



west virginia department of environmental protection

Office of Oil and Gas
601 57th Street, S.E.
Charleston, WV 25304
(304) 926-0450
fax: (304) 926-0452

Harold D. Ward, Cabinet Secretary
www.dep.wv.gov

Monday, August 10, 2026
WELL WORK PERMIT
Horizontal 6A / New Drill

JAY-BEE OIL & GAS, INC.
23 EGANFUSKEE ST., SUITE 126

JUPITER, FL 33477

Re: Permit approval for P2-S8
47-073-02653-00-00

This well work permit is evidence of permission granted to perform the specified well work at the location described on the attached pages and located on the attached plat, subject to the provisions of Chapter 22 of the West Virginia Code of 1931, as amended, and all rules and regulations promulgated thereunder, and to any additional specific conditions and provisions outlined in the pages attached hereto. Notification shall be given by the operator to the Oil and Gas Inspector at least 24 hours prior to the construction of roads, locations, and/or pits for any permitted work. In addition, the well operator shall notify the same inspector 24 hours before any actual well work is commenced and prior to running and cementing casing. Spills or emergency discharges must be promptly reported by the operator to 1-800-642-3074 and to the Oil and Gas Inspector.

Please be advised that form WR-35, Well Operators Report of Well Work is to be submitted to this office within 90 days of completion of permitted well work, as should form WR-34 Discharge Monitoring Report within 30 days of discharge of pits, if applicable. Failure to abide by all statutory and regulatory provisions governing all duties and operations hereunder may result in suspension or revocation of this permit and, in addition, may result in civil and/or criminal penalties being imposed upon the operators.

Per 35 CSR 4-5.2.g this permit will expire in two (2) years from the issue date unless permitted well work is commenced. If there are any questions, please feel free to contact me at (304) 926- 0450.

A handwritten signature in black ink, appearing to read "Jason Harmon", is written over the typed name.

H. Jason Harmon
Chief

Operator's Well Number: P2-S8
Farm Name: Morgan Valley Farms Inc.
U.S. WELL NUMBER: 47-073-02653-00-00
Horizontal 6A New Drill
Date Issued: 8/10/2026

Promoting a healthy environment.

08/14/2026

PERMIT CONDITIONS

West Virginia Code § 22-6A-8(d) allows the Office of Oil and Gas to place specific conditions upon this permit. Permit conditions have the same effect as law. Failure to adhere to the specified permit conditions may result in enforcement action.

CONDITIONS

1. This proposed activity may require permit coverage from the United States Army Corps of Engineers (USACE). Through this permit, you are hereby being advised to consult with USACE regarding this proposed activity.
2. If the operator encounters an unanticipated void, or an anticipated void at an unanticipated depth, the operator shall notify the inspector within 24 hours. Modifications to the casing program may be necessary to comply with W. Va. Code § 22-6A-5a (12), which requires drilling to a minimum depth of thirty feet below the bottom of the void, and installing a minimum of twenty (20) feet of casing. Under no circumstance should the operator drill more than one hundred (100) feet below the bottom of the void or install less than twenty (20) feet of casing below the bottom of the void.
3. When compacting fills, each lift before compaction shall not be more than 12 inches in height, and the moisture content of the fill material shall be within limits as determined by the Standard Proctor Density test of the actual soils used in specific engineered fill, ASTM D698, Standard Test Method for Laboratory Compaction Characteristics of Soil Using Standard Effort, to achieve 95 % compaction of the optimum density. Each lift shall be tested for compaction, with a minimum of two tests per lift per acre of fill. All test results shall be maintained on site and available for review.
4. Operator shall install signage per § 22-6A-8g (6) (B) at all source water locations included in their approved water management plan within 24 hours of water management plan activation.
5. Oil and gas water supply wells will be registered with the Office of Oil and Gas and all such wells will be constructed and plugged in accordance with the standards of the Bureau for Public Health set forth in its Legislative rule entitled *Water Well Regulations*, 64 C.S.R. 19. Operator is to contact the Bureau of Public Health regarding permit requirements. In lieu of plugging, the operator may transfer the well to the surface owner upon agreement of the parties. All drinking water wells within fifteen hundred feet of the water supply well shall be flow tested by the operator upon request of the drinking well owner prior to operating the water supply well.
6. Pursuant to the requirements pertaining to the sampling of domestic water supply wells/springs the operator shall, no later than thirty (30) days after receipt of analytical data provide a written copy to the Chief and any of the users who may have requested such analyses.
7. Notification shall be given by the operator to the Oil and Gas Inspector at least 24 hours prior to the construction of roads, locations and/or pits for any permitted work. In addition, the well operator shall notify the same inspector 24 hours before any actual well work is commenced and prior to running and cementing casing. Also, 24 hours prior to the initiation of the completion process the operator shall notify the Chief or his designee.
8. During the completion process the operator shall monitor annular pressures and report any anomaly noticed to the chief or his designee immediately.
9. If any explosion or other accident causing loss of life or serious personal injury occurs in or about a well or well work on a well, the well operator or its contractor shall give notice, stating the particulars of the explosion or accident, to the oil and gas inspector and the Chief, within 24 hours of said accident.
10. During the casing and cementing process, in the event cement does not return to the surface, the oil and gas inspector shall be notified within 24 hours.
11. The operator shall provide to the Office of Oil and Gas the dates of each of the following within 30 days of their occurrence: completion of construction of the well pad, commencement of drilling, cessation of drilling, completion of any other permitted well work, and completion of the well. Such notice shall be provided by sending an email to DEPOOGNotify@wv.gov.

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
WELL WORK PERMIT APPLICATION

1) Well Operator: Jay-Bee Oil & Gas, Inc.	24610	Pleasants	Union	Bens Run 7 1/2'
	Operator ID	County	District	Quadrangle

2) Operator's Well Number: P2-S8 Well Pad Name: P2

3) Farm Name/Surface Owner: Morgan Valley Farms, Inc. Public Road Access: Beech Run Rd.

4) Elevation, current ground: 713.3' Elevation, proposed post-construction: 713.3'

5) Well Type (a) Gas ☒ Oil ☐ Underground Storage ☐

Other ☐

(b) If Gas Shallow ☒ Deep ☐

Horizontal ☒

6) Existing Pad: Yes or No Yes

7) Proposed Target Formation(s), Depth(s), Anticipated Thickness and Expected Pressure(s):
Marcellus Formation, TVD 5,838', Thickness 12', Expected PSI at surface 0

8) Proposed Total Vertical Depth: 5,838'

9) Formation at Total Vertical Depth: Marcellus

10) Proposed Total Measured Depth: 16,756'

11) Proposed Horizontal Leg Length: 10,504.8'

12) Approximate Fresh Water Strata Depths: 150'

13) Method to Determine Fresh Water Depths: API 47-073-02566 Freshwater, 47-073-00636 Saltwater, 47-073-00099 Coal

14) Approximate Saltwater Depths: 1,756.1'

15) Approximate Coal Seam Depths: 456.1-461.1'

16) Approximate Depth to Possible Void (coal mine, karst, other): N/A

17) Does Proposed well location contain coal seams directly overlying or adjacent to an active mine? Yes ☐ No ☒

(a) If Yes, provide Mine Info: Name: _____

Depth: _____

Seam: _____

Owner: _____

Jeremy Newlon

3-17-2026

08/14/2026

18)

CASING AND TUBING PROGRAM

TYPE	<u>Size (in)</u>	<u>New or Used</u>	<u>Grade</u>	<u>Weight per ft. (lb/ft)</u>	<u>FOOTAGE: For Drilling (ft)</u>	<u>INTERVALS: Left in Well (ft)</u>	<u>CEMENT: Fill-up (Cu. Ft.)/CTS</u>
Conductor	26"	New	H-40	102	80'	30'	97.74
Fresh Water	20"	New	J-55	90	350'	300'	335.97
Coal	13 3/8"	New	J-55	61	2,050'	2,000	1423.97
Intermediate	9 5/8"	New	HCP110	40-43.5	5,550'	5,500	1722.48
Production	5 1/2"	New	P-110	20	16,806'	16,756'	3838.26 - 300' Top
Tubing	2 3/8"	New	L-80	4.7	5,890'	5,838'	N/A
Liners	N/A						

TYPE	<u>Size (in)</u>	<u>Wellbore Diameter (in)</u>	<u>Wall Thickness (in)</u>	<u>Burst Pressure (psi)</u>	<u>Anticipated Max. Internal Pressure (psi)</u>	<u>Cement Type</u>	<u>Cement Yield (cu. ft./k)</u>
Conductor	26"	30"	.375	N/A	50	A/L	1.18
Fresh Water	20"	24"	.435	2,250	1,000	A/L	1.18
Coal	13 3/8"	17 1/2"	.480	3,090	2,000	A/L	1.12
Intermediate	9 5/8"	12 1/4"	.395-.435	8,700-8,980	4,500	A/L	1.12
Production	5 1/2"	8 1/2"	.304	12,640	7,500	A/H/G	1.15
Tubing	2 3/8"	5 1/2"	.190	7,700	2,500	N/A	N/A
Liners	N/A						

PACKERS

Kind:	N/A			
Sizes:	N/A			
Depths Set:	N/A			

Jeremy Newlon

3-17-2026

08/14/2026

19) Describe proposed well work, including the drilling and plugging back of any pilot hole:

Drill and Stimulate a new Horizontal Well. We will drill top hole to set conductor and surface casing, move in bottom hole rig drill on air or water based fluid to set intermediate 1 and 2 casing strings, drill on air or water based fluid to top of curve (KOP). Load hole with SOBM trip out pick up BHA for curve and lateral drill well to planned TD. Run production casing and cement per design. Move out rig move in frac company stimulate well with water, sand and chemicals per frac design.

20) Describe fracturing/stimulating methods in detail, including anticipated max pressure and max rate:

200' per stage plug to plug approx 8,500 bbls of water, approx 400,000-500,000 lbs of propan, friction reducer, 1gpt. scale inhibitor and biocide .25 gpt 2,000 gallons 15% vol acid. 95 bpm @ 7,500# pressure.

21) Total Area to be disturbed, including roads, stockpile area, pits, etc., (acres): 11.71

22) Area to be disturbed for well pad only, less access road (acres): 6.49

23) Describe centralizer placement for each casing string:

Vertical - Every 3rd joint place a centralizer to surface.
Horizontal - Every other joint place a solid body centralizer.
Curve - Every other joint place a solid body centralizer.

24) Describe all cement additives associated with each cement type:

Class A
o Surface string (13-3/8") - 15.6 PPG - Class A Cement, 1.5% Calcium Chloride, Cello-flake (if required)
o Intermediate String (9-5/8") - 15.6 PPG - Class A Cement, 1.5% Calcium Chloride, Foam Preventer (FP-29L)
o Intermediate String #2 (9-5/8") - 15.6 PPG - Class A Cement, 1.5% Calcium Chloride, Foam Preventer (FP-29L) retarder
o Production string (5-1/2") - 14.5 PPG - 50% Class A Cement, 50% Fly Ash, Bentonite, Fluid Loss (FL-66), Foam Preventer (FP-24), Foam Preventer (FP-29L), Retarder (R-3), Sugar (Displacement only), Biocide (displacement only)
Class L
o Surface String (13-3/8") - 15.6 PPG - Class L Cement, 1.75% Calcium Chloride, Cello-flake (if required)
o Intermediate String (9-5/8") - 15.6 PPG - Class L Cement, 0.75% Calcium Chloride, Foam Preventer (FP-29L)
Class G & A Blend
o Production string (5.5) 14.8-15.6 PPG Anifoam, Surfactant, Class A lead Class G tail, Dispersant, Fluid loss, GAS Block (gas migration preventer) retarder
Class H & A Blend
o Production string (5.5) 13.5-15.2 PPG Anifoam, Surfactant, Class A lead Class H tail, Fly Ash, Fluid Loss, XCEM 703 Gas Migration, retarder

25) Proposed borehole conditioning procedures:

-24" surface hole- for the 18 5/8" fresh water case-circulate until clean with air or fresh water. If soaping, slug then dry.
-17.5" hole- for the intermediate #1 13 3/8" case-circulate until clean with air or fresh water. If soaping, slug then dry.
-12.25" hole- for the intermediate #2 9 5/8" case-circulate until clean with air or water based fluid. If soaping, slug then dry.
-8.5" hole from KOP or bottom of 9 5/8" to TD- 5.5" production case-circulate with mud and sweep to condition well bore. If needed weight up mud until no cuttings retrieved, then circulate with mud and sweeps until none or minimal cuttings are being reretrieved.

*Note: Attach additional sheets as needed.

Jeremy Newlon 3-17-2026 08/14/2026 Page 3 of 3

4707302653



Emily Potesta
Regulatory Agent

Jay-Bee Oil & Gas, Inc.

304-203-0665

February 23, 2026

WV DEP Office of Oil & Gas
Attn: Cragin Blevins
601 57th St SE
Charleston, WV 25304

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Re: P2 Well Pad - Request for Variance – Class L/Class A Cement

Mr. Blevins:

Pursuant to 35CSR8 Section 9.2.h.8, Jay-Bee Oil & Gas, Inc would like to implement the variance to allow Class L Cement in place of Class A Cement. This is in relation to the construction of any horizontal wells on the White Rabbit Pad, located off of Hebron Rd. in Pleasants County, WV.

Jay-Bee Oil & Gas, Inc. plans to use this method only if Class A Cement is not available to use due to supply issues. Please see Order No 2022-14 attached.

Should you have any further questions, please feel free to contact me either by email at epotesta@jaybeeoil.com, or by phone at 304-933-3878 (office) or 304-203-0665 (cell).

Sincerely,

Emily Potesta
Regulatory Agent

08/14/2026



west virginia department of environmental protection

Office of Oil and Gas
601 57th Street, SE
Charleston, WV 25304
Phone (304) 828-0450

Harold D. Ward, Cabinet Secretary
dep.wv.gov

**BEFORE THE OFFICE OF OIL AND GAS
DEPARTMENT OF ENVIRONMENTAL PROTECTION
STATE OF WEST VIRGINIA**

**IN THE MATTER OF A VARIANCE FROM)
LEGISLATIVE RULE 35CSR4)
SECTION 11.5 AND LEGISLATIVE RULE)
35CSR8 SECTION 9.2.h.8.,)
RELATING TO THE CEMENTING)
OF OIL AND GAS WELLS)**

ORDER NO. 2022-14 FEB 25 2026

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WV Department of
Environmental Protection
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FEB 01 2026

WV Department of
Environmental Protection

REPORT OF THE OFFICE

In response to industry requests, the West Virginia Department of Environmental Protection, Office of Oil and Gas has reviewed the proposed use of American Petroleum Institute (API) Class L cement to be used in place of API Class A cement for well construction.

FINDINGS OF FACT

1. On July 14, 2022, Northeast Natural Energy (NNE) submitted a variance request from Legislative Rule 35CSR8 Section 9.2.h.8., for the use of API Class L cement in place of API Class A cement, relating to the construction of horizontal wells.
2. Laboratory analysis submitted by NNE on July 14, 2022, indicates API Class L cement is comparable to API Class A cement and thereby satisfies the requirements of the West Virginia Code.
3. Contemporaneously, the Chief of the Office of Oil and Gas also chose to consider a variance to Legislative Rule 35CSR4 Section 11.5., for the use of API Class L cement in place of API Class A cement, relating to the construction of vertical wells.

08/14/2026

4. On August 18, 2022, the Office of Oil and Gas provided public notice of acceptance of public comments on the variance consideration. During the 20-day public comment period, no comments were received.

CONCLUSIONS OF LAW

Pursuant to Article 6 and Article 6A, Chapter 22 of the Code of West Virginia, the Office of Oil and Gas has jurisdiction over the subject matter, and the persons interested therein, and jurisdiction to promulgate the hereinafter prescribed Order.

Pursuant to Legislative Rule 35CSR4, Section 18 and Legislative Rule 35CSR8, Section 14, the Chief of the Office of Oil and Gas may grant a variance from any requirement of these rules.

ORDER

It is ordered that the Class L cement product approved and monogrammed by API is approved for use in place of API Class A cement for well construction subject to the provisions of Legislative Rule 35CSR4 and Legislative Rule 35CSR8.

Dated this, the 13th day of September, 2022.

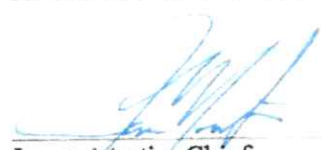
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Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

IN THE NAME OF THE STATE OF WEST VIRGINIA

OFFICE OF OIL AND GAS
DEPARTMENT OF ENVIRONMENTAL PROTECTION
OF THE STATE OF WEST VIRGINIA


James Martin, Chief
Office of Oil and Gas

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Office of Oil and Gas

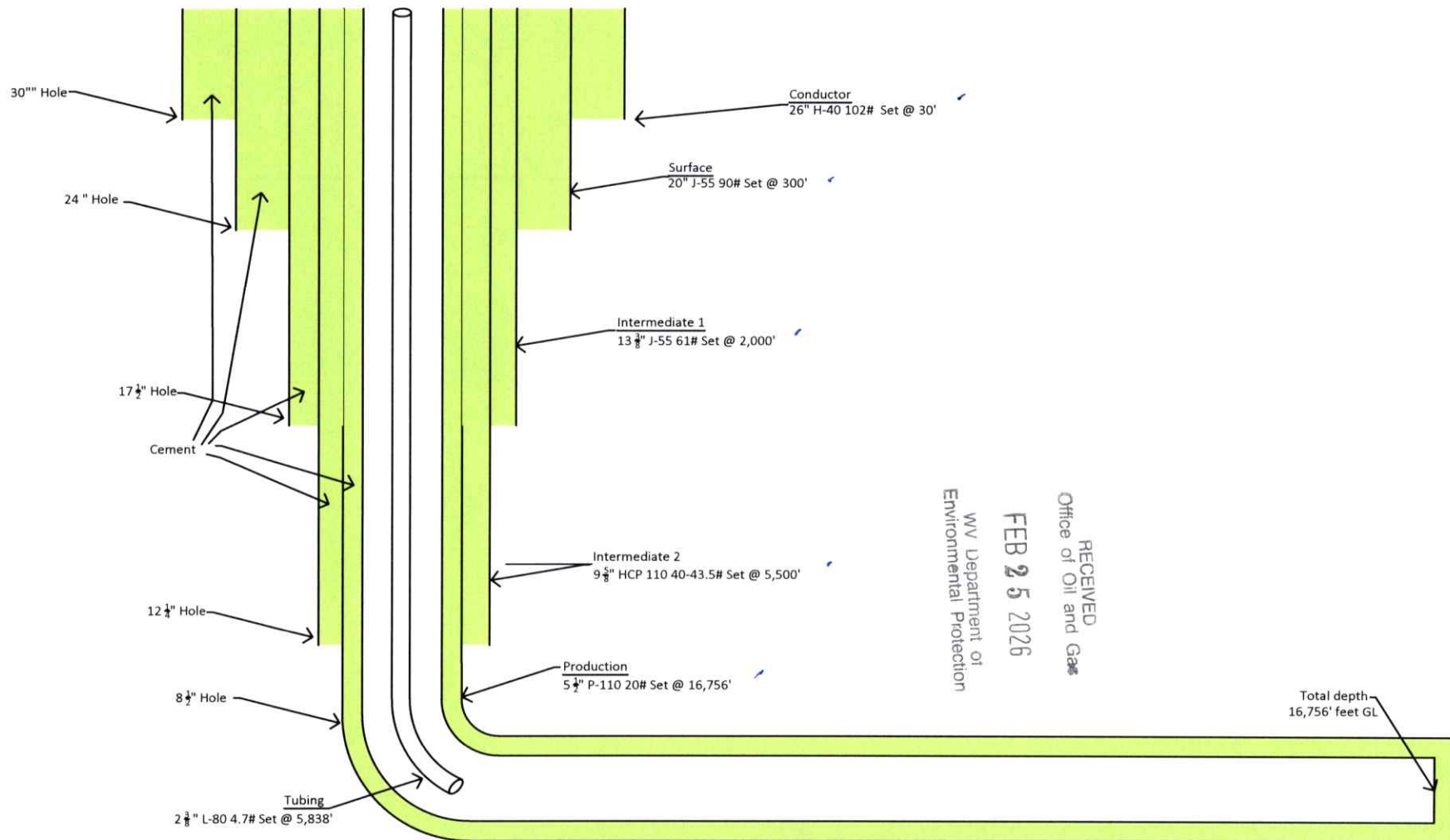
FEB 01 2023

WV Department of
Environmental Protection

08/14/2026

Jay-Bee Oil & Gas Inc.
Well Name: P2S8
GL Elevation: 713.3'

District: Union
County: Pleasants
State: West Virginia



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Office of Oil and Gas
FEB 25 2026
WV Department of
Environmental Protection

James H. H.
2-20-26

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WW-9
(4/16)

4707302653

API Number 47 - 073 - _____
Operator's Well No. P2-S8 _____

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
OFFICE OF OIL AND GAS

FLUIDS/ CUTTINGS DISPOSAL & RECLAMATION PLAN

Operator Name Jay-Bee Oil & Gas, Inc. OP Code 24610

Watershed (HUC 10) Outlet Middle Island Creek (HUC-10) Quadrangle Bens Run 7 1/2'

Do you anticipate using more than 5,000 bbls of water to complete the proposed well work? Yes ☒ No ☐

Will a pit be used? Yes ☐ No ☒

If so, please describe anticipated pit waste: _____

Will a synthetic liner be used in the pit? Yes ☐ No ☒ If so, what ml.? _____

Proposed Disposal Method For Treated Pit Wastes:

- ☐ Land Application
- ☒ Underground Injection (UIC Permit Number 47-085-09721)
- ☐ Reuse (at API Number _____)
- ☐ Off Site Disposal (Supply form WW-9 for disposal location)
- ☒ Other (Explain Using Contract Haulers (API 47-085-05151))

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Will closed loop system be used? If so, describe: Yes, Centrifuge Drying Shaker System for Top Hole & Horizontal section

Drilling medium anticipated for this well (vertical and horizontal)? Air, freshwater, oil based, etc. Air Vertical/Horizontal OBM

-If oil based, what type? Synthetic, petroleum, etc. ABS 40 (Aliphatic Base System)

Additives to be used in drilling medium? Barite, ABS MUL/VIS, Bentone990, CACL2, CalCarb, FLR, Lime, Multifiber, Permaseal, Nut Plug

Drill cuttings disposal method? Leave in pit, landfill, removed offsite, etc. Landfill

-If left in pit and plan to solidify what medium will be used? (cement, lime, sawdust) Landfill

-Landfill or offsite name/permit number? Meadowfill/Permit 101219WV

Permittee shall provide written notice to the Office of Oil and Gas of any load of drill cuttings or associated waste rejected at any West Virginia solid waste facility. The notice shall be provided within 24 hours of rejection and the permittee shall also disclose where it was properly disposed.

I certify that I understand and agree to the terms and conditions of the GENERAL WATER POLLUTION PERMIT issued on August 1, 2005, by the Office of Oil and Gas of the West Virginia Department of Environmental Protection. I understand that the provisions of the permit are enforceable by law. Violations of any term or condition of the general permit and/or other applicable law or regulation can lead to enforcement action.

I certify under penalty of law that I have personally examined and am familiar with the information submitted on this application form and all attachments thereto and that, based on my inquiry of those individuals immediately responsible for obtaining the information, I believe that the information is true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine or imprisonment.

Company Official Signature Emily Potesta

Company Official (Typed Name) Emily Potesta

Company Official Title Regulatory Agent

Subscribed and sworn before me this 12th day of February, 20 26

Samantha J. Holleran

My commission expires Sept 6, 2029

James Hill
2-20-26



08/14/2026

4707302653

Form WW-9

Operator's Well No. P2-S8Jay-Bee Oil & Gas, Inc.Proposed Revegetation Treatment: Acres Disturbed 11.7 Prevegetation pH 6.8Lime 3 Tons/acre or to correct to pH 6.8Fertilizer type 10-20-20Fertilizer amount 500 lbs/acreMulch Hay 20 Tons/acreSeed MixturesTemporary

Seed Type lbs/acre

Annual Ryegrass 40See Well PlanPermanent

Seed Type lbs/acre

Perennial Ryegrass 10Creeping Red Fescue 30

Attach:

Maps(s) of road, location, pit and proposed area for land application (unless engineered plans including this info have been provided). If water from the pit will be land applied, include dimensions (L x W x D) of the pit, and dimensions (L x W), and area in acreage, of the land application area.

Photocopied section of involved 7.5' topographic sheet.

FEB 25 2026

WV Department of
Environmental ProtectionPlan Approved by: Jeremy Newlon

Comments: _____

Title: Oil & Gas InspectorDate: 2-20-26Field Reviewed? ☒ Yes ☐ No

08/14/2026

PROPOSED P2 PAD

Exhibit 1

DRAWING NOT
TO SCALE

REFERENCE IS HEREBY MADE TO THE WV D.E.P., OFFICE OF OIL & GAS, "EROSION AND SEDIMENT CONTROL FIELD MANUAL" FOR REQUIREMENTS AND BMPs FOR AVERAGE FIELD CONDITIONS CONCERNING THE MAINTENANCE OF EXISTING ROADS AND THE CONSTRUCTION OF PROPOSED ROADS. FIELD CONDITIONS MAY REQUIRE VARIANCE FROM THESE GUIDELINES AND THE EARTHWORK CONTRACTOR IS RESPONSIBLE FOR NOTIFICATION TO THE INSPECTOR AND THE OPERATOR SHOULD THESE CONDITIONS OCCUR.

INSTALL CULVERTS AS SHOWN ON RECLAMATION PLAN OR AS FIELD CONDITIONS REQUIRE.

ENTRANCES ONTO PUBLIC ROADS SHALL BE CONSTRUCTED OR MAINTAINED IN ACCORDANCE WITH WV D.O.T. REGULATIONS. ADDITIONAL PERMITS MAY BE REQUIRED.

TEMPORARILY SEED AND MULCH ALL SLOPES UPON CONSTRUCTION OF LOCATION.

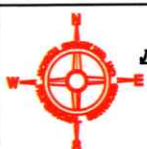
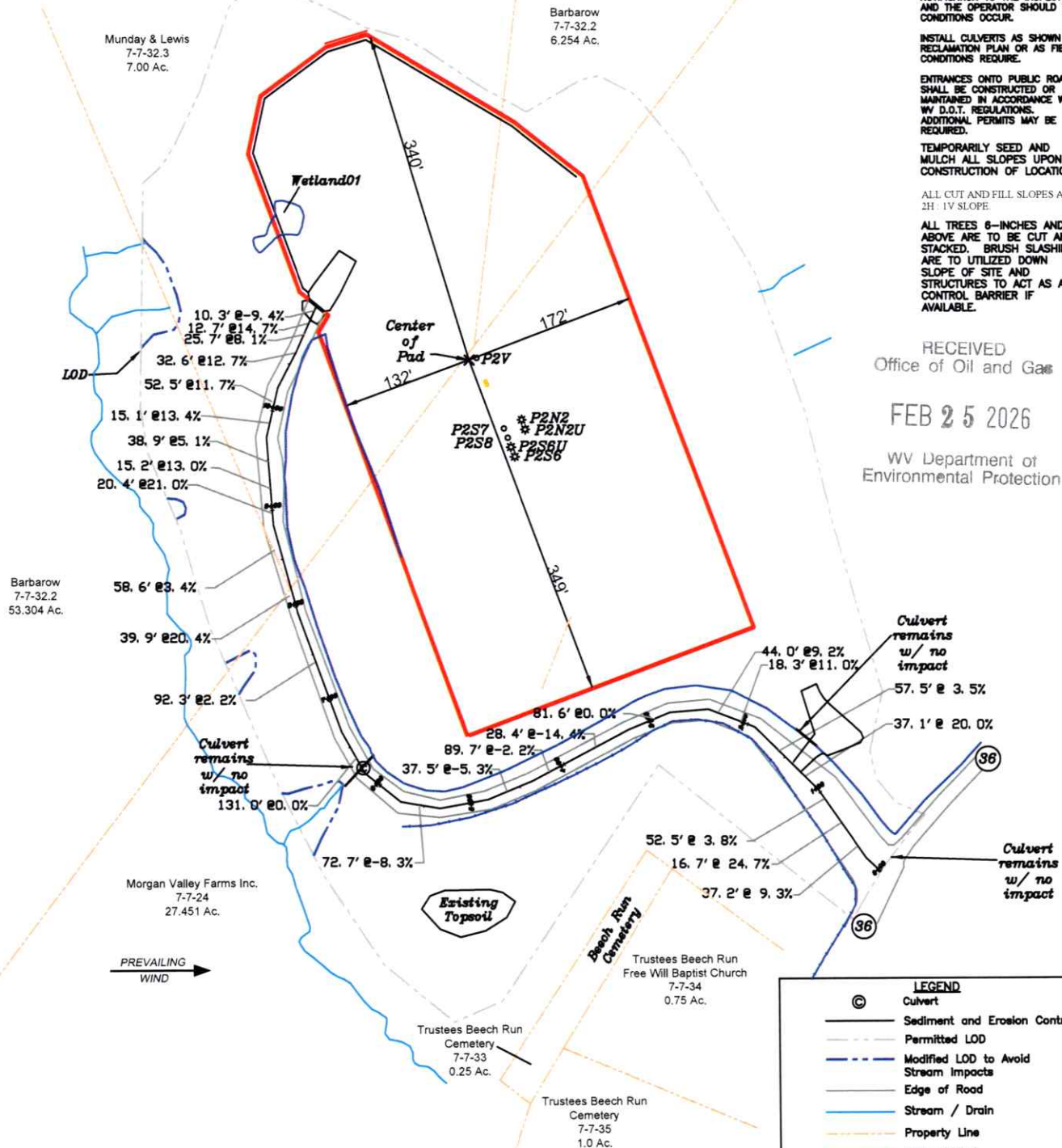
ALL CUT AND FILL SLOPES ARE 2H:1V SLOPE.

ALL TREES 6-INCHES AND ABOVE ARE TO BE CUT AND STACKED. BRUSH SLASHINGS ARE TO UTILIZED DOWN SLOPE OF SITE AND STRUCTURES TO ACT AS A CONTROL BARRIER IF AVAILABLE.

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Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection



Jackson Surveying Inc.
3418E. Pike St. #112
Charleston, W. Va. 25301
Phone: 304-423-5861

TOPO SECTION:

BENS RUN 7.5'

COUNTY

DISTRICT

PLEASANTS

UNION

DRAWN BY

PROJECT

J.D.C.

P2 PAD

OPERATOR:

PREPARED FOR:

JAYBEE OIL & GAS INC.
429 SIMONTON RD.
ELLENBORO, WV 26346

DATE

SCALE

02-10-2026

NONE



Jay Bee
Oil & Gas

DRILLING
into the future

08/14/2026

2-20-26

4707302653

WELL SITE SAFETY PLAN

Per WVDEP OOG 35CSR8 / §22-6A

Jay-Bee Oil & Gas, Inc.



RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Well Pad:

P2 WELL PAD

Well Name:

P2-S8

429 Simonton Rd.

Ellenboro, WV 26346

Office: (304) 628-3111 | Fax: (304) 933-3879

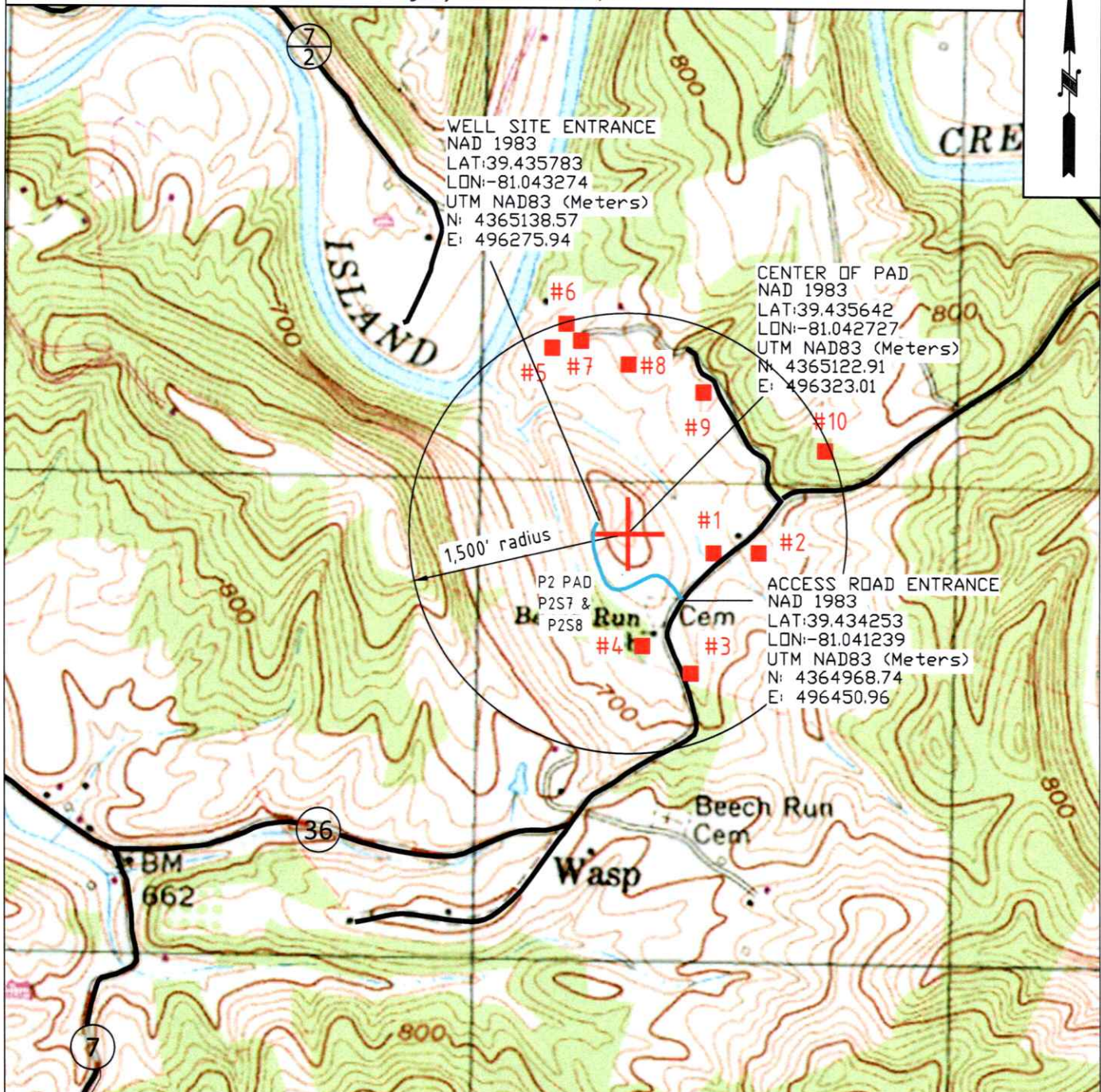
24-Hour Emergency Contact: (304) 203-5773


08/14/2026
2-20-26

PROPOSED P2 PAD P2S7 & P2S8

EXHIBIT 2

There are Seven (7) residences, One (1) Church, and no businesses, schools or emergency facilities within 1,500'.



Jay Bee
Oil & Gas

DRILLING
into the future

OPERATOR

JAYBEE OIL & GAS INC.
429 Simonton Rd.
Ellenboro, WV 26346

TOPO SECTION

BENS RUN & ELLENBORO 75'

SCALE:

1" = 2000'

WELL NAME

P2S7 & P2S8

DATE:

DATE: 02-11-2025

08/14/2026

RESIDENCES WITHIN 1500' OF THE P2 WELL PAD				
P2S7 & P2S8				
UNION		There appear to be Seven (7) Residences		
COUNTY: Pleasants		No Businesses, One (1) Church, No Schools or Emergency		
STATE: WV		Facilities within 1500' of the P2 Well Pad.		
	Topo Spot #	Description	Property Owner	E-911 Address
No House	#1	7-7-24	MORGAN VALLEY FARMS, INC	1115 BEECH RUN RD, FRIENDLY, WV 26146
Farm Bldg	#2	7-7-24.3	MORGAN VALLEY FARMS, INC	1098 BEECH RUN RD, FRIENDLY, WV 26146
House/Cabin	#3	7-7-24.4	SANDRA E HEADLEY	880 BEECH RUN RD, FRIENDLY, WV 26146
Church	#4	7-7-35	TRUSTEES BEECH RUN FREE WILL BAPTIST CHURCH	945 BEECH RUN RD, FRIENDLY, WV 26146
Trailer	#5	7-7-32.4	KIMBERLY S. CAIN - LIFE EST	400 BEECH RUN RD, FRIENDLY, WV 26146
Trailer	#6	7-7-32.4	KIMBERLY S. CAIN - LIFE EST	394 BEECH RUN RD, FRIENDLY, WV 26146
House/Cabin	#7	7-7-32.4	KIMBERLY S. CAIN - LIFE EST	393 BEECH RUN RD, FRIENDLY, WV 26146
Trailer	#8	7-7-32.5	ALLEN & LINDSAY HARPER	235 JONES CREEK RD, FRIENDLY, WV 26146
House/Cabin	#9	7-7-32.2	DONALD MARK BARBAROW, ETAL	177 JONES CREEK RD, FRIENDLY, WV 26146
House/Cabin	#10	7-7-24.2	ZACHARY TODD MORGAN	1315 BEECH RUN RD, FRIENDLY, WV 26146

4707302653

4707302653



Jay-Bee Oil & Gas, Inc.
429 Simonton Rd.
Ellenboro, WV 26346

February 23, 2026

Permitting Office
Office of Oil and Gas
WV Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304

RECEIVED
Office of Oil and Gas
FEB 25 2026
WV Department of
Environmental Protection

Re: P2-S8 Plat

Permitting Office:

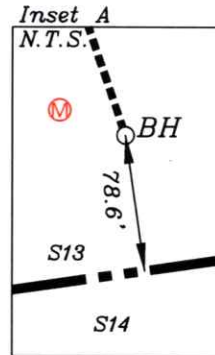
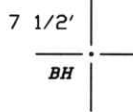
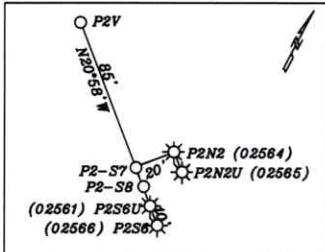
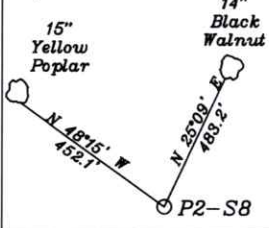
Enclosed with this application, you will find the corresponding P2-S8 Plat. This document was prepared by Jackson Surveying. If you would have any questions concerning this matter, please feel free to contact our office at the number listed below, or David Jackson at 304-623-5851.

Sincerely,

Emily Potesta
Regulatory Agent

08/14/2026

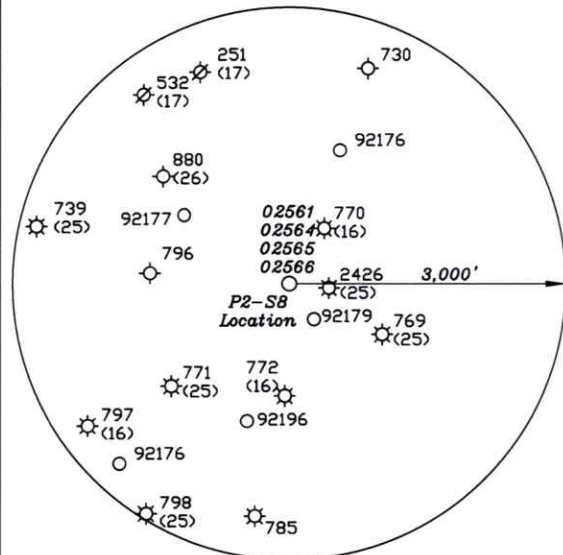
References:

7 1/2'
TH

NUMBER	DIRECTION	DISTANCE	Description
L1	S05°07' E	598.79'	TH to fd. stone
L2	S29°53' E	593.66'	TH to fd. stone
L3	S78°32' E	981.98'	TH to LPL

— LEGEND —	
-----	Lease lines
-----	500' from well
-----	bore path
-----	Well Lateral
-----	Surface tracts
-----	within lease
-----	Adjoiner tracts

Top Hole	
Geo NAD 83-	39.435433 N, 81.042878 W
UTM NAD 83(Meters)-	4365099.76 N, 496334.96 E
UTM NAD 83(Feet)-	14321164.80 N, 1628392.28 E
Landing Point	
Geo NAD 83-	39.434943 N, 81.039169 W
UTM NAD 83(Meters)-	4365045.21 N, 496629.15 E
UTM NAD 83(Feet)-	14320985.84 N, 1629357.47 E
Bottom Hole	
Geo NAD 83-	39.407849 N, 81.026423 W
UTM NAD 83(Meters)-	4362037.95 N, 497725.18 E
UTM NAD 83(Feet)-	14311119.50 N, 1632953.36 E



(<+) DENOTES LOCATION OF WELL ON UNITED STATES TOPOGRAPHIC MAPS

FILE NO. _____
DRAWING NO. 1
SCALE 1" = 2000'
MINIMUM DEGREE OF
ACCURACY 1 in 200
PROVEN SOURCE OF
ELEVATION GPS
submeter unit

I THE UNDERSIGNED, HEREBY CERTIFY THAT
THIS PLAT IS CORRECT TO THE BEST OF MY
KNOWLEDGE AND BELIEF AND SHOWS ALL THE
INFORMATION REQUIRED BY LAW AND THE RULES
ISSUED AND PRESCRIBED BY THE DEPARTMENT
OF ENVIRONMENTAL PROTECTION.

(SIGNED) David L Jackson
R.P.E. _____ P.S. 708



STATE OF WEST VIRGINIA
Division of Environmental Protection
OFFICE OF OIL AND GAS

DATE February 18, 2026
OPERATOR'S WELL NO. P2-S8
API WELL NO. _____

WELL TYPE: OIL GAS X LIQUID INJECTION WASTE DISPOSAL STATE COUNTY PERMIT
(IF "GAS") PRODUCTION X STORAGE DEEP SHALLOW X

LOCATION: ELEVATION 713.3' WATER SHED Outlet Middle Island Creek (HUC-10)
DISTRICT Union COUNTY Pleasants
QUADRANGLE Bens Run 7 1/2'

SURFACE OWNER Morgan Valley Farms Inc. ACREAGE 27.451 Ac.
OIL & GAS ROYALTY OWNER Morgan Valley Farms Inc. LEASE ACREAGE 102.777 Ac.
LEASE NO. P207

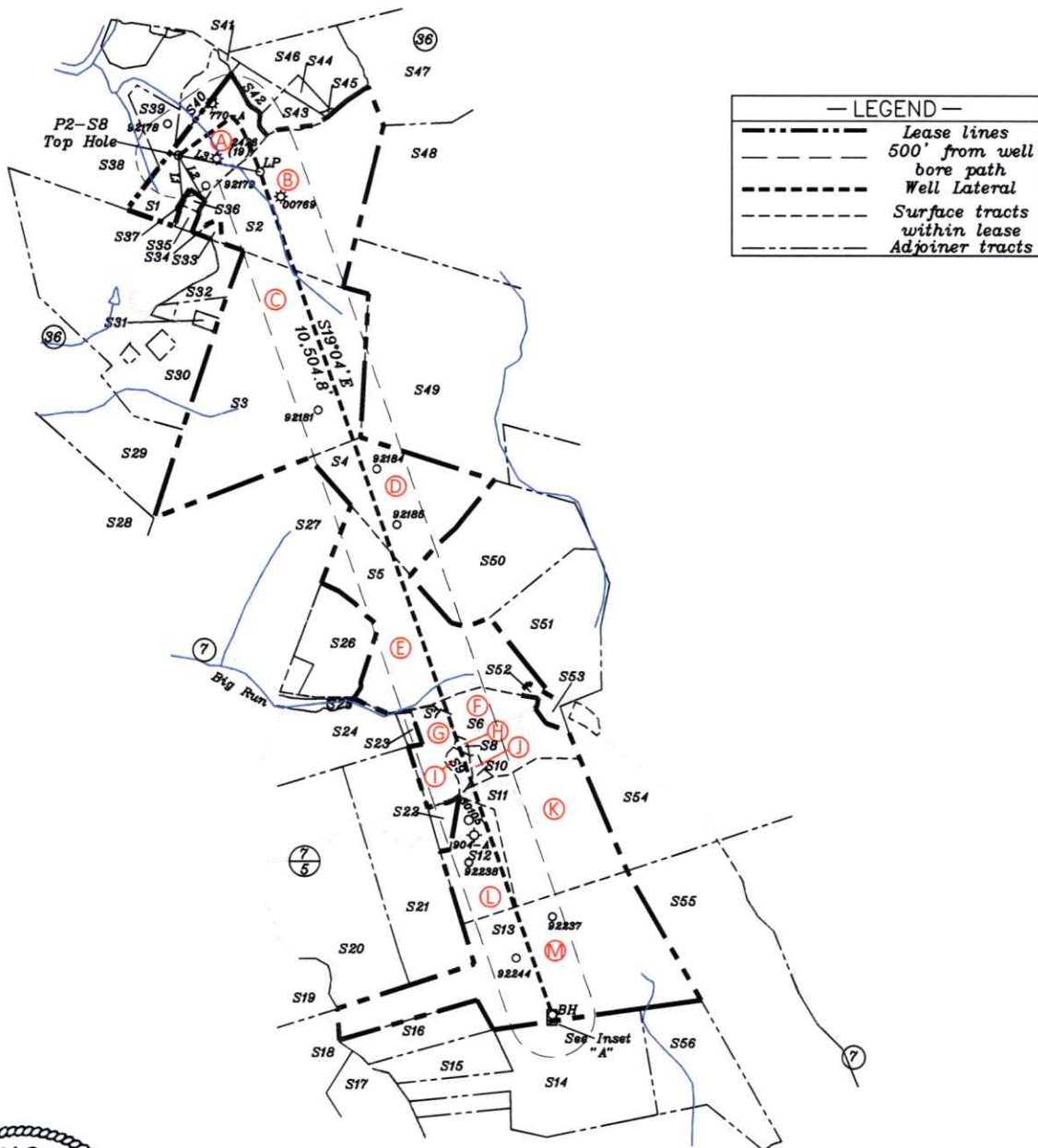
PROPOSED WORK: DRILL X CONVERT DRILL DEEPER REDRILL FRACTURE OR
STIMULATE X PLUG OFF OLD FORMATION PERFORATE NEW
FORMATION OTHER PHYSICAL CHANGE IN WELL (SPECIFY) _____

PLUG AND ABANDON CLEAN OUT AND REPLUG
TARGET FORMATION Marcellus ESTIMATED DEPTH TVD = 5,838' TMD = 16,756'
WELL OPERATOR Jay-Bee Oil & Gas, Inc. DESIGNATED AGENT Deborah Broda-Morgan
ADDRESS 429 Simonton Road, Ellenboro, WV 26346 ADDRESS 429 Simonton Road, Ellenboro, WV 26346

08/14/2026

form ww6

JACKSON SURVEYING
INC.
2413 EAST PIKE ST. # 112
Clarksburg, WV 26302
304-623-5851



P.S.
708

David L Jackson

2000 0 2000



Scale: 1" = 2,000'

47-073 02632 08/14/2026



Jay Bee
Oil & Gas
DRILLING
into the future

OPERATOR'S
WELL #: P2-S8
DISTRICT: UNION
COUNTY: PLEASANTS
STATE: WV

WELL PLAT
PAGE 2 OF 4
DATE: 02/18/2026

form wv6

JACKSON SURVEYING
INC.
2413 EAST PIKE ST. # 112
Clarksburg, WV 26302
304-623-5851

Tags	Number	Parcel Number	Surface Owner	Acres
A	S1	07-07-24	MORGAN VALLEY FARMS INC.	27.451
B	S2	07-07-24.3	MORGAN VALLEY FARMS INC.	66.201
C	S3	07-12-6	MORGAN VALLEY FARMS INC.	104.765
D	S4	07-12-11	JAY-BEE ROYALTY, LLC	35.5
E	S5	07-12-12	JAY-BEE ROYALTY, LLC	59.58
F	S6	07-12-29	BOBBY RYMER	23.202
G	S7	07-12-28.4	MARVIN & SAUNDRA LOWTHER	11.335
H	S8	07-12-29.4	JOHN L RENNER II	0.578
I	S9	07-12-29.3	BARBARA D TERRELL	2.291
J	S10	07-12-28.3	TINA LOUISIE RIFFLE	1.102
K	S11	07-12-28	ERIC D BILLS	42.287
L	S12	07-12-28.5	JAMES O & BLYE L GROVE	21.0
M	S13	07-16-7	SUSAN BARNHART	92.504
	S14	07-16-7.1	SUSAN BARNHART	56.71
	S15	07-16-6.5	SUSAN BARNHART	13.275
	S16	07-16-6.6	SUSAN BARNHART	13.957
	S17	07-16-21	ORAN CLAYTON DAVIS	93.894
	S18	07-16-3	AUBRA CONNOUR KATHLEEN ANDERSON	126.0
	S19	07-16-4	AUBRA CONNOUR KATHLEEN ANDERSON	11.25
	S20	07-12-27	JOHN A & EDITH SMITH	49.0
	S21	07-12-25	JOHN A & EDITH SMITH	50.0
	S22	7-12-28.1	JAMES O & BLYE L GROVE	3.1
	S23	7-12-29.1	MARVIN JOE & SAUNDRA ROSE LOWTHER	1.03
	S24	07-12-26	JOHN A & EDITH SMITH	26.0
	S25	07-12-19.1	KENNETH G HALL	15.0
	S26	07-12-12.1	WILLARD STREET JR. & DOROTHY M STREET	17.0
	S27	07-12-10	RODNEY RAY HOLMES	102.0
	S28	07-12-9	JACK O & BRENDA K SMITH (TOD)	106.34
	S29	07-12-2	MARY JANET MASON	34.55
	S30	07-07-30	FRANCIS KAESS	94.834
	S31	07-12-35	TRUSTEES BEECH RUN CEMETERY	1.0
	S32	07-07-29	FRANCIS KAESS	2.75
	S33	07-07-24.4	SANDRA E HEADLEY	0.723
	S34	07-07-24.5	WILLIAM BUNNER, GEORGE F WILLIAMS, JACK DALRYMPLE, ROBERT DALRYMPLE	0.5
	S35	07-07-35	TRUSTEES BEECH RUN FREE WILL BAPTIST CHURCH	0.67
	S36	07-07-34	TRUSTEES BEECH RUN FREE WILL BAPTIST CHURCH	0.75
	S37	07-07-33	TRUSTEES BEECH RUN CEMETERY	0.25
	S38	07-07-32	DONALD MARK BARBAROW	54.30
	S39	07-07-32.3	WILLIAM R MUNDAY & MICHAEL C LEWIS	7.0
	S40	07-07-32.2	DONALD MARK BARBAROW	6.254
	S41	07-07-32.1	JAMES & LENORA RENNER	2.5
	S42	07-07-24.6	JAMES A & LENORA RENNER LIFE EST	3.995
	S43	07-07-24.2	ZACHARY TODD MORGAN	5.130
	S44	07-07-20.2	ZACHARY TODD MORGAN	2.116
	S45	07-07-20.1	ZACHARY TODD MORGAN	0.159
	S46	07-07-20	JAMES ALLEN & LENORA RENNER LIFE EST	23.80
	S47	07-07-31	HAESSLY LAND AND TIMBER LLC	63.0
	S48	07-07-26	MORGAN VALLEY FARMS INC.	122.0
	S49	07-12-7	WELLS CATTLE FARMS INC	111.5
	S50	07-12-13	JAY-BEE ROYALTY, LLC	48.0
	S51	07-12-14	ROBERT CARL ANDERSON	35.947
	S52	07-12-29	LAWRENCE MURPHY	0.177
	S53	07-12-28.2	TAMMY L TEMPLETON	2.33
	S54	07-12-30	PEGGY ANN FLESHER TANZEY LIFE EST	98.87
	S55	07-16-10	RICHARD L & VICKIE L GORRELL	98.0
	S56	07-16-7.2	KEITH YOST JR	32.94

47-073-02659 08/14/2026



Jay Bee
Oil & Gas
DRILLING
into the future

OPERATOR'S
WELL #: P2-S8
DISTRICT: UNION
COUNTY: PLEASANTS
STATE: WV

WELL PLAT
PAGE 3 OF 4
DATE: 02/18/2026

form wwf

JACKSON SURVEYING
INC.
2413 EAST PIKE ST. # 112
Clarksburg, WV 26302
304-623-5851

Jay-Bee Oil & Gas, Inc. - P2-S8 Permit - WW-6A1 Exhibit					
Tract	JB Tract #	District	Lessor, Grantor, Etc.	Deed Book &	Leased
		Tax Map, Parcel		Page	Acres
A	P7220	07-07-24	MORGAN VALLEY FARMS	307/490	24.751
B	P7220	07-07-24.3	MORGAN VALLEY FARMS	307/490	66.201
C	P7214	07-12-06	MORGAN VALLEY FARMS	304/75	104.765
D	P7050	07-12-11	JAY BEE ROYALTY LLC, ET AL	330/163	35.500
E	P7065, P7068	07-12-12	AUBRA KATHLEEN ANDERSON CONNOUR, ET AL	318/228	59.580
F	P7254	07-12-29	BILLY RYMER, ET AL	297/510	23.202
G	P7254G	07-12-28.4	MARVIN JOE & SAUNDRA LOWTHER BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	297/499	11.335
H	P7254D	07-12-29.4	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	378/267	0.578
I	P7254C	07-12-29.3	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	378/267	2.291
J	P7254F	07-12-28.3	BILLY RYMER, ET AL	297/510	1.102
K	P7255	07-12-28	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER, ET AL	306/362	42.287
L	P7255A	07-12-28.5	JAMES O & BLYEL GROVE, JTROS	380/476	21.000
M	P7518	07-16-07	AUBRA KATHLEEN ANDERSON CONNOUR, ET AL	369/691	92.504

47-073-00052 08/14/2026



Jay Bee
Oil & Gas
DRILLING
into the future

OPERATOR'S
WELL #: P2-S8
DISTRICT: UNION
COUNTY: PLEASANTS
STATE: WV

WELL PLAT
PAGE 4 OF 4
DATE: 02/18/2026

WW-6A1
(5/13)

Operator's Well No. P2-S8

**INFORMATION SUPPLIED UNDER WEST VIRGINIA CODE
Chapter 22, Article 6A, Section 5(a)(5)
IN LIEU OF FILING LEASE(S) AND OTHER CONTINUING CONTRACT(S)**

Under the oath required to make the verification on page 1 of this Notice and Application, I depose and say that I am the person who signed the Notice and Application for the Applicant, and that –

- (1) the tract of land is the same tract described in this Application, partly or wholly depicted in the accompanying plat, and described in the Construction and Reclamation Plan;
- (2) the parties and recordation data (if recorded) for lease(s) or other continuing contract(s) by which the Applicant claims the right to extract, produce or market the oil or gas are as follows:

Lease Name or Number	Grantor, Lessor, etc.	Grantee, Lessee, etc.	Royalty	Book/Page
-------------------------	-----------------------	-----------------------	---------	-----------

See Attached List

RECEIVED
Office of Oil and Gas
FEB 25 2026
WV Department of
Environmental Protection

**Acknowledgement of Possible Permitting/Approval
In Addition to the Office of Oil and Gas**

The permit applicant for the proposed well work addressed in this application hereby acknowledges the possibility of the need for permits and/or approvals from local, state, or federal entities in addition to the DEP, Office of Oil and Gas, including but not limited to the following:

- WV Division of Water and Waste Management
- WV Division of Natural Resources WV Division of Highways
- U.S. Army Corps of Engineers
- U.S. Fish and Wildlife Service
- County Floodplain Coordinator

The applicant further acknowledges that any Office of Oil and Gas permit in no way overrides, replaces, or nullifies the need for other permits/approvals that may be necessary and further affirms that all needed permits/approvals should be acquired from the appropriate authority before the affected activity is initiated.

Well Operator: Jay-Bee Oil & Gas, Inc

By: Emily Potesta

Its: Regulatory Agent

Jay-Bee Oil & Gas, Inc. - P2-S8 Permit - WW-6A1 Exhibit

Tracts	JB Tract #	District, Tax Map, Parcel	Name	Lessee, Grantee, etc.	Royalty %	Deed Book/Page	Plat Acres
A	P7220	07-07-24	MORGAN VALLEY FARMS	Jay-Bee Royalty, LLC	≥ 12.5%	307/490	24.751
B	P7220	07-07-24.3	MORGAN VALLEY FARMS	Jay-Bee Royalty, LLC	≥ 12.5%	307/490	66.201
C	P7214	07-12-06	MORGAN VALLEY FARMS	Jay-Bee Royalty, LLC	≥ 12.5%	304/75	104.765
D	P7050	07-12-11	JAY BEE ROYALTY LLC	Jay-Bee Royalty, LLC	≥ 12.5%	330/163	35.500
D	P7050	07-12-11	RIDGETOP CAPITAL VI LP	Jay-Bee Royalty, LLC	≥ 12.5%	294/257	35.500
E	P7065, P7068	07-12-12	AUBRA KATHLEEN ANDERSON CONNOUR	Jay-Bee Royalty, LLC	≥ 12.5%	318/228	59.580
E	P7065, P7068	07-12-12	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	378/267	59.580
E	P7065, P7068	07-12-12	JAY BEE ROYALTY LLC	Jay-Bee Royalty, LLC	≥ 12.5%	330/163	59.580
E	P7065, P7068	07-12-12	ELIZABETH REYNOLDS SHINGLETON	Jay-Bee Royalty, LLC	≥ 12.5%	317/468	59.580
E	P7065, P7068	07-12-12	ERIC WARREN AMOS	Jay-Bee Royalty, LLC	≥ 12.5%	317/465	59.580
E	P7065, P7068	07-12-12	JON ERIK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	391/168	59.580
E	P7065, P7068	07-12-12	LOXLEY O SHINGLETON	Jay-Bee Royalty, LLC	≥ 12.5%	316/670	59.580
E	P7065, P7068	07-12-12	MARY LOUISE SPENCER	Jay-Bee Royalty, LLC	≥ 12.5%	317/471	59.580
E	P7065, P7068	07-12-12	RIDGETOP CAPITAL VI LP	Jay-Bee Royalty, LLC	≥ 12.5%	294/254	59.580
E	P7065, P7068	07-12-12	ROBERT CARL ANDERSON	Jay-Bee Royalty, LLC	≥ 12.5%	386/202	59.580
E	P7065, P7068	07-12-12	RYAN J RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	386/277	59.580
E	P7065, P7068	07-12-12	SALLY SHINGLETON MERRILL, AKA SALLY ALFORD	Jay-Bee Royalty, LLC	≥ 12.5%	316/667	59.580
E	P7065, P7068	07-12-12	STEVEN ALAN AMOS	Jay-Bee Royalty, LLC	≥ 12.5%	317/462	59.580
F	P7254	07-12-29	BILLY RYMER	Antero Resources	≥ 12.5%	297/510	23.202
F	P7254	07-12-29	BOBBY JOE RYMER	Antero Resources	≥ 12.5%	299/73	23.202
F	P7254	07-12-29	JERRIE FRANCIS BAKER	Antero Resources	≥ 12.5%	298/275	23.202
F	P7254	07-12-29	TINA LOUISE HARPER	Antero Resources	≥ 12.5%	299/71	23.202
F	P7254	07-12-29	Permission to Drill: Antero Resources	Jay-Bee Royalty, LLC	≥ 12.5%	LETTER	
G	P7254G	07-12-28.4	MARVIN JOE & SAUNDRA LOWTHER	Antero Resources	≥ 12.5%	297/499	11.335
G	P7254G	07-12-28.4	Permission to Drill: Antero Resources	Jay-Bee Royalty, LLC	≥ 12.5%	LETTER	

H	P7254D	07-12-29.4	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	378/267	0.578
I	P7254C	07-12-29.3	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	378/267	2.291
J	P7254F	07-12-28.3	BILLY RYMER	Antero Resources	≥ 12.5%	297/510	1.102
J	P7254F	07-12-28.3	BOBBY JOE RYMER	Antero Resources	≥ 12.5%	299/73	1.102
J	P7254F	07-12-28.3	JERRIE FRANCIS BAKER	Antero Resources	≥ 12.5%	298/275	1.102
J	P7254F	07-12-28.3	TINA LOUISE HARPER	Antero Resources	≥ 12.5%	299/71	1.102
J	P7254F	07-12-28.3	Permission to Drill: Antero Resources	Jay-Bee Royalty, LLC	≥ 12.5%	LETTER	
K	P7255	07-12-28	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	306/362	42.287
K	P7255	07-12-28	JON ERIK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	306/362	42.287
K	P7255	07-12-28	RYAN J RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	306/362	42.287
L	P7255A	07-12-28.5	JAMES O & BLYE L GROVE, JTROS	Antero Resources	≥ 12.5%	380/476	21.000
L	P7255A	07-12-28.5	Permission to Drill: Antero Resources	Jay-Bee Royalty, LLC	≥ 12.5%	LETTER	
M	P7518	07-16-07	AUBRA KATHLEEN ANDERSON CONNOUR	Antero Resources	≥ 12.5%	369/691	92.504
M	P7518	07-16-07	BARBARA D. TERRELL FKA BARBARA TRUNK RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	378/267	92.504
M	P7518	07-16-07	ELIZABETH REYNOLDS SHINGLETON	Antero Resources	≥ 12.5%	370/52	92.504
M	P7518	07-16-07	JON ERIK RENNER	SEP Appalachia, LLC	≥ 12.5%	386/105	92.504
M	P7518	07-16-07	LOXLEY O SHINGLETON	Antero Resources	≥ 12.5%	370/62	92.504
M	P7518	07-16-07	MARY LOUISE SPENCER	Antero Resources	≥ 12.5%	371/120	92.504
M	P7518	07-16-07	MET ENERGY LLC	Jay-Bee Royalty, LLC	≥ 12.5%	387/219	92.504
M	P7518	07-16-07	ROBERT CARL ANDERSON	Jay-Bee Royalty, LLC	≥ 12.5%	379/443	92.504
M	P7518	07-16-07	RYAN J RENNER	Jay-Bee Royalty, LLC	≥ 12.5%	318/231	92.504
M	P7518	07-16-07	SALLY SHINGLETON MERRILL, AKA SALLY ALFORD	Antero Resources	≥ 12.5%	369/359	92.504
M	P7518	07-16-07	SUSAN E BARNHART	Antero Resources	≥ 12.5%	379/326	92.504
M	P7518	07-16-07	ASSIGNMENT: SEP Appalachia, LLC	Jay-Bee Royalty, LLC	≥ 12.5%	387/97	
M	P7518	07-16-07	Permission to Drill: Antero Resources	Jay-Bee Royalty, LLC	≥ 12.5%	Letter	

December 23, 2025

Antero Resources Corporation
Attn: Jared Hurst
1615 Wynkoop Street
Denver, Colorado 80202

Via Email: jhurst@anteroresources.com

RECEIVED
Office of Oil and Gas
FEB 25 2026
WV Department of
Environmental Protection

RE: Drill Letter – Pleasants, Ritchie and Tyler Counties, WV

Dear Mr. Hurst:

1. Per our discussions, Jay-Bee Oil & Gas, Inc., a West Virginia corporation (“**Jay-Bee**”) and Antero Resources Corporation (“**ARC**”) (ARC and Jay-Bee may be referred to individually as a “**Party**” and collectively as the “**Parties**”), have executed that certain Acreage Trade Agreement dated December 23, 2025 (as amended from time to time, the “**Trade Agreement**”) for the exchange, assignment and/or granting of certain oil and gas leases in Pleasants, Ritchie and Tyler Counties, West Virginia (the “**Transaction**”), to facilitate each of their respective drilling and development needs. Capitalized terms not otherwise defined herein shall have the meanings ascribed to them in the Trade Agreement.

2. Pursuant to the Trade Agreement, ARC will assign to Jay-Bee certain oil and gas leases in exchange for Jay-Bee (i) assigning and/or granting to ARC certain oil and gas leases and (ii) leasing to ARC certain fee interest oil and gas properties, subject to the terms and conditions of the Trade Agreement.

3. Among the ARC oil and gas leases that are included in the Transaction are the oil and gas leases or portions thereof described on **Exhibit A** attached hereto, comprising approximately 765.34420 NRI Acres (the “**Drilling Leases**”). As used in this letter agreement, “**NRI Acres**” shall have the definition set forth on **Schedule 1**.

4. The Parties desire to accommodate Jay-Bee’s drilling and development of certain Jay-Bee units in advance of the Closing of the Trade Agreement. Therefore, ARC hereby grants to Jay-Bee and/or its designated affiliates the right to drill, complete, produce, and obtain all necessary permits and governmental approvals, in order to drill, complete and produce one (1) or more wellbore laterals (“**Wells**”) through and in the Marcellus Formation of the lands covered by the Drilling Leases; *provided, however*, that ARC hereby expressly withholds to itself and its successors and assigns and does not grant to Jay-Bee (a) the right to complete in any formation covered by the Drilling Leases other than the Marcellus Formation (*provided that Jay-Bee may drill through such formations*) or (b) the right to access the surface of or to conduct surface operations on the lands covered by the Drilling Leases unless Jay-Bee enters into a separate agreement with the surface owner(s). As used in this letter agreement, “**Marcellus Formation**” shall have the definition set forth on **Schedule 1**.

5. Jay-Bee hereby agrees to indemnify, defend and hold harmless ARC and its affiliates, equity holders, subsidiaries or related companies (the “**Indemnified Parties**”) for, from and against any and all Claims (as defined below) sustained by the Indemnified Parties resulting from or in connection with Jay-Bee’s and/or its designated affiliates’ activities with respect to the Drilling Leases, including, without

limitation, the drilling of the Wells and Jay-Bee's development and operation of the Drilling Leases, that arise on or after the date of this letter agreement. "**Claims**" shall mean any and all losses, suits, proceedings, actions, causes of action, in law or at equity, demands, penalties, fines, fees, charges, assessments, liabilities (including environmental liabilities), damages (including environmental and natural resources damages), claims, judgments, executions, costs and expenses of any kind (including, without limitation, attorney's fees, expert's fees, court costs and other out-of-pocket fees and disbursements), fines, taxes, and interest, whether existing or incurred or asserted in the future, in connection with (a) any such claim or the defense thereof, (b) amounts paid in settlement, orders, liens, or decrees, or (c) any injury or damage of any kind and nature to persons (including sickness, illness and death), mines, wells, or property claims or to the Drilling Lease, or natural resources, and with respect to any of the foregoing, whether sustained or brought by or against ARC or any third party. Notwithstanding any of the foregoing, Jay-Bee shall have no obligation to indemnify the Indemnified Parties for any Claim to the extent arising out of an Indemnified Party's gross negligence or willful misconduct. The indemnity obligation set forth in this section shall survive (a) any execution of a Trade Agreement or assignment of the Drilling Leases or other mutually agreed transaction pursuant to which Jay-Bee acquired any of the Drilling Leases, or (b) any termination of all or any part of this letter agreement; *provided*, that if the parties hereto enter into a joint operating agreement ("**JOA**") pursuant to this letter agreement, then this paragraph shall terminate and be of no further force and effect (with the terms and conditions of the JOA to govern the respective liability of the parties thereunder).

6. In the event that the Parties do not consummate the Closing with respect to a Drilling Lease on or before November 9, 2026, (the "**Outside Date**"), then Jay-Bee shall have the right to elect to enter into with ARC one (1) or more mutually-agreed upon JOAs in accordance with Section 7 below with respect to such Drilling Lease, effective as of the date hereof and, in each case, subject to the terms and conditions of the Trade Agreement. The Parties may extend the Outside Date by mutual written agreement in order to continue to pursue the Transaction discussions while reasonably accommodating each Party's ongoing development needs.

7. Prior to spudding any initial Well, Jay-Bee shall send to ARC an AFE (as defined in the JOA) for the initial Well(s) that Jay-Bee desires to drill. If Jay-Bee and ARC elect to enter into one (1) or more mutually-agreed upon JOAs pursuant to Section 6, then the Parties shall promptly (and in any event within five (5) business days after the Outside Date) enter into a mutually agreeable JOA based upon and in the form of the 1989 AAPL Model Form Operating Agreement, with the contract area(s) being in Jay-Bee's sole discretion, effective as of the spud date and non-consent percentages being 400% for drilling costs and 200% for equipment costs. Contemporaneously with the execution of the mutually agreeable JOA, ARC shall elect either (a) to participate in the drilling of any and all Wells governed by the JOA and subject to and in accordance with the terms of the JOA, and to be responsible for its proportionate share of costs from and after the date hereof through the date the JOA is executed by ARC (and thereafter governed by the terms of the JOA), which may be offset against ARC's proportionate share of production from such Wells, or (b) to be a non-consenting party under the JOA (which shall be a non-consent election with respect to any and all wells governed by the JOA, whether or not covered by the AFE for the initial Well(s)). If ARC makes the election pursuant to the foregoing clause (b), then, contemporaneously with the execution of the JOA(s), Jay-Bee and ARC shall enter into an imbalance agreement covering those Drilling Leases subject to the JOA, the form of which is attached hereto as Exhibit B.

8. If any assignment of the acreage is made, such properties shall be assigned and/or granted, as the case may be, free and clear of (a) all gathering or midstream dedications or commitments, and (b) all other senior mortgages, liens and encumbrances for which pre-closing waivers, releases or subordinations are customarily sought in transactions similar to the Transaction.

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9. If any assignment of the acreage is made, the assigning or leasing Party shall make available to the other Party, electronically on a digital file-sharing service, electronic copies of its lease and payment files pertaining to such acreage (the "**Records**").

10. Nothing in this letter agreement shall require the Parties to consummate the Closing of the Trade Agreement; *provided, however*, that in the event the Parties do not consummate the Closing of the Trade Agreement, the Parties' respective obligations under Sections 4 through 11 hereof shall be fully enforceable.

11. Except as otherwise provided herein, nothing in this letter agreement will diminish any current or future rights of Jay-Bee in the Drilling Leases or other properties. This letter agreement and the rights and obligations of Jay-Bee and ARC hereunder will terminate (on a Drilling Lease-by-Drilling Lease basis) upon the earliest of (a) the execution of a mutually-agreed JOA with respect to such Drilling Lease, (b) if and when ARC and Jay-Bee consummate the Closing, as applicable, of the Trade Agreement with respect to such Drilling Lease and (c) November 16, 2026 (the "**Expiration Date**").

[Signature page follows]

4707302653

If the above meets your approval, please execute in the space provided below and return one signed copy to my attention. Should you have any questions, please contact Adam Benford at abenford@jaybeeoil.com.

Sincerely,

JAY-BEE OIL & GAS, INC.



Name: Adam Benford
Title: Director of Land

Acknowledged, accepted and agreed to on December 23, 2025.

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ANTERO RESOURCES CORPORATION



Name: Jared Hurst
Title: Vice President – Land

Signature Page to Drill Letter

4707302653



Jay-Bee Oil & Gas, Inc.
429 Simonton Rd.
Ellenboro, WV 26346

February 23, 2026

Permitting Office
Office of Oil and Gas
WV Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304

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WV Department of
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Re: P2-S7 and P2-S8 Wells

Permitting Office:

Jay-Bee has submitted well permit applications for P2-S7 and P2-S8 in Pleasants County, WV. These wells will be located on the existing Jay-Bee P2 Well Pad on Beech Run Rd, off of Arvilla Rd.

You requested a review of courthouse records to determine whether the Department of Highways holds any mineral rights beneath sections of these roadways. Our outside title counsel conducted a thorough search of the Pleasants County Courthouse records and found no agreements or conveyances transferring mineral interests to the Department of Highways. Based on this review, Jay-Bee believes it has obtained leases from all mineral interest owners necessary to proceed with drilling upon permit approval.

If you would have any questions concerning this matter, please feel free to contact me at our office or by cell phone – 304-933-3878 or 304-203-0665.

Sincerely,

Emily Potesta
Regulatory Agent

08/14/2026

WW-PN
(11-18-2015)

**Horizontal Natural Gas Well Work Permit
Application Notice By Publication**

Notice is hereby given:

Pursuant to West Virginia Code 22-6A-10(e) prior to filing an application for a permit for a horizontal well the applicant shall publish in the county in which the well is located or is proposed to be located a Class II legal advertisement.

Paper: St. Marys Oracle

Public Notice Date: 1/14/2026 & 1/21/2026

The following applicant intends to apply for a horizontal natural well work permit which disturbs three acres or more of surface excluding pipelines, gathering lines and roads or utilizes more than two hundred ten thousand gallons of water in any thirty day period.

Applicant: Jay-Bee Oil & Gas, Inc.

Well Number: P2-S8

Address: 429 Simonton Rd.

Ellenboro, WV 26346

Business Conducted: Natural gas production.

Location –

State: West Virginia

County: Pleasants

District: Union

Quadrangle: Bens Run 7 1/2'

UTM Coordinate NAD83 Northing: 4365099.76

UTM coordinate NAD83 Easting: 496334.96

Watershed: Middle Island Creek

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Coordinate Conversion:

To convert the coordinates above into longitude and latitude, visit: http://tagis.dep.wv.gov/convert/llutm_conus.php

Electronic notification:

To receive an email when applications have been received or issued by the Office of Oil and Gas, visit <http://www.dep.wv.gov/insidedep/Pages/DEPMailingLists.aspx> to sign up.

Reviewing Applications:

Copies of the proposed permit application may be reviewed at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE Charleston, WV 25304 (304-926-0450). Full copies or scans of the proposed permit application will cost \$15, whether mailed or obtained at DEP headquarters. Copies may be requested by calling the office or by sending an email to DEP.comments@wv.gov.

Submitting Comments:

Comments may be submitted online at <https://apps.dep.wv.gov/oog/comments/comments.cfm>, or by letter to Permit Review, Office of Oil and Gas, 601 57th Street, SE Charleston, WV 25304. Please reference the county, well number, and operator when using this option.

Regardless of format for comment submissions, they must be received no later than thirty days after the permit application is received by the Office of Oil and Gas.

For information related to horizontal drilling visit: www.dep.wv.gov/oil-and-gas/pages/default.aspx

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE CERTIFICATION

Date of Notice Certification: 02/23/2026

API No. 47- 073 -

Operator's Well No. P2-S8

Well Pad Name: P2

Notice has been given:

Pursuant to the provisions in West Virginia Code § 22-6A, the Operator has provided the required parties with the Notice Forms listed below for the tract of land as follows:

State:	West Virginia	UTM NAD 83	Easting:	496334.96
County:	Pleasants		Northing:	4365099.76
District:	Union	Public Road Access:		Beech Run Road
Quadrangle:	Bens Run 7 1/2'	Generally used farm name:		Morgan Valley Farms
Watershed:	Outlet Middle Island Creek (HUC-10)			

Pursuant to West Virginia Code § 22-6A-7(b), every permit application filed under this section shall be on a form as may be prescribed by the secretary, shall be verified and shall contain the following information: (14) A certification from the operator that (i) it has provided the owners of the surface described in subdivisions (1), (2) and (4), subsection (b), section ten of this article, the information required by subsections (b) and (c), section sixteen of this article; (ii) that the requirement was deemed satisfied as a result of giving the surface owner notice of entry to survey pursuant to subsection (a), section ten of this article six-a; or (iii) the notice requirements of subsection (b), section sixteen of this article were waived in writing by the surface owner; and Pursuant to West Virginia Code § 22-6A-11(b), the applicant shall tender proof of and certify to the secretary that the notice requirements of section ten of this article have been completed by the applicant.

Pursuant to West Virginia Code § 22-6A, the Operator has attached proof to this Notice Certification that the Operator has properly served the required parties with the following: *PLEASE CHECK ALL THAT APPLY ☐ 1. NOTICE OF SEISMIC ACTIVITY or ☒ NOTICE NOT REQUIRED BECAUSE NO SEISMIC ACTIVITY WAS CONDUCTED ☒ 2. NOTICE OF ENTRY FOR PLAT SURVEY or ☐ NO PLAT SURVEY WAS CONDUCTED ☒ 3. NOTICE OF INTENT TO DRILL or ☐ NOTICE NOT REQUIRED BECAUSE NOTICE OF ENTRY FOR PLAT SURVEY WAS CONDUCTED or ☐ WRITTEN WAIVER BY SURFACE OWNER (PLEASE ATTACH) ☒ 4. NOTICE OF PLANNED OPERATION ☒ 5. PUBLIC NOTICE ☒ 6. NOTICE OF APPLICATION	OOG OFFICE USE ONLY ☐ RECEIVED/ NOT REQUIRED ☐ RECEIVED ☐ RECEIVED/ NOT REQUIRED ☐ RECEIVED ☐ RECEIVED ☐ RECEIVED
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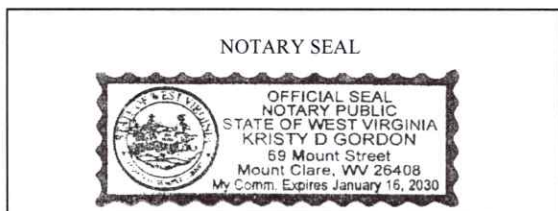
Required Attachments:

The Operator shall attach to this Notice Certification Form all Notice Forms and Certifications of Notice that have been provided to the required parties and/or any associated written waivers. For the Public Notice, the operator shall attach a copy of the Class II Legal Advertisement with publication date verification or the associated Affidavit of Publication. The attached Notice Forms and Certifications of Notice shall serve as proof that the required parties have been noticed as required under West Virginia Code § 22-6A. Pursuant to West Virginia Code § 22-6A-11(b), the Certification of Notice to the person may be made by affidavit of personal service, the return receipt card or other postal receipt for certified mailing.

08/14/2026

Certification of Notice is hereby given:

THEREFORE, I Emily Potesta, have read and understand the notice requirements within West Virginia Code § 22-6A. I certify that as required under West Virginia Code § 22-6A, I have served the attached copies of the Notice Forms, identified above, to the required parties through personal service, by registered mail or by any method of delivery that requires a receipt or signature confirmation. I certify under penalty of law that I have personally examined and am familiar with the information submitted in this Notice Certification and all attachments, and that based on my inquiry of those individuals immediately responsible for obtaining the information, I believe that the information is true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment.

Well Operator: Jay-Bee Oil & Gas, Inc.Address: 429 Simonton Rd.By: Emily PotestaEllenboro, WV 26346Its: Regulatory AgentFacsimile: 304-933-3879Telephone: 304-203-0665Email: epotesta@jaybeeoil.com

Subscribed and sworn before me this 23 day of February 2026
Kristy D Gordon Notary Public
 My Commission Expires January 16, 2030

Oil and Gas Privacy Notice:

The Office of Oil and Gas processes your personal information, such as name, address and telephone number, as part of our regulatory duties. Your personal information may be disclosed to other State agencies or third parties in the normal course of business or as needed to comply with statutory or regulatory requirements, including Freedom of Information Act requests. Our office will appropriately secure your personal information. If you have any questions about our use or your personal information, please contact DEP's Chief Privacy Officer at depprivacyofficer@wv.gov.

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WW-6A
(9-13)

4707302653
API NO. 47- 073 -
OPERATOR WELL NO. P2-S8
Well Pad Name: P2

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE OF APPLICATION

Notice Time Requirement: notice shall be provided no later than the **filing date of permit application.**

Date of Notice: 02/13/2026 **Date Permit Application Filed:** 02/23/2026

Notice of:

- ☒ PERMIT FOR ANY WELL WORK ☐ CERTIFICATE OF APPROVAL FOR THE CONSTRUCTION OF AN IMPOUNDMENT OR PIT

Delivery method pursuant to West Virginia Code § 22-6A-10(b)

- ☐ PERSONAL SERVICE ☐ REGISTERED MAIL ☒ METHOD OF DELIVERY THAT REQUIRES A RECEIPT OR SIGNATURE CONFIRMATION

Pursuant to W. Va. Code § 22-6A-10(b) no later than the filing date of the application, the applicant for a permit for any well work or for a certificate of approval for the construction of an impoundment or pit as required by this article shall deliver, by personal service or by registered mail or by any method of delivery that requires a receipt or signature confirmation, copies of the application, the erosion and sediment control plan required by section seven of this article, and the well plat to each of the following persons: (1) The owners of record of the surface of the tract on which the well is or is proposed to be located; (2) The owners of record of the surface tract or tracts overlying the oil and gas leasehold being developed by the proposed well work, if the surface tract is to be used for roads or other land disturbance as described in the erosion and sediment control plan submitted pursuant to subsection (c), section seven of this article; (3) The coal owner, operator or lessee, in the event the tract of land on which the well proposed to be drilled is located [sic] is known to be underlain by one or more coal seams; (4) The owners of record of the surface tract or tracts overlying the oil and gas leasehold being developed by the proposed well work, if the surface tract is to be used for the placement, construction, enlargement, alteration, repair, removal or abandonment of any impoundment or pit as described in section nine of this article; (5) Any surface owner or water purveyor who is known to the applicant to have a water well, spring or water supply source located within one thousand five hundred feet of the center of the well pad which is used to provide water for consumption by humans or domestic animals; and (6) The operator of any natural gas storage field within which the proposed well work activity is to take place. (c)(1) If more than three tenants in common or other co-owners of interests described in subsection (b) of this section hold interests in the lands, the applicant may serve the documents required upon the person described in the records of the sheriff required to be maintained pursuant to section eight, article one, chapter eleven-a of this code. (2) Notwithstanding any provision of this article to the contrary, notice to a lien holder is not notice to a landowner, unless the lien holder is the landowner. W. Va. Code R. § 35-8-5.7.a requires, in part, that the operator shall also provide the Well Site Safety Plan ("WSSP") to the surface owner and any water purveyor or surface owner subject to notice and water testing as provided in section 15 of this rule.

☒ Application Notice ☒ WSSP Notice ☒ E&S Plan Notice ☒ Well Plat Notice is hereby provided to:

☒ SURFACE OWNER(s)

Name: _____
Address: SEE ATTACHED LIST

Name: _____
Address: _____

☒ SURFACE OWNER(s) (Road and/or Other Disturbance)

Name: _____
Address: SEE ATTACHED LIST

Name: _____
Address: _____

☐ SURFACE OWNER(s) (Impoundments or Pits)

Name: N/A
Address: _____

☐ COAL OWNER OR LESSEE

Name: N/A
Address: _____

☐ COAL OPERATOR

Name: N/A
Address: _____

☒ SURFACE OWNER OF WATER WELL AND/OR WATER PURVEYOR(s)

Name: SEE ATTACHED LIST
Address: _____

☐ OPERATOR OF ANY NATURAL GAS STORAGE FIELD

Name: N/A
Address: _____

*Please attach additional forms if necessary

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Notice is hereby given:

Pursuant to West Virginia Code § 22-6A-10(b), notice is hereby given that the undersigned well operator has applied for a permit for well work or for a certificate of approval for the construction of an impoundment or pit.

This Notice Shall Include:

Pursuant to W. Va. Code § 22-6A-10(b), this notice shall include: (1) copies of the application; (2) the erosion and sediment control plan required by section seven of this article; and (3) the well plat.

Pursuant to W. Va. Code § 22-6A-10(f), this notice shall include: (1) a statement of the time limits for filing written comments; (2) who may file written comments; (3) the name and address of the secretary for the purpose of filing the comments and obtaining additional information; and (4) a statement that the persons may request, at the time of submitting written comments, notice of the permit decision and a list of persons qualified to test water.

Pursuant to W. Va. Code R. § 35-8-5.7.a, the operator shall provide the Well Site Safety Plan to the surface owner and any water purveyor or surface owner subject to notice and water testing as provided in section 15 of this rule.

Pursuant to W. Va. Code R. § 35-8-15.2.c, this notice shall: (1) contain a statement of the surface owner's and water purveyor's right to request sampling and analysis; (2) advise the surface owner and water purveyor of the rebuttable presumption for contamination or deprivation of a fresh water source or supply; advise the surface owner and water purveyor that refusal to allow the operator to conduct a pre-drilling water well test constitutes a method to rebut the presumption of liability; (3) advise the surface owner and water purveyor of his or her independent right to sample and analyze any water supply at his or her own expense; advise the surface owner and water purveyor whether or not the operator will utilize an independent laboratory to analyze any sample; and (4) advise the surface owner and or water purveyor that he or she can obtain from the Chief a list of water testing laboratories in the subject area capable of and qualified to test water supplies in accordance with standard acceptable methods.

Additional information related to horizontal drilling may be obtained from the Secretary, at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE, Charleston, WV 25304 (304-926-0450) or by visiting www.dep.wv.gov/oil-and-gas/pages/default.aspx.

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Well Location Restrictions

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Pursuant to W. Va. Code § 22-6A-12, Wells may not be drilled within two hundred fifty feet measured horizontally from any existing water well or developed spring used for human or domestic animal consumption. The center of well pads may not be located within six hundred twenty-five feet of an occupied dwelling structure, or a building two thousand five hundred square feet or larger used to house or shelter dairy cattle or poultry husbandry. This limitation is applicable to those wells, developed springs, dwellings or agricultural buildings that existed on the date a notice to the surface owner of planned entry for surveying or staking as provided in section ten of this article or a notice of intent to drill a horizontal well as provided in subsection (b), section sixteen of this article was provided, whichever occurs first, and to any dwelling under construction prior to that date. This limitation may be waived by written consent of the surface owner transmitted to the department and recorded in the real property records maintained by the clerk of the county commission for the county in which such property is located. Furthermore, the well operator may be granted a variance by the secretary from these distance restrictions upon submission of a plan which identifies the sufficient measures, facilities or practices to be employed during well site construction, drilling and operations. The variance, if granted, shall include terms and conditions the department requires to ensure the safety and protection of affected persons and property. The terms and conditions may include insurance, bonding and indemnification, as well as technical requirements. (b) No well pad may be prepared or well drilled within one hundred feet measured horizontally from any perennial stream, natural or artificial lake, pond or reservoir, or a wetland, or within three hundred feet of a naturally reproducing trout stream. No well pad may be located within one thousand feet of a surface or ground water intake of a public water supply. The distance from the public water supply as identified by the department shall be measured as follows: (1) For a surface water intake on a lake or reservoir, the distance shall be measured from the boundary of the lake or reservoir. (2) For a surface water intake on a flowing stream, the distance shall be measured from a semicircular radius extending upstream of the surface water intake. (3) For a groundwater source, the distance shall be measured from the wellhead or spring. The department may, in its discretion, waive these distance restrictions upon submission of a plan identifying sufficient measures, facilities or practices to be employed during well site construction, drilling and operations to protect the waters of the state. A waiver, if granted, shall impose any permit conditions as the secretary considers necessary. (c) Notwithstanding the foregoing provisions of this section, nothing contained in this section prevents an operator from conducting the activities permitted or authorized by a Clean Water Act Section 404 permit or other approval from the United States Army Corps of Engineers within any waters of the state or within the restricted areas referenced in this section. (d) The well location restrictions set forth in this section shall not apply to any well on a multiple well pad if at least one of the wells was permitted prior to the effective date of this article. (e) The secretary shall, by December 31, 2012, report to the Legislature on the noise, light, dust and volatile organic compounds generated by the drilling of horizontal wells as they relate to the well location restrictions regarding occupied dwelling structures pursuant to this section. Upon a finding, if any, by the secretary that the well location restrictions regarding occupied dwelling structures are inadequate or otherwise require alteration to address the items

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examined in the study required by this subsection, the secretary shall have the authority to propose for promulgation legislative rules establishing guidelines and procedures regarding reasonable levels of noise, light, dust and volatile organic compounds relating to drilling horizontal wells, including reasonable means of mitigating such factors, if necessary.

Water Well Testing:

Pursuant to West Virginia Code § 22-6A-10(d), notification shall be made, with respect to surface landowners identified in subsection (b) or water purveyors identified in subdivision (5), subsection (b) of this section, of the opportunity for testing their water well. The operator shall provide an analysis to such surface landowner or water purveyor at their request.

Water Testing Laboratories:

Pursuant to West Virginia Code § 22-6A-10(i), persons entitled to notice pursuant to subsection (b) of this section may contact the department to ascertain the names and locations of water testing laboratories in the subject area capable and qualified to test water supplies in accordance with standard accepted methods. In compiling that list of names the department shall consult with the state Bureau for Public Health and local health departments. A surface owner and water purveyor has an independent right to sample and analyze any water supply at his or her own expense. The laboratory utilized by the operator shall be approved by the agency as being certified and capable of performing sample analyses in accordance with this section.

Rebuttable Presumption for Contamination or Deprivation of a Fresh Water Source or Supply:

W. Va. Code § 22-6A-18 requires that (b) unless rebutted by one of the defenses established in subsection (c) of this section, in any action for contamination or deprivation of a fresh water source or supply within one thousand five hundred feet of the center of the well pad for horizontal well, there is a rebuttable presumption that the drilling and the oil or gas well or either was the proximate cause of the contamination or deprivation of the fresh water source or supply. (c) In order to rebut the presumption of liability established in subsection (b) of this section, the operator must prove by a preponderance of the evidence one of the following defenses: (1) The pollution existed prior to the drilling or alteration activity as determined by a predrilling or prealteration water well test. (2) The landowner or water purveyor refused to allow the operator access to the property to conduct a predrilling or prealteration water well test. (3) The water supply is not within one thousand five hundred feet of the well. (4) The pollution occurred more than six months after completion of drilling or alteration activities. (5) The pollution occurred as the result of some cause other than the drilling or alteration activity. (d) Any operator electing to preserve its defenses under subdivision (1), subsection (c) of this section shall retain the services of an independent certified laboratory to conduct the predrilling or prealteration water well test. A copy of the results of the test shall be submitted to the department and the surface owner or water purveyor in a manner prescribed by the secretary. (e) Any operator shall replace the water supply of an owner of interest in real property who obtains all or part of that owner's supply of water for domestic, agricultural, industrial or other legitimate use from an underground or surface source with a comparable water supply where the secretary determines that the water supply has been affected by contamination, diminution or interruption proximately caused by the oil or gas operation, unless waived in writing by that owner. (f) The secretary may order the operator conducting the oil or gas operation to: (1) Provide an emergency drinking water supply within twenty-four hours; (2) Provide temporary water supply within seventy-two hours; (3) Within thirty days begin activities to establish a permanent water supply or submit a proposal to the secretary outlining the measures and timetables to be used in establishing a permanent supply. The total time in providing a permanent water supply may not exceed two years. If the operator demonstrates that providing a permanent replacement water supply cannot be completed within two years, the secretary may extend the time frame on case-by-case basis; and (4) Pay all reasonable costs incurred by the real property owner in securing a water supply. (g) A person as described in subsection (b) of this section aggrieved under the provisions of subsections (b), (e) or (f) of this section may seek relief in court... (i) Notwithstanding the denial of the operator of responsibility for the damage to the real property owner's water supply or the status of any appeal on determination of liability for the damage to the real property owner's water supply, the operator may not discontinue providing the required water service until authorized to do so by the secretary or a court of competent jurisdiction.

Written Comment:

Pursuant to West Virginia Code § 22-6A-11(a), all persons described in subsection (b), section ten of this article may file written comments with the secretary as to the location or construction of the applicant's proposed well work within thirty days after the application is filed with the secretary. All persons described in West Virginia Code § 22-6A-10(b) may file written comments as to the location or construction of the applicant's proposed well work to the Secretary at:

Chief, Office of Oil and Gas
Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304
(304) 926-0450

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Such persons may request, at the time of submitting written comments, notice of the permit decision and a list of persons qualified to test water. **NOTE: YOU ARE NOT REQUIRED TO FILE ANY COMMENT.**

08/14/2026

Time Limits and Methods for Filing Comments.

The law requires these materials to be served on or before the date the operator files its Application. You have **THIRTY (30) DAYS** after the filing date to file your comments. Comments must be filed in person or received in the mail by the Chief's office by the time stated above. You may call the Chief's office to be sure of the date. Check with your postmaster to ensure adequate delivery time or to arrange special expedited handling. If you have been contacted by the well operator and you have signed a "voluntary statement of no objection" to the planned work described in these materials, then the permit may be issued at any time.

Pursuant to West Virginia Code § 22-6A-11(c)(2), Any objections of the affected coal operators and coal seam owners and lessees shall be addressed through the processes and procedures that exist under sections fifteen, seventeen and forty, article six of this chapter, as applicable and as incorporated into this article by section five of this article. The written comments filed by the parties entitled to notice under subdivisions (1), (2), (4), (5) and (6), subsection (b), section ten of this article shall be considered by the secretary in the permit issuance process, but the parties are not entitled to participate in the processes and proceedings that exist under sections fifteen, seventeen or forty, article six of this chapter, as applicable and as incorporated into this article by section five of this article.

Comment Requirements

Your comments must be in writing and include your name, address and telephone number, the well operator's name and well number and the approximate location of the proposed well site including district and county from the application. You may add other documents, such as sketches, maps or photographs to support your comments.

Disclaimer: All comments received will be placed on our web site <http://www.dep.wv.gov/oil-and-gas/Horizontal-Permits/Pages/default.aspx> and the applicant will automatically be forwarded an email notice that such comments have been submitted. The applicant will be expected to provide a response to comments submitted by any surface owner, water purveyor or natural gas storage operator noticed within the application.

Permit Denial or Condition

The Chief has the power to deny or condition a well work permit. Pursuant to West Virginia Code § 22-6A-8(d), the permit may not be issued or be conditioned, including conditions with respect to the location of the well and access roads prior to issuance if the director determines that:

- (1) The proposed well work will constitute a hazard to the safety of persons;
- (2) The plan for soil erosion and sediment control is not adequate or effective;
- (3) Damage would occur to publicly owned lands or resources; or
- (4) The proposed well work fails to protect fresh water sources or supplies.

A permit may also be denied under West Virginia Code § 22-6A-7(k), the secretary shall deny the issuance of a permit if the secretary determines that the applicant has committed a substantial violation of a previously issued permit for a horizontal well, including the applicable erosion and sediment control plan associated with the previously issued permit, or a substantial violation of one or more of the rules promulgated under this article, and in each instance has failed to abate or seek review of the violation within the time prescribed by the secretary pursuant to the provisions of subdivisions (1) and (2), subsection (a), section five of this article and the rules promulgated hereunder, which time may not be unreasonable.

Pursuant to West Virginia Code § 22-6A-10(g), any person entitled to submit written comments to the secretary pursuant to subsection (a), section eleven of this article, shall also be entitled to receive from the secretary a copy of the permit as issued or a copy of the order modifying or denying the permit if the person requests receipt of them as a part of the written comments submitted concerning the permit application. Such persons may request, at the time of submitting written comments, notice of the permit decision and a list of persons qualified to test water.

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

08/14/2026

WW-6A
(8-13)

4707302653
API NO. 47- 073 -
OPERATOR WELL NO. P2-S8
Well Pad Name: P2

Notice is hereby given by:

Well Operator: Jay-Bee Oil & Gas, Inc.

Telephone: 304-628-3111

Email: epotesta@jaybeeoil.com

Address: 429 Simonton Rd.

Ellenboro, WV 26346

Facsimile: 304-933-3879

Oil and Gas Privacy Notice:

The Office of Oil and Gas processes your personal information, such as name, address and telephone number, as part of our regulatory duties. Your personal information may be disclosed to other State agencies or third parties in the normal course of business or as needed to comply with statutory or regulatory requirements, including Freedom of Information Act requests. Our office will appropriately secure your personal information. If you have any questions about our use or your personal information, please contact DEP's Chief Privacy Officer at depprivacyofficer@wv.gov.



Subscribed and sworn before me this 12 day of Feb, 2020.

Samantha J. Holleran

Notary Public

My Commission Expires Sept 6, 2029

RECEIVED
Office of Oil and Gas
FEB 25 2026
WV Department of
Environmental Protection

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE OF ENTRY FOR PLAT SURVEY

Notice Time Requirement: Notice shall be provided at least **SEVEN (7)** days but no more than **FORTY-FIVE (45)** days prior to entry

Date of Notice: 01/14/2026 **Date of Planned Entry:** 01/21/2026

Delivery method pursuant to West Virginia Code § 22-6A-10a

☐ PERSONAL SERVICE ☐ REGISTERED MAIL ☒ METHOD OF DELIVERY THAT REQUIRES A RECEIPT OR SIGNATURE CONFIRMATION

Pursuant to West Virginia Code § 22-6A-10(a), Prior to filing a permit application, the operator shall provide notice of planned entry on to the surface tract to conduct any plat surveys required pursuant to this article. Such notice shall be provided at least seven days but no more than forty-five days prior to such entry to: (1) The surface owner of such tract; (2) to any owner or lessee of coal seams beneath such tract that has filed a declaration pursuant to section thirty-six, article six, chapter twenty-two of this code; and (3) any owner of minerals underlying such tract in the county tax records. The notice shall include a statement that copies of the state Erosion and Sediment Control Manual and the statutes and rules related to oil and gas exploration and production may be obtained from the Secretary, which statement shall include contact information, including the address for a web page on the Secretary's web site, to enable the surface owner to obtain copies from the secretary.

RECEIVED
Office of Oil and Gas

Notice is hereby provided to:

☒ SURFACE OWNER(s)

Name: _____

Address: _____

SEE ATTACHED COVER LETTER

Name: _____

Address: _____

Name: _____

Address: _____

☐ COAL OWNER OR LESSEE

Name: N/A

Address: _____

☐ MINERAL OWNER(s)

Name: N/A

Address: _____

*please attach additional forms if necessary

FEB 25 2026

WV Department of
Environmental Protection

Notice is hereby given:

Pursuant to West Virginia Code § 22-6A-10(a), notice is hereby given that the undersigned well operator is planning entry to conduct a plat survey on the tract of land as follows:

State: WEST VIRGINIA

County: PLEASANTS

District: LAFAYETTE & UNION

Quadrangle: ELLENBORO 7 1/2'

Approx. Latitude & Longitude: 39.359276, -81.027918

Public Road Access: HEBRON RD

Watershed: MCKIM CREEK OUTLET OF MIDDLE ISLAND CREEK

Generally used farm name: SEE ATTACH

Copies of the state Erosion and Sediment Control Manual and the statutes and rules related to oil and gas exploration and production may be obtained from the Secretary, at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE, Charleston, WV 25304 (304-926-0450). Copies of such documents or additional information related to horizontal drilling may be obtained from the Secretary by visiting www.dep.wv.gov/oil-and-gas/pages/default.aspx.

Notice is hereby given by:

Well Operator: JAY-BEE OIL & GAS, INC

Telephone: 304-203-0665

Email: epotesta@jaybeeoil.com

Address: _____

429 SIMONTON RD. ELLENBORO, WV 26346

Facsimile: 304-933-3879

Oil and Gas Privacy Notice:

The Office of Oil and Gas processes your personal information, such as name, address and telephone number, as part of our regulatory duties. Your personal information may be disclosed to other State agencies or third parties in the normal course of business or as needed to comply with statutory or regulatory requirements, including Freedom of Information Act requests. Our office will appropriately secure your personal information. If you have any questions about our use or your personal information, please contact DEP's Chief Privacy Officer at depprivacyofficer@wv.gov.

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE OF ENTRY FOR PLAT SURVEY

Notice Time Requirement: Notice shall be provided at least **SEVEN (7)** days but no more than **FORTY-FIVE (45)** days prior to entry

Date of Notice: 01/20/2026 **Date of Planned Entry:** 01/27/2026

Delivery method pursuant to West Virginia Code § 22-6A-10a

- ☐ PERSONAL SERVICE ☐ REGISTERED MAIL ☒ METHOD OF DELIVERY THAT REQUIRES A RECEIPT OR SIGNATURE CONFIRMATION

Pursuant to West Virginia Code § 22-6A-10(a), Prior to filing a permit application, the operator shall provide notice of planned entry on to the surface tract to conduct any plat surveys required pursuant to this article. Such notice shall be provided at least seven days but no more than forty-five days prior to such entry to: (1) The surface owner of such tract; (2) to any owner or lessee of coal seams beneath such tract that has filed a declaration pursuant to section thirty-six, article six, chapter twenty-two of this code; and (3) any owner of minerals underlying such tract in the county tax records. The notice shall include a statement that copies of the state Erosion and Sediment Control Manual and the statutes and rules related to oil and gas exploration and production may be obtained from the Secretary, which statement shall include contact information, including the address for a web page on the Secretary's web site, to enable the surface owner to obtain copies from the secretary.

Notice is hereby provided to:

☒ SURFACE OWNER(s)

Name: _____

Address: _____

SEE ATTACHED COVER LETTER

Name: _____

Address: _____

Name: _____

Address: _____

☐ COAL OWNER OR LESSEE

Name: N/A

Address: _____

☐ MINERAL OWNER(s)

Name: N/A

Address: _____

*please attach additional forms if necessary

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Notice is hereby given:

Pursuant to West Virginia Code § 22-6A-10(a), notice is hereby given that the undersigned well operator is planning entry to conduct a plat survey on the tract of land as follows:

State: WEST VIRGINIA

County: PLEASANTS

District: LAFAYETTE & UNION

Quadrangle: ELLENBORO 7 1/2'

Approx. Latitude & Longitude: 39.359276, -81.027918

Public Road Access: HEBRON RD

Watershed: MCKIM CREEK OUTLET OF MIDDLE ISLAND CREEK

Generally used farm name: SEE ATTACH

Copies of the state Erosion and Sediment Control Manual and the statutes and rules related to oil and gas exploration and production may be obtained from the Secretary, at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE, Charleston, WV 25304 (304-926-0450). Copies of such documents or additional information related to horizontal drilling may be obtained from the Secretary by visiting www.dep.wv.gov/oil-and-gas/pages/default.aspx.

Notice is hereby given by:

Well Operator: JAY-BEE OIL & GAS, INC

Telephone: 304-203-0665

Email: epotesta@jaybeeoil.com

Address: _____

429 SIMONTON RD. ELLENBORO, WV 26346

Facsimile: 304-933-3879

Oil and Gas Privacy Notice:

The Office of Oil and Gas processes your personal information, such as name, address and telephone number, as part of our regulatory duties. Your personal information may be disclosed to other State agencies or third parties in the normal course of business or as needed to comply with statutory or regulatory requirements, including Freedom of Information Act requests. Our office will appropriately secure your personal information. If you have any questions about our use or your personal information, please contact DEP's Chief Privacy Officer at depprivacyofficer@wv.gov.

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE OF INTENT TO DRILL

Pursuant to W. Va. Code § 22-6A-16(b), the Notice of Intent to Drill is only required if the notice requirements of W. Va. Code § 22-6A-10(a) have NOT been met or if the Notice of Intent to Drill requirement has NOT been waived in writing by the surface owner.

Notice Time Requirement: Notice shall be provided at least **TEN (10)** days prior to filing a permit application.

Date of Notice: 02/13/2026 **Date Permit Application Filed:** 02/23/2026

Delivery method pursuant to West Virginia Code § 22-6A-16(b)

☐ HAND DELIVERY ☒ CERTIFIED MAIL
RETURN RECEIPT REQUESTED

RECEIVED
Office of Oil and Gas

FEB 25 2026

Pursuant to W. Va. Code § 22-6A-16(b), at least ten days prior to filing a permit application, an operator shall, by certified mail return receipt requested or hand delivery, give the surface owner notice of its intent to enter upon the surface owner's land for the purpose of drilling a horizontal well: *Provided*, That notice given pursuant to subsection (a), section ten of this article satisfies the requirements of this subsection as of the date the notice was provided to the surface owner: *Provided, however*, That the notice requirements of this subsection may be waived in writing by the surface owner. The notice, if required, shall include the name, address, telephone number, and if available, facsimile number and electronic mail address of the operator and the operator's authorized representative.

Notice is hereby provided to the SURFACE OWNER(s):

Name: MORGAN VALLEY FARMS, INC.

Address: 1100 BEECH RUN RD.

FRIENDLY, WV 26146

Name: WILLIAM R. MUNDAY & MICHAEL C. LEWIS

Address: 5 SHANES VILLA

MORGANTOWN, WV 26501

Notice is hereby given:

Pursuant to West Virginia Code § 22-6A-16(b), notice is hereby given that the undersigned well operator has an intent to enter upon the surface owner's land for the purpose of drilling a horizontal well on the tract of land as follows:

State: West Virginia
County: Pleasants
District: Union
Quadrangle: Bens Run 7 1/2'
Watershed: Outlet Middle Island Creek (HUC-10)

UTM NAD 83 Easting: 496334.96
 Northing: 4365099.76
Public Road Access: Beech Run Rd
Generally used farm name: MORGAN VALLEY FARMS

This Notice Shall Include:

Pursuant to West Virginia Code § 22-6A-16(b), this notice shall include the name, address, telephone number, and if available, facsimile number and electronic mail address of the operator and the operator's authorized representative. Additional information related to horizontal drilling may be obtained from the Secretary, at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE, Charleston, WV 25304 (304-926-0450) or by visiting www.dep.wv.gov/oil-and-gas/pages/default.aspx.

Notice is hereby given by:

Well Operator: Jay-Bee Oil & Gas, Inc.
Address: 429 Simonton Rd.
Ellenboro, WV 26346
Telephone: 304-628-3111
Email: regulatory@jaybeeoil.com
Facsimile: 304-933-3879

Authorized Representative: Emily Potesta
Address: 429 Simonton Rd.
Ellenboro, WV 26346
Telephone: 304-203-0665
Email: epotesta@jaybeeoil.com
Facsimile: 304-933-3879

Oil and Gas Privacy Notice:

The Office of Oil and Gas processes your personal information, such as name, address and telephone number, as part of our regulatory duties. Your personal information may be disclosed to other State agencies or third parties in the normal course of business or as needed to comply with statutory or regulatory requirements, including Freedom of Information Act requests. Our office will appropriately secure your personal information. If you have any questions about our use or your personal information, please contact DEP's Chief Privacy Officer at depprivacyofficer@wv.gov.

08/14/2026

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF OIL AND GAS
NOTICE OF PLANNED OPERATION

Notice Time Requirement: notice shall be provided no later than the **filing date of permit application.**

Date of Notice: 02/13/2026

Date Permit Application Filed: 02/23/2026

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Delivery method pursuant to West Virginia Code § 22-6A-16(c)

☒ CERTIFIED MAIL
RETURN RECEIPT REQUESTED

☐ HAND
DELIVERY

Pursuant to W. Va. Code § 22-6A-16(c), no later than the date for filing the permit application, an operator shall, by certified mail return receipt requested or hand delivery, give the surface owner whose land will be used for the drilling of a horizontal well notice of the planned operation. The notice required by this subsection shall include: (1) A copy of this code section; (2) The information required to be provided by subsection (b), section ten of this article to a surface owner whose land will be used in conjunction with the drilling of a horizontal well; and (3) A proposed surface use and compensation agreement containing an offer of compensation for damages to the surface affected by oil and gas operations to the extent the damages are compensable under article six-b of this chapter. (d) The notices required by this section shall be given to the surface owner at the address listed in the records of the sheriff at the time of notice.

Notice is hereby provided to the SURFACE OWNER(s)

(at the address listed in the records of the sheriff at the time of notice):

Name: MORGAN VALLEY FARMS, INC.

Address: 1100 BEECH RUN RD.

FRIENDLY, WV 26146

Name: WILLIAM R. MUNDAY & MICHAEL C. LEWIS

Address: 5 SHANES VILLA

MORGANTOWN, WV 26501

Notice is hereby given:

Pursuant to West Virginia Code § 22-6A-16(c), notice is hereby given that the undersigned well operator has developed a planned operation on the surface owner's land for the purpose of drilling a horizontal well on the tract of land as follows:

State:	West Virginia	UTM NAD 83	Easting:	496334.96
County:	Pleasants		Northing:	4365099.76
District:	Union	Public Road Access:	Beech Run Rd	
Quadrangle:	Bens Run 7 1/2'	Generally used farm name:	MORGAN VALLEY FARMS	
Watershed:	Outlet Middle Island Creek (HUC-10)			

This Notice Shall Include:

Pursuant to West Virginia Code § 22-6A-16(c), this notice shall include: (1) A copy of this code section; (2) The information required to be provided by **W. Va. Code § 22-6A-10(b)** to a surface owner whose land will be used in conjunction with the drilling of a horizontal well; and (3) A proposed surface use and compensation agreement containing an offer of compensation for damages to the surface affected by oil and gas operations to the extent the damages are compensable under article six-b of this chapter. Additional information related to horizontal drilling may be obtained from the Secretary, at the WV Department of Environmental Protection headquarters, located at 601 57th Street, SE, Charleston, WV 25304 (304-926-0450) or by visiting www.dep.wv.gov/oil-and-gas/pages/default.aspx.

Well Operator: Jay-Bee Oil & Gas, Inc.

Telephone: 304-628-3111

Email: epotesta@jaybeeoil.com

Address: 429 Simonton Rd.

Ellenboro, WV 26346

Facsimile: 304-933-3879

Oil and Gas Privacy Notice:

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08/14/2026

4707302653



Jay-Bee Oil & Gas, Inc.
429 Simonton Rd.
Ellenboro, WV 26346

February 23, 2026

Permitting Office
Office of Oil and Gas
WV Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Re: P2-S7 and P2-S8 Wells

Permitting Office:

Enclosed you will find a copy of our Letter of Good Standing from WV DOH District 3 – Pleasants County. The permit number applicable to our P2 Pad is Permit #03-2025-11923.

If you have any questions, please don't hesitate to contact me by email epotesta@jaybeeoil.com or my cell phone 304-203-0665. Thank you!

Sincerely,

Emily Potesta
Regulatory Agent

08/14/2026



**WEST VIRGINIA
DEPARTMENT OF TRANSPORTATION**

1900 Kanawha Boulevard East • Building Five • Room 109
Charleston, West Virginia 25305-0440 • (304) 558-0444

Michael J. DeMers
Deputy Secretary of Transportation

Stephen T. Rumbaugh, P.E.
Secretary of Transportation
Commissioner of Highways

January 22, 2026

Jason Harmon, Chief
Office of Oil and Gas
Department of Environmental Protection
601 57th Street, SE
Charleston, WV 25304

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

**Subject: DOH Permit for the P2 Well Pad, Pleasants County
P2-S7 Well Site P2-S8 Well Site**

Dear Mr. Harmon,

This well site will be accessed from a DOH permit #03-2025-11923 which has been issued to Jay-Bee Oil & Gas, Inc. for access to the State Road for a well site located off Pleasants County Route 36 SLS MP 1.005.

This operator is in compliance with §22-6A-20 of the WV Code. Operator has signed a STATEWIDE OIL AND GAS ROAD MAINTENANCE BONDING AGREEMENT and provided the required Bond. This operator is currently in compliance with the DOH OIL AND GAS POLICY dated March 6, 2023. This letter is valid for permitting purposes for one year from the date of this letter.

Very Truly Yours,

A handwritten signature in blue ink that reads "Lacy D. Pratt".

Lacy D. Pratt
Central Office O&G Coordinator

Cc: Emily Potesta
Jay-Bee Oil & Gas, Inc.
OM, D-3
File

08/14/2026



Jay-Bee Oil & Gas, Inc.
429 Simonton Rd.
Ellenboro, WV 26346

February 23, 2026

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Permitting Office
Office of Oil and Gas
WV Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304

Re: Frac Additives

Permitting Office:

As requested on the Well Permit Checklist, the CAS numbers are referenced for all submitted permits on WW-6B, page, 1, and listed below:

- Water (7732-18-5)
- Sand (14808-60-7, 1344-28-1, 1309-37-1, 13463-67-7)
- Friction Reducer (64742-47-8)
- Scale Inhibitor (107-21-1, 111-46-6)
- Bacteria Prevention (111-30-8, 7173-51-5, 68424-85-1, 64-17-5)
- 15% Vol Acid (7647-01-0)
- Citric Acid (77-92-9)
- Guar Gum (9000-30-0)
- Corrosion Inhibitor (67-56-1, 107-19-7)
- Surfactant (111-76-2)

If you would have any questions concerning this matter, please feel free to contact our office at 304-933-3878 or my cell at 304-203-0665.

Sincerely,

Emily Potesta
Regulatory Agent

OPERATOR: Jay-Bee Oil & Gas, Inc. WELL NO: P2-S8

PAD NAME: P2

REVIEWED BY: Emily Potesta SIGNATURE: 

WELL RESTRICTIONS CHECKLIST

HORIZONTAL 6A WELL

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Well Restrictions

- ☒ At Least 100 Feet from Pad and LOD (including any E&S Control Feature) to any Perennial Stream, Lake, Pond, Reservoir or Wetland; OR
☐ DEP Waiver and Permit Conditions
- ☒ At Least 300 Feet from Pad and LOD (including any E&S Control Feature) to any Naturally Producing Trout Stream; OR
☐ DEP Waiver and Permit Conditions
- ☒ At Least 1000 Feet from Pad and LOD (including any E&S Control Feature) to any Groundwater Intake or Public Water Supply; OR
☐ DEP Waiver and Permit Conditions
- ☒ At Least 250 Feet from an Existing Water Well or Developed Spring to Well Being Drilled; OR
☐ Surface Owner Waiver and Recorded with County Clerk, OR
☐ DEP Variance and Permit Conditions
- ☒ At Least 625 Feet from an Occupied Dwelling Structure to Center of the Pad; OR
☐ Surface Owner Waiver and Recorded with County Clerk, OR
☐ DEP Variance and Permit Conditions
- ☒ At Least 625 Feet from Agricultural Buildings Larger than 2500 Square Feet to the Center of the Pad; OR
☐ Surface Owner Waiver and Recorded with County Clerk, OR
☐ DEP Variance and Permit Conditions

08/14/2026

AFFIDAVIT FILED PURSUANT TO
W. Va. CODE §§ 22-6-8 & 22-6A-5(a)(5)

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

STATE OF WEST VIRGINIA

COUNTY OF RITCHIE, to-wit:

Jonathan Morgan, Vice President of Jay-Bee Oil & Gas, Inc. and Jonathan Morgan, Vice President of JB Exploration I, LLC, being duly sworn, state as follows:

1. I, Jonathan Morgan, am the Vice President of the applicant, Jay-Bee Oil & Gas, Inc. In my capacity as Vice President, I am qualified and authorized to certify and verify the information set forth or referenced herein on behalf of the applicant.

2. I, Jonathan Morgan, am the Vice President of JB Exploration I, LLC, which holds the rights to extract, produce or market the oil or gas. In my capacity as Managing Member, I am qualified and authorized to certify and verify the information set forth or referenced herein on behalf of JB Exploration I, LLC.

3. We certify that we are authorized by the holders of the right to extract, produce or market the oil or gas, if not the applicant, to state that the applicant has the right to extract, produce or market the oil or gas pursuant to the leasing and other continuing contract information provided in the application(s) for wells P2-S7 and P2-S8 on Form WW-6A1.

4. In accordance with W.Va. Code § 22-6-8, we certify that we are authorized by the owner of the working interest in the well to state that it, with respect to leases containing flat well royalties, if any, shall tender to the owner of the oil or gas in place not less than one eighth of the total amount paid to or received by or allowed to the owner of the working interest at the wellhead for the oil or gas so extracted, produced or marketed before deducting the amount to be paid to or set aside for the owner of the oil or gas in place, on all such oil or gas to be extracted, produced or marketed from the well.

5. We certify under the penalty of law that we have personally examined and are familiar with the information contained and referenced herein and that, based on our inquiries of those individuals immediately responsible for obtaining the information, we believe that the information is true, accurate and complete. We are aware that there are significant penalties for submitting false information, including the possibility of fine or imprisonment.

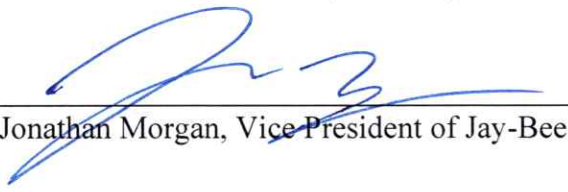
4707302653

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

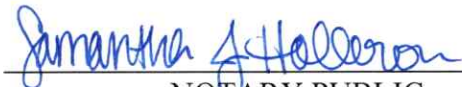
Further, affiants sayeth naught.

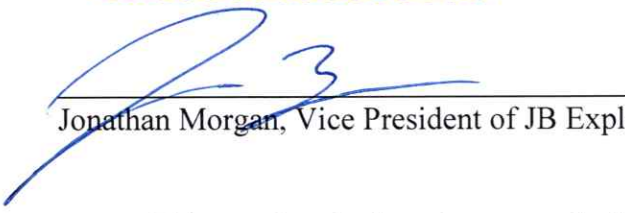

Jonathan Morgan, Vice President of Jay-Bee Oil & Gas, Inc.

Taken, subscribed, and sworn to before me, the undersigned Notary Public, this 31 day of Jan, 2025 by Jonathan Morgan, President of Jay-Bee Oil & Gas, Inc., on behalf of the corporation.

My commission expires: Sept 5, 2029.



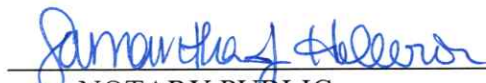

NOTARY PUBLIC


Jonathan Morgan, Vice President of JB Exploration I, LLC

Taken, subscribed, and sworn to before me, the undersigned Notary Public, this 31 day of Jan, 2025 by Jonathan Morgan, Vice President of JB Exploration I, LLC, on behalf of the company.

My commission expires: Sept 5, 2029.




NOTARY PUBLIC

OP-8
Rev. 1/12

BOND NUMBER 10000700

STATE OF WEST VIRGINIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
OFFICE OF OIL AND GAS
BLANKET BOND FOR OIL OR GAS WELLS,
LIQUID INJECTION WELLS OR WASTE DISPOSAL WELLS

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

KNOW ALL MEN BY THESE PRESENTS:

(1) That we, Jay-Sco Oil & Gas Inc.

(2) 3870 Shultz Hill Road, Cahn, WV 26027-0405

As Principal, and (3) Westchester Fire Insurance Company

(4) 400 Walnut Street, Philadelphia, PA 19106

a firm and/or a corporation authorized to do business in the State of West Virginia, as surety, are held and firmly bound unto the State of West Virginia in the just and full sum of (5) Two Hundred Fifty Thousand and 00/100 dollars (\$250,000.00) to the payment whereof well and truly to make, we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the above bound Principal in pursuance of the provisions of Chapter 22, Article 6 and/or 6A, of the Code of West Virginia, 1931, as amended, and the regulations promulgated thereunder, has made or intends to make application to the Chief of the Office of Oil and Gas, Department of Environmental Protection, the State of West Virginia for a permit to perform well work (as defined in Chapter 22, Article 6 and/or 6A), on oil or gas wells and/or liquid injection wells and/or waste disposal wells, or has acquired or purchased, or shall hereafter acquire or purchase such wells, or has been or shall be assigned operating responsibility for such wells located in West Virginia; and

WHEREAS, THE Obligor as a condition precedent to the issuance of such Permit or release of other obligation has required the Principal to furnish a SURETY BOND acceptable to the Obligor guaranteeing the performance of said provisions of Chapter 22, Article 6 or 6A, of the Code of West Virginia, 1931, as amended, and the regulations promulgated thereunder;

NOW THEREFORE, the condition of this obligation is such that if the Principal, its personal representatives, successors, heirs and assigns shall in performing well work (as defined in Chapter 22, Article 6 and/or 6A) or operating such wells shall furnish all reports, information and affidavits as may be required by the Department of Environmental Protection, Office of Oil and Gas, documenting that said wells have been plugged and abandoned in accordance with Chapter 22, Article 6, of the Code of West Virginia, 1931, as amended, and the regulations promulgated thereunder, then this obligation to be void, otherwise to remain in full force and effect.

This bond shall be effective from the (11) th day of August, 2016, until released by the Department of Environmental Protection.

IN WITNESS WHEREOF the said Principal has hereunder set his or its hand and affixed his or its seal, and the said surety has caused its corporate name to be signed hereto and its corporate seal to be hereunto affixed by its duly authorized officer or agent this instrument this (12) th day of August, 2016.

(15) Principal
Corporate Seal

(13) Jay-Sco Oil & Gas Inc.

(Principal)

(Seal)

(14) By: _____

(Title)

Must be President or V. President)

(16) Surety
Corporate Seal

(16) Westchester Fire Insurance Company

(Surety)

(Seal)

(17) By: Wickie Lacy

Wickie Lacy, Attorney-in-Fact

19) Countersigned: WA

(Resident West Virginia Agent)

(20) Address: _____

(21) Telephone: _____

08/14/2026

(REVERSE)

ACKNOWLEDGMENTS

Acknowledgment by Principal if Individual or Partnership

1. STATE OF _____
2. County of _____
3. I, _____, a Notary Public in and for the _____ to-wit: _____
4. county and state aforesaid, do hereby certify that _____ whose name is signed to the foregoing writing, has this day acknowledged the same before me in my said county.
5. Given under my hand this _____ day of _____ 20____
6. Notary Seal _____
7. _____
- (Notary Public)
8. My commission expires on the _____ day of _____ 20____

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Acknowledgment by Principal if Corporation or Limited Liability Company

9. STATE OF _____
10. County of _____
11. I, _____, a Notary Public in and for the _____ to-wit: _____
12. county and state aforesaid, do hereby certify that _____ who as _____ signed the foregoing writing for _____ has this day, in my said county, before me, acknowledged the said writing to be the act and deed of the said _____ a corporation/LLC, corp/LLC.
13. Given under my hand this _____ day of _____ 20____
14. Notary Seal _____
15. _____
- (Notary Public)
16. My commission expires on the _____ day of _____ 20____

Acknowledgment by Surety

17. STATE OF Texas
18. County of Harris
19. I, Nikole Jeannette, a Notary Public in and for the _____ to-wit: _____
20. county and state aforesaid, do hereby certify that Vickie Lacy _____
21. who as Attorney-in-Fact signed the foregoing writing for _____
22. Westchester Fire Insurance Company has this day, in my said county, before me, acknowledged the said writing to be the act and deed of the said _____ a corporation.
23. Given under my hand this 31st day of August 2015
24. Notary Seal _____
25. Nikole Jeannette
- (Notary Public)
26. My commission expires on the 19th day of April

Sufficiency in Form and Manner
Of Execution Approved

This _____ day of _____ 20____

Attorney General

By _____
(Assistant Attorney General)

08/14/2026

ACKNOWLEDGMENT PREPARATION INSTRUCTIONS

1. IF PRINCIPAL IS AN INDIVIDUAL OR PARTNERSHIP, HAVE NOTARY COMPLETE LINES (1) through (8).
2. IF PRINCIPAL IS A CORPORATION, HAVE NOTARY COMPLETE LINES (9) through (18).
3. SURETY MUST HAVE NOTARY COMPLETE LINES (19) through (28).
4. Notaries must:

ACKNOWLEDGMENT BY PRINCIPAL IF INDIVIDUAL OR PARTNERSHIP

1. Enter name of State.
2. Enter name of County.
3. Enter name of Notary Public witnessing transactions.
4. Enter name of Principal covered by bond if individual or partnership. (Must be Owner of Sole Proprietorship or General Partner of Partnership)
5. Notary enters date bond was witnessed. Must be the same as or later than signature date.
6. Affix Notary Seal.
7. Notary affixes his/her signature.
8. Notary enters commission expiration date.

ACKNOWLEDGMENT BY PRINCIPAL IF CORPORATION OR LIMITED LIABILITY COMPANY

9. Enter name of State.
10. Enter name of County.
11. Enter name of Notary Public witnessing transactions.
12. Enter name of Corporate or LLC Officer signing bond.
13. Enter Title of Officer signing bond. (Must be President or Vice President of Corporation; Manager or Managing Member of Limited Liability Company)
14. Enter name of Company or Corporation.
15. Notary enters date bond was witnessed. Must be the same as or later than signature date.
16. Affix Notary Seal.
17. Notary affixes his/her signature.
18. Notary enters commission expiration date.

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Environmental Protection

ACKNOWLEDGMENT BY SURETY

19. Enter name of State.
20. Enter name of County.
21. Enter name of Notary Public witnessing transactions.
22. Enter name of person having power of attorney to bind Surety Company.
23. Enter Title of person binding Surety Company.
24. Enter name of Insurance Company (Surety).
25. Notary enters date bond was witnessed. Must be the same as or later than signature date.
26. Affix Notary Seal.
27. Notary affixes his/her signature.
28. Notary enters commission expiration date.

POWER OF ATTORNEY INSTRUCTIONS

Power of attorney for surety must be attached showing that it was in full force and effect on signature date indicated on the face of the bond. A raised corporate seal must also be affixed to the Power of Attorney form.

- a. Name of attorney in fact must be listed.
- b. Power of Attorney may not exceed imposed limitations.
- c. Certificate date, the signature date of bond must be entered.
- d. Signature of authorizing official must be affixed. (Signature may be facsimile).
- e. Raised seal must be affixed.

Know all men by these presents, That **WESTCHESTER FIRE INSURANCE COMPANY**, a corporation of the Commonwealth of Pennsylvania pursuant to the following Resolution, adopted by the Board of Directors of the said Company on December 11, 2006, do hereby certify, to wit:

Each of the Chairman, the President and the Vice President of the Company is hereby authorized to execute any Written Commitment for and on behalf of the Company, under the seal of the Company or otherwise.

1. The power and authority to execute, for and on behalf of the Company, under the seal of the Company, any and all written Commitments, which specification may be by general type or class of Written Commitments or by specification of one or more particular Written Commitments.

The signature of my officer or other person approving any Written Commitment or appointment or delegation pursuant to this Resolution, and the seal of the
 Written Commitment or unless appointed or delegated.

IN WITNESS WHEREOF, we the undersigned, the lawful officers and directors of said Company, have hereunto set our hands and caused the Corporate seal of the said Fire Insurance Company to be hereunto affixed this 22 day of January 1915.

WESTCHESTER FIRE INSURANCE COMPANY

Stephen M. Sturdy, Vice-President

On this 22 day of January, AD. 2015 before me, a Notary Public of the Commonwealth of Pennsylvania in and for the County of Philadelphia came Stephen M. Hancey, Vice-President of the WESTCHESTER FIRE INSURANCE COMPANY to me personally known to be the individual and officer who executed the foregoing instrument, and he acknowledged that he executed the same, and that the seal affixed to the foregoing instrument is the corporate seal of said Company, that the contents thereof are true and his signature was duly subscribed by the authorized signatory of said Corporation, and that the execution of said instrument is now being returned to him in full compliance with the terms of the assignment of the rights of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at the City of Indianapolis the day and year first above written.

When the thing is a commodity and a commodity, it is a commodity and a commodity.

In witness whereof, I have hereunto subscribed my name as Assistant Secretary, and affixed the corporate seal of the Corporation, this

31st August, 2015

THIS POWER OF ATTORNEY MAY NOT BE USED TO EXECUTE ANY BOND WITH AN INCEPTION DATE AFTER January 22, 2017.

4707302653



Jay-Bee Oil & Gas, Inc.
429 Simonton Rd.
Ellenboro, WV 26346

February 23, 2026

Permitting Office
Office of Oil and Gas
WV Department of Environmental Protection
601 57th St. SE
Charleston, WV 25304

RECEIVED
Office of Oil and Gas

FEB 25 2026

WV Department of
Environmental Protection

Re: P2 Pad Flood Zone

Permitting Office:

As you know, we have applied for a well permit for the P2 Pad in Pleasants County, West Virginia. This letter serves as notification to alert you that the proposed well pad site is not located in a flood zone, according to the West Virginia flood plain tool. I am working with the Pleasants County Floodplain Manager and will forward any material that arises from this project.

If you would have any questions concerning this matter, please feel free to contact our office at 304-933-3878 or my cell at 304-203-0665.

Sincerely,

Emily Potesta
Regulatory Agent

08/14/2026