruction over a single eight hour period

Please include a CV, resume, and cover letter that details land experience, including geographical and geological regions worked and responsibilities in those areas.

Name

Current Employer

Title

Address (Street, City, State, Zip)

Phone

Email

Number of Years as an AAPL Member

CPL#

List All Higher Education Obtained - Schools and Degrees

Education Presentation Experience - Event Name, Topic, and Number of People in Attendance

The Oil and Gas Land Review is Comprised of Distinct Topics Over Three Days:

Day 1 - Real Property Law, Land Descriptions, Contract Law, Conveyancing, Interest Calculations, Oil & Gas Lease, Ethics

Day 2 - Pooling, Joint Operating Agreement, Well Trades, Negotiations

Day 3 - Federal Onshore, Environmental, Offshore/OCS, Mineral Landwork, Federal Taxes on Oil & Gas, GIS

Which day(s) do you think you would be most suited for and why?

Please submit your completed application to [Education@landman.org](mailto:Education@landman.org)



**OCAPL Community Affairs Committee is seeking sponsorship for the 2019 Christmas Raffle!**

**Thanks to the following sponsors for your generous support!**

Anevay Resources  
Apollo Exploration, LLC  
Bearcat Land  
Dorchester Resources, L.P.  
Equitable Royalty Corporation  
Feather Creek Resources, LLC  
Gateway Land Services  
Munson & McMillin  
R.K. Pinson & Associates  
Redsky  
The Needham Companies  
Halo Land Management, LLC

---

**OCAPL is looking forward to the annual Christmas Party taking place on December 2, 2019 (location to be announced). Last year, OCAPL was able to raise over \$40,000 for Pivot and the Infant Crisis Center due to the support of our generous donors and members!**

This year, we are focusing on strengthening our partnership with Pivot and starting a new relationship with an exciting organization, Good Shepherd Clinic. **In order to surpass our fundraising from 2018, we are seeking sponsorships for our Christmas Raffle.** Last year, many Landmen left the celebration with some great prizes including event tickets, restaurant gift certificates, electronics, golf excursions, designer purses, airline tickets, spa gift certificates, etc. We need your help to make the 2019 Christmas Raffle the best one yet! Donated items such as those listed above or cash donations (used to purchase raffle prizes) would be greatly appreciated by OCAPL and our deserving charities.

**Should you be interested in donating, please complete the sponsor form and email to one of the email addresses below at your earliest convenience. Your donation and a copy of the completed form can be sent directly to OCAPL at the following address on or before Friday, November 15th, 2019:**

Oklahoma City Association of Professional Landmen

P.O. Box 18714

Oklahoma City, OK 73154

Alternative delivery/pick-up arrangements can be made if required. Please make all checks payable to the Oklahoma City Association of Professional Landmen and note "Christmas Raffle" in the memo line.

If you have any questions, please do not hesitate to contact Jordan McGee ([jordan.mcgee@warwick-energy.com](mailto:jordan.mcgee@warwick-energy.com), 405-607-3411), or Elle Portwood ([elleportwood@gmail.com](mailto:elleportwood@gmail.com), 405-618-9750). We will be selling Christmas raffle tickets at the November 4th Monday night meeting and will also be available to answer any questions on sponsorship.

**Thank you in advance for your contribution and continued support of OCAPL.**

OKLAHOMA CITY ASSOCIATION OF PROFESSIONAL LANDMEN

**Community Affairs Committee**

**Good Shepherd Clinic:** Good Shepherd Clinic is a well-equipped medical home for hundreds of uninsured adults in Oklahoma. Licensed medical professionals, healthcare students from local universities and other caring volunteers offer an exceptional medical practice that provides prevention, wellness and sick care to low-income, uninsured people

throughout central Oklahoma. In addition to medical care, the Clinic has offered dental care to children and adults almost since the medical clinic began. The dental clinic is staffed with the equivalence of one full-time dentist, two dental assistants, and one hygienist. Their services are multiplied through the work of volunteer dentists, dental students, and hygiene students. For more information, please visit <http://goodshepherdokc.org/>

**Pivot, formerly known as Youth Services of Oklahoma County (YSOC)** is a not-for-profit community organization that advocates, educates, intervenes, and counsels troubled youth and families to make a positive difference in their lives. Pivot/YSOC has been providing services to youth and families since 1972. The agency provides crisis intervention, counseling, shelter and other critical and much needed services to Oklahoma county youth and families. For more information, please visit <http://ysoc3.publishpath.com/>

**The Community Affairs committee is offering a benefit to anyone purchasing \$100 or more in raffle tickets for the Christmas Party Charity Raffle. If you are purchasing at least \$100, you may pre-order tickets and we will fill out the tickets for you!**

You can pay for your tickets in advance with a check, cash or credit card.

**Please contact Elle Portwood ([elleportwood@gmail.com](mailto:elleportwood@gmail.com)) on or before December 1st if you wish to pre-order tickets.**

Proceeds from the raffle will benefit Pivot (formerly Youth Services) and Good Shepherd Clinic. Thanks to our generous sponsors, we have some really great prizes this year! The drawing will take place at the OCAPL Christmas Party on December 2. You need not be present for the drawing to win.

Tickets are 1 for \$10, 5 for \$40, or 15 for \$100. We accept cash, checks, or credit card (plus fee) for payment.

**#Tickets/ Cash or Check/ Credit Card**

15/\$100/\$102.70

20/\$140/\$143.74

25/\$180/\$184.78

30/\$200/\$205.30

35/\$240/\$246.34

40/\$280/\$287.38

45/\$300/\$307.90

50/\$340/\$348.94

55/\$380/\$389.98

60/\$400/\$410.50

65/\$440/\$451.54

70/\$480/\$492.58

75/\$500.00/\$513.10

**Thanks, we hope to see everyone in December!**

**2019 OCAPL Christmas Raffle Commitment Form**

**SPONSORSHIPS NOW AVAILABLE**

Sponsor Name \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_, State \_\_\_\_\_, Zip \_\_\_\_\_

Contact Name \_\_\_\_\_ Contact Phone \_\_\_\_\_

Contact Email \_\_\_\_\_

MONETARY DONATIONS: *Please select level of sponsorship and enter the specific amount to be donated. All checks should be made payable to the Oklahoma City Association of Professional Landmen.*

\_\_\_\_\_ Platinum Sponsorship (\$5,000 or more) \$ \_\_\_\_\_

\_\_\_\_\_ Gold Sponsorship (\$2,500 - \$4,999) \$ \_\_\_\_\_

\_\_\_\_\_ Silver Sponsorship (\$1,000 - \$2,499) \$ \_\_\_\_\_

\_\_\_\_\_ Bronze Sponsorship (Up to \$999) \$ \_\_\_\_\_

OTHER DONATIONS: *Please describe in detail the prize to be donated and its estimated value.*

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Please send your donation and a copy of the completed commitment form directly to OCAPL at the following address on or before to Friday, November 15, 2019:**

Oklahoma City Association of Professional Landmen P.O. Box 18714 Oklahoma City, OK 73154

Alternative delivery/pick-up arrangements can be made if required. For questions, please contact: Jordan McGee: [jordan.mcgee@warwick-energy.com](mailto:jordan.mcgee@warwick-energy.com) Elle Portwood: [elleportwood@gmail.com](mailto:elleportwood@gmail.com)

# 2019 OCAPL Officers \*Executive Officers and Committee Chairman

President	*Brooks, Jeff	jeff.brooks@blackswanog.com
Vice President	*Hardegree, Jerrod	jhardegree@osageoilandgas.com
Treasurer	*Fleharty, Michael	mf.superiortitle@gmail.com
Secretary	*Campo, Jennifer	jcampo@calyxenergy.com
1st Past President	*Beavers, Matt	matt.beavers@dvn.com
2nd Past President/AAPL Director	*Rice, Robert	Robert.rice@continentalland.com
Awards and Nominations/Ethics	Woodard, Julie	julie.woodard@chk.com
Community Affairs Chair	*McGee, Jordan	jordan.mcgee@warwick-energy.com
Community Affairs Co-Chair	Portwood, Elle	elleportwood@gmail.com
Education Chair	*Richards, Clarke	clarke.richards@chk.com
Education Co-Chair	Payton, Chase	chase.payton@clr.com
Education Co-Chair	LeBaron, Philip	Philip.lebaron@dvn.com
Entertainment Chair	McCurdy, Sam	smccurdy@rbluff.com
Entertainment Co-Chair	Carlozzi, Brian	BCarlozzi@rkienergy.com
Executive Committee Member	*Watkins, Nick	Nwatkins369@yahoo.com
Executive Committee Member	*Wickham, Diana	dianawickham@cox.net
Field Landman Chair	Campo, Jeremiah	jeremiah@compass.land
Field Landman Co-Chair	Williams, Evan	ewilliams@nicholsenergy.com
Fishing Tournament Chair	Graham, David	davidgraham@jmaenergy.com
Fishing Tournament Co-Chair	Cook, Nate	nathan.cook@chk.com
Fun Run Chair	Dickensheet, Dan	dan@jackforkland.com
Fun Run Co-Chair	Rohlmeier, Heather	hrohlmeier@eliasbooks.com
Girls Night Out Chair	Brockus, Alva	alva@lpm-llc.com
Girls Night Out Co-Chair	Storey, Gracie	gracie.storey@yahoo.com
Golf Tournament Chair	Naik, Bhavin	bhavinnaik@garyamonroe.com
Golf Tournament Co-Chair	Kammerer, Brandon	brandondkammerer@gmail.com
Industry Affairs Chair	Jennings, Brandon	brandon-jennings@outlook.com
Industry Affairs Co-Chair	Cloer, Ryan	ryan.cloer@dvn.com
Legislative Affairs Chair	Meek, Aaron	ameek@rmo-law.com
Legislative Affairs Co-Chair	Hampton, Dave	hampton@hampton-milligan.com
Membership Chair	Love, Bethany	bethany.love@brighamcompany.com
Monday Night Speaker Chair	Powell, Heather	hpowell@ventanaep.com
Monday Night Speaker Co-Chair	Parks, Colt	colt.parks@dvn.com
Newsletter Chair	Hogland, Tyler	thogland@gmail.com
Newsletter Co-Chair	Clark, Josh	josh.clark@mustangfuel.com
OU EM Mentoring Chair	Hennigan, Bryan	Bryan.Hennigan@mustangfuel.com
OU EM Advisor	McConnell, Mike	mmcconnell@ou.edu
Public Relations Chair	Vawter, Brandt	brandt.vawter@clo.ok.gov
Special Advisor	Miles, Lindsey	lindsey.miles@dvn.com
Sporting Clays Chair	Reed, Shannon	sreed@heritagetrust.com
Sporting Clays Co-Chair	Ritter, Chase	chase@ritterlegalok.com
Website Chair	Raney, Grant	grant.raney@impactenergy.us
Weekend Take Off Chair	*Coshow, Larry	larry.coshow@bpx.com
Weekend Take Off Co-Chair	Love, Amy	alove@nicholsenergy.com
OCAPL Manager	Portwood, Teresa	ocapl@coxinet.net

## Advertising Price List for the Ocapl Record

### Advertisement Price:

Quarter Page Add @ \$750 for full year (10 issues)

### Ad Requirements:

- 3 1/4 wide x 4 1/2 tall

- Ads need to be submitted in PDF or JPG with at least 150 dpi resolution

Payment is due prior to publication

**CONDITIONS:** All advertising copy is subject to the approval of OCAPL. Where copy is not furnished by the deadline date, the space reserved will be moved to the next issue subject to availability. Advertising is accepted in the order in which it is received until all space is filled.

## Oklahoma City Association of Professional Landmen Office

Teresa Portwood

OCAPL Office

P.O. Box 18714

Oklahoma City, OK 73154

ocapl@coxinet.net

Website: [www.ocapl.org](http://www.ocapl.org)

## Next Newsletter Deadline:

November 14, 2019

2019 Newsletter Chair:

Tyler Hogland

thogland@gmail.com

Prepared by Dustin Burton

OCAPL  
PO BOX 18714  
OKLAHOMA CITY, OK 73154-0714

---

NEXT MEETING NOVEMBER 4, 2019



THANK YOU FOR BEING AN OCAPL MEMBER!