

# **MANZEK LAND COMPANY – WARREN TOWNSHIP**

**LOCATION:** Southside of Newman Road, Warren Township, Bradford County, PA

**PARCEL:** 56-39-89 = 10.6 acres + 56.39-88 = 10.5 acres; Deed 200709289

**SIZE:** 10.6 acres + 10.5 acres = 21.10 acres

**LAND TYPE:** Both parcels are woodland with frontage on year round maintained Newman Road. Parcel 89 has a one-room cabin with minimal furnishings; no electric or well or septic system installed.

**OIL & GAS LEASE:** Leased to Talisman Energy, USA

**POOLED & UNITIZATION:**  
Parts of parcels have been pooled & unitized into the Talisman Energy, USA, Dewing Production Unit where 5 horizontal wells have been drilled & a pipeline is in place. 26 wells drilled or permitted in Warren Township.

**STATUS:** The Dewing 1-H Well was recently put online, others waiting hook-up.

**GEOLOGIC SUMMARY:** Prepared by Zaengle Geoscience, LLC: Don Zaengle: Geologist (attached)

**TIMBER REPORT:** Timber Report not yet completed

**REAL ESTATE TAXES:** Assessment: \$11,050  
Annual Real Estate Taxes: \$391.58 (T&C: \$119.77 + School: \$271.81)  
Clean & Green: NO

**SUMMARY:** Well located wooded parcels adjoining with small basic hunting cabin. Located in the Talisman Dewing Production Unit.