

GRAZING LEASE FOR DENNIS RANCH, OWNER TERRY DENNIS

2455 County Road 2699, Lometa Texas, 76853

Lease to Jim Myers, 1182 County Road 2600, Lometa, Texas 76853

Total Ranch Size – 666.5 acres

Total Lease = 644.5 acres

Portion not leased – 22 acres, including ranch house trap and east pasture food plot

The new lease cost is \$5,156.00 per year beginning on January 1, 2024 through December 31, 2024, to be paid January 1, 2024.

Cattle only

Fence and water gap repairs will be the responsibility of Myers

Calves will be counted as a separate unit of stock at 7 months

Debris, such as binding twine, feed sacks or baling wire is not to be left in pasture

Stock that escapes onto roads or adjoining property is the responsibility of Myers

Myers is to use the pasture roads whenever possible, as opposed to driving in the pasture

Cattle to be treated for ticks and flies often enough to prevent a nuisance

No hunting privileges of any kind are included in this lease

Dead stock will be removed to a location remote from the ranch house or any stock tank on the ranch

Landowner is to be informed if anyone other than Myers to be on the ranch without Myers

Landowner may terminate this lease at any time without cause, however. If such termination occurs Myers will be provided 30 days notice, and landowner will refund any unused portion of the annual lease amount. Starting after the 30 day notice

Landowner: Shirley D. Dennis

Shirley D. Dennis Date 12/14/23

Lessee: Jim Myers

Jim Myers Date

12-7-23