



## **Selling oil and gas lease in continental United States**

### **Mineral Rights**

It is important to do reasonable research into regulations and laws that govern “mineral rights” especially if a person intends to sell oil and gas leases. The right to land as well as the minerals it contains is granted to the property owner by the United States, which means that the state also has the rights to the minerals or natural gases present underneath the land owned by a person. Therefore, the laws of the individual state administer the selling and transferring of those minerals. Selling oil and gas leases imply that you are selling every right of oil and gases found underneath. While it might sound very technical on paper, it is a fairly simple process involving the property owner of the property and the lessee offering a sum of money for those oil and gases

### **Selling oil and gas leases**

Selling oil and gas leases are dependent on the state and the property owner. The lessee is normally unaware of the type and amount of natural gas or oil held by the land therefore most of the times; they pay a leasing fee for the land instead of purchasing it. It is up to the lessee to perform various tests in order to find out the amount and type of minerals including whether it is possible to mine and use those minerals or not. Nevertheless the property owner enjoys the benefit in shape of lease payment as well as a likely “signing bonus” for using the property. In case the land is found to have abundant oil and natural gases which can also be extracted and make use of, then additionally the lessee can expand the lease providing payment to the land owner. Conversely if the land comes out to be of no use or less profitable to the lessee as expected, in that case it is upon the lessee to let the lease terminate and not renew further.

There is another aspect where the land comes out to be rich in natural oil and gas and therefore the lessee chooses to extort a large quantity of these minerals. So in that case the landowner gets the payment depending on the amount of minerals that has been extorted. This can also be referred as a share in profit for the landowner for the amount of minerals taken out from his land. There is an approximate number of 4000 natural gas and oil platforms in use in US waters according to EPA i.e. Environmental Protection Agency. They provide 65% of overall energy to US; natural gas and oil combined.

To put oil and gas leases on the market, you need to completely understand the legal implications for the process and realize that they rely on individual property, quantity of minerals found underneath, as well as lessee's wish for extracting the minerals available.

If you want to assess your oil and gas lease to capitalize on your asset withdrawal, then Uni Royalties Ltd is the primary source. It specializes in quick evaluation as well as dispensation of your investment leases for oil and gas and also gives you the ultimate solution working on your behalf as an investor. So if you are planning on selling oil and gas leases you should certainly seek assistance from this company. <http://oilroyaltybuyer.weebly.com/>

