FORENSIC MINERAL AUDITING FOR ROYALTY OWNERS

Shannon Springs, LLC

Mineral interest audits for trustees, CPAs, family offices, estate attorneys, and mineral owners

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How independent reconciliation works

What you provide | what we organize | what you receive | ongoing surveillance | where you stay in control

1 Intake

Send what you have - operator mail, deeds, leases, check stubs, division orders, and probate exhibits. No pre-sorting required. After engagement, materials go through secure intake (never via the public website). We scan, index, and organize documentation matched to wells, legal descriptions, and operators.

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2 Parse & match

Remittances and supporting records are normalized and matched to your lease registry - operator, well, net revenue interest, and deduction rules on file.

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3 Forensic audit

Independent reconciliation against lease terms and public regulatory records - post-production deductions, affiliate gas pricing, severance and withholding, and spacing / pooling flags. Findings separated from operator narrative.

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4 Sealed workpapers

Forensic audit report, evidence appendix, and password-protected package for counsel or operator inquiry.

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5 Advisor Review

One-page summary for the trust or family file - exposure breakdown, recommended actions, and cumulative pattern when prior remittances are on file.

OPTIONAL WHITE-LABEL UNDER YOUR FIRM NAME

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6 Advisor approval gate

Sample letters and operator contact messages **only after your explicit sign-off**. You may copy into your own email - nothing is sent from Shannon Springs without your approval.

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7 Managing lease offers

When a landman lease or amendment arrives, we score proposed terms against market benchmarks and help draft a counter-offer - a separate, fee-based service from remittance audits.

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8 Field activity monitoring

For engaged inventories, we monitor permits, pooling orders, and production in your sections - including nearby and horizontal wells. **Monthly monitoring requires a completed initial audit** per enrolled well. When activity may affect royalties, we notify you; you may authorize a triggered full audit (priced separately).

Operator demand / inquiry
Draft staged for your review and approval before delivery.

File for trust records
Advisor Review + sealed package retained for beneficiary and counsel.

Asset recovery and administrative management: When reconciliation identifies recoverable exposure, a separate engagement letter covers professional auditing, documentation, and administrative support to help you reclaim your own property - not a finder's fee. Success-based professional service fees, when offered, are subject to applicable state caps (Oklahoma maximum 25% under 60 O.S. Sec. 674.1).