

WELD COUNTY LARGE-TRACT OIL AND GAS LEASE

Containing 80.0 acres, more or less:
Containing 80.0 net mineral acres, more or less:

THIS LEASE AGREEMENT, dated this 20th day of April, 2015, made and entered into by and between WELD COUNTY, COLORADO, a political subdivision of the STATE OF COLORADO, acting by and through the BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WELD, for its respective interests, c/o BOARD OF COUNTY COMMISSIONERS, 1150 O STREET, P.O. BOX 758, GREELEY, CO 80632, hereinafter called Lessor, and:

BONANZA CREEK ENERGY OPERATING COMPANY, LLC

*410 17th St. Suite 1400
Denver, CO 80202*

hereinafter called Lessee:

WITNESSETH

WHEREAS, said Lessee has applied to Lessor for an oil and gas lease covering the land herein described, and has paid a filing fee in the amount of [REDACTED], plus a bonus consideration of [REDACTED] per mineral acre, fixed by Lessor as an additional consideration for the granting of this lease, and Lessee agrees to pay an annual rental of \$ [REDACTED], computed at the rate of [REDACTED] per mineral acre or fraction thereof per year, and the following consideration:

WHEREAS, all the requirements relative to said application have been duly complied with and said application has been approved and allowed by Lessor;

THEREFORE, in consideration of the agreements herein, on the part of Lessee to be paid, kept and performed, Lessor does lease exclusively to Lessee for the sole and only purpose of drilling for, development of and production of oil and gas, or either of them, thereon and therefrom with the right to own all oil and gas so produced and saved therefrom and not reserved as royalty by Lessor under the terms of this lease, together with rights-of-way, easements and servitudes for pipelines, telephone and telegraph lines, tanks and fixtures for producing and caring for such product, and housing and boarding employees, and any and all rights and privileges necessary for the exploration and operation of said land for oil and gas, the following described land situated in the County of Weld, State of Colorado, and more particularly described as follows:

<u>SECTION</u>	<u>TOWNSHIP</u>	<u>RANGE</u>
10	3N	63W

DESCRIPTION OF LAND (attach exhibit if additional space is required)

E1/2 NE1/4

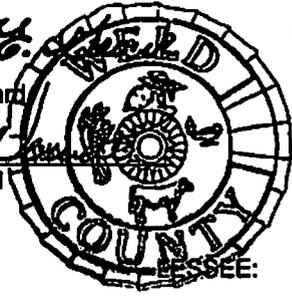
TO HAVE AND TO HOLD said land, and all the rights and privileges granted hereunder to Lessee until the hour of twelve o'clock noon on the 20th day of April, 2018, as primary term, and so long thereafter as oil and gas, or either of them, is produced in paying quantities from said land or Lessee is diligently engaged in bona fide drilling or reworking operations on said land, subject to the terms and conditions herein. Drilling or reworking operations shall be deemed to be diligently performed if there is



*2015-1093
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IN WITNESS WHEREOF, Lessor has hereunto signed and caused its name to be signed by the CHAIR, BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WELD, with the seal of the office affixed, and Lessee has signed this agreement, the day and year first above written.

ATTEST: Esther G. [Signature]
Weld County Clerk to the Board
By: [Signature]
Deputy Clerk to the Board



LESSOR:
BOARD OF COUNTY COMMISSIONERS
WELD COUNTY, COLORADO
By: [Signature]
Chair, Board of County Commissioners
APR 20 2015

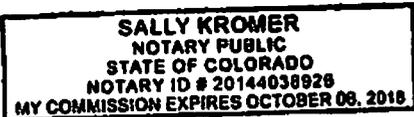
BONANZA CREEK ENERGY OPERATING COMPANY, LLC
Company Name
[Signature]
Signature
CURT MOORE, VICE PRESIDENT - LAND
Printed Name and Title

NGF

STATE OF Colorado
COUNTY OF Denver) ss

The foregoing instrument was acknowledged before me this 16 day of April, 2015, by Curt Moore.

Witness my hand and official seal.
[Signature]
Notary Public



My Commission Expires: 10-08-2018

LESSEE: (second signature if applicable)

Company Name

Signature

Printed Name and Title