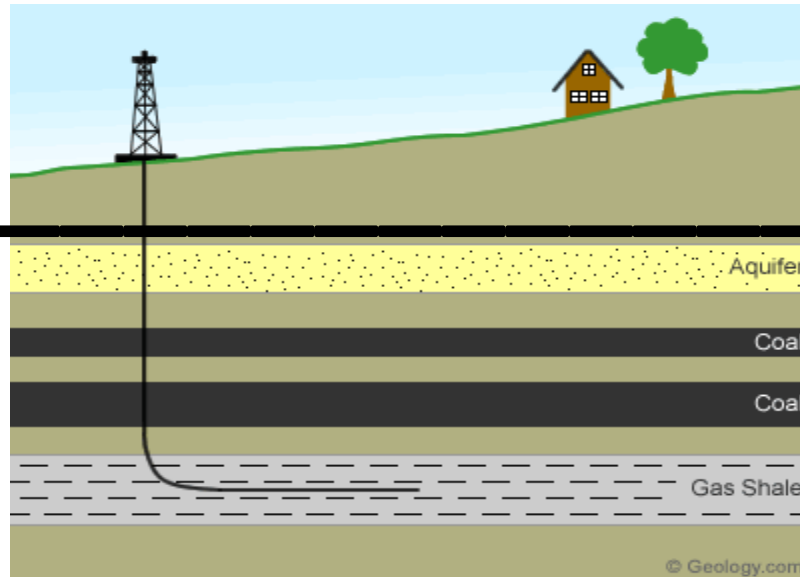


# SPLIT



# ESTATES

# What is a split (or severed) estate?

- **“Split Estate** - The concept of Split Estate dates back to English law, which reserved the mineral rights of all land, public and private to the king. Over time, Split Estate has come to be defined as a situation in which a property owner is not the same party who owns the rights to extract minerals from underneath the property. In fact, especially in the Western states, surface owners rarely own their mineral rights, and the party who does own them, is entitled to extract them, even if the surface owner doesn't want them to.”

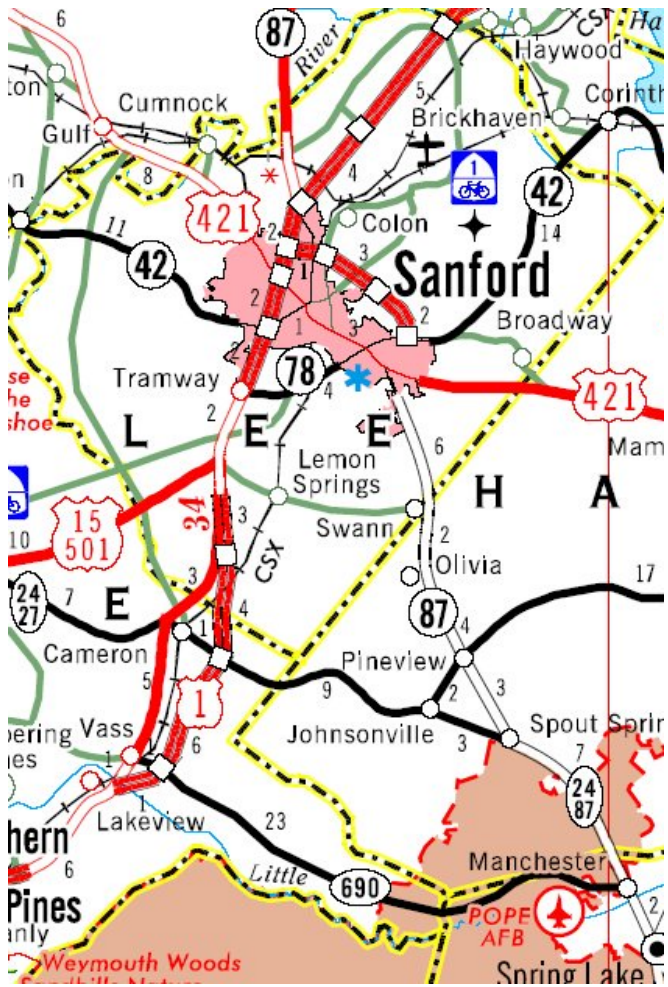
<http://www.splitestate.com/fracking.html>

***It is estimated that there are Over 7000 acres of Split Estates in Lee County***

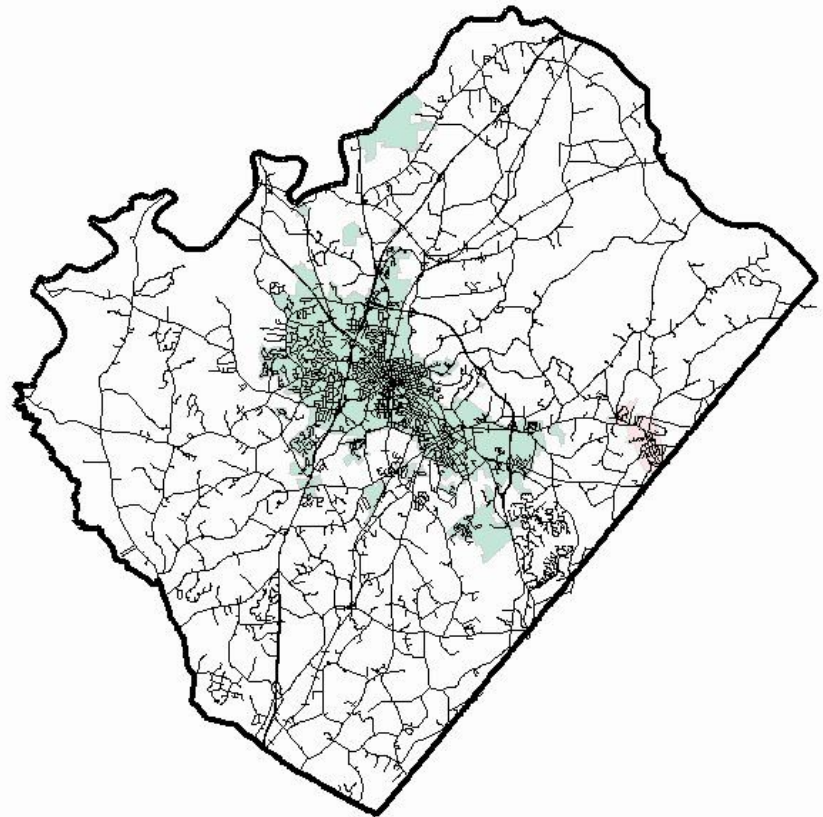
# What protections do citizens with split estates have?

At this time there are essentially no laws regulating severed estates and the treatment of surface owners.



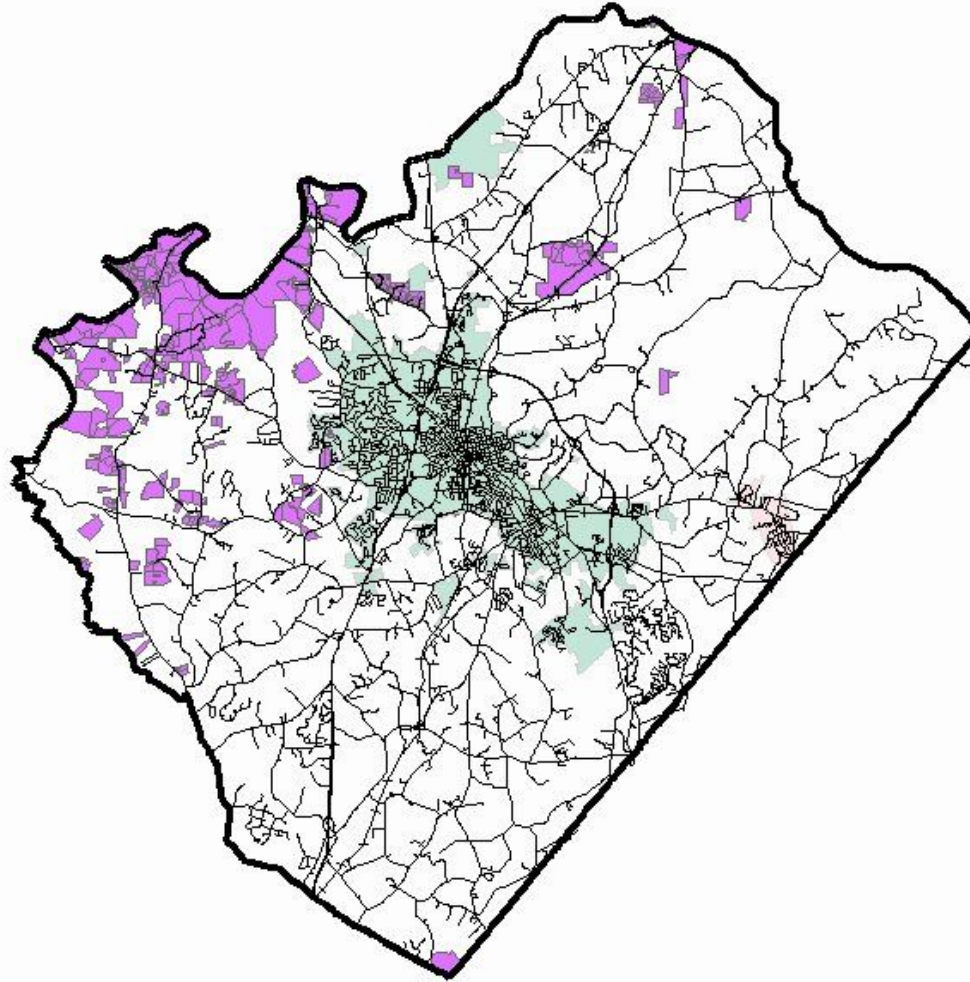


Lee County NC Road Map from NC DOT



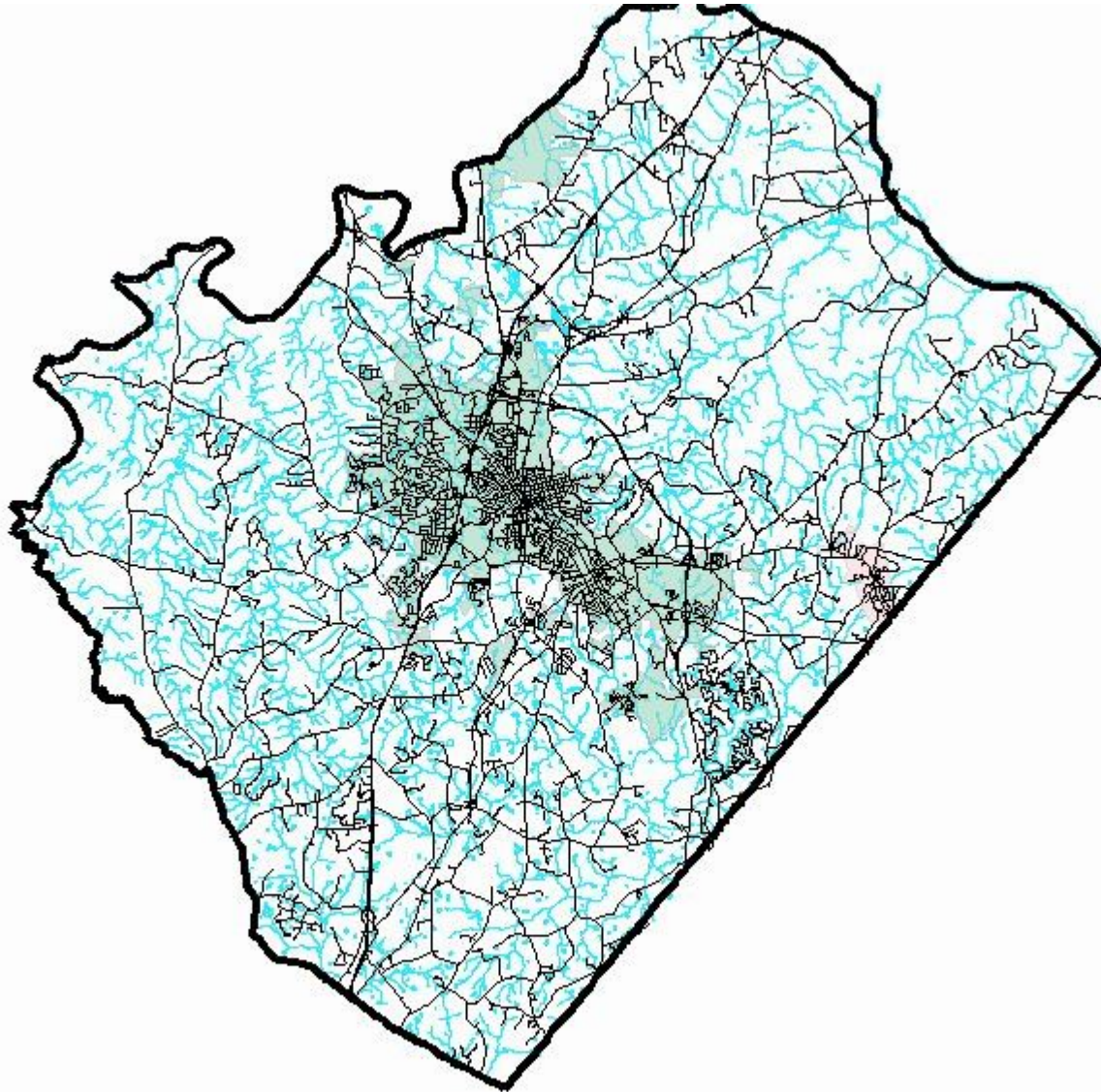
Lee County NC Map from Lee County GIS Strategic Services

# Do You Own Your Mineral Rights?

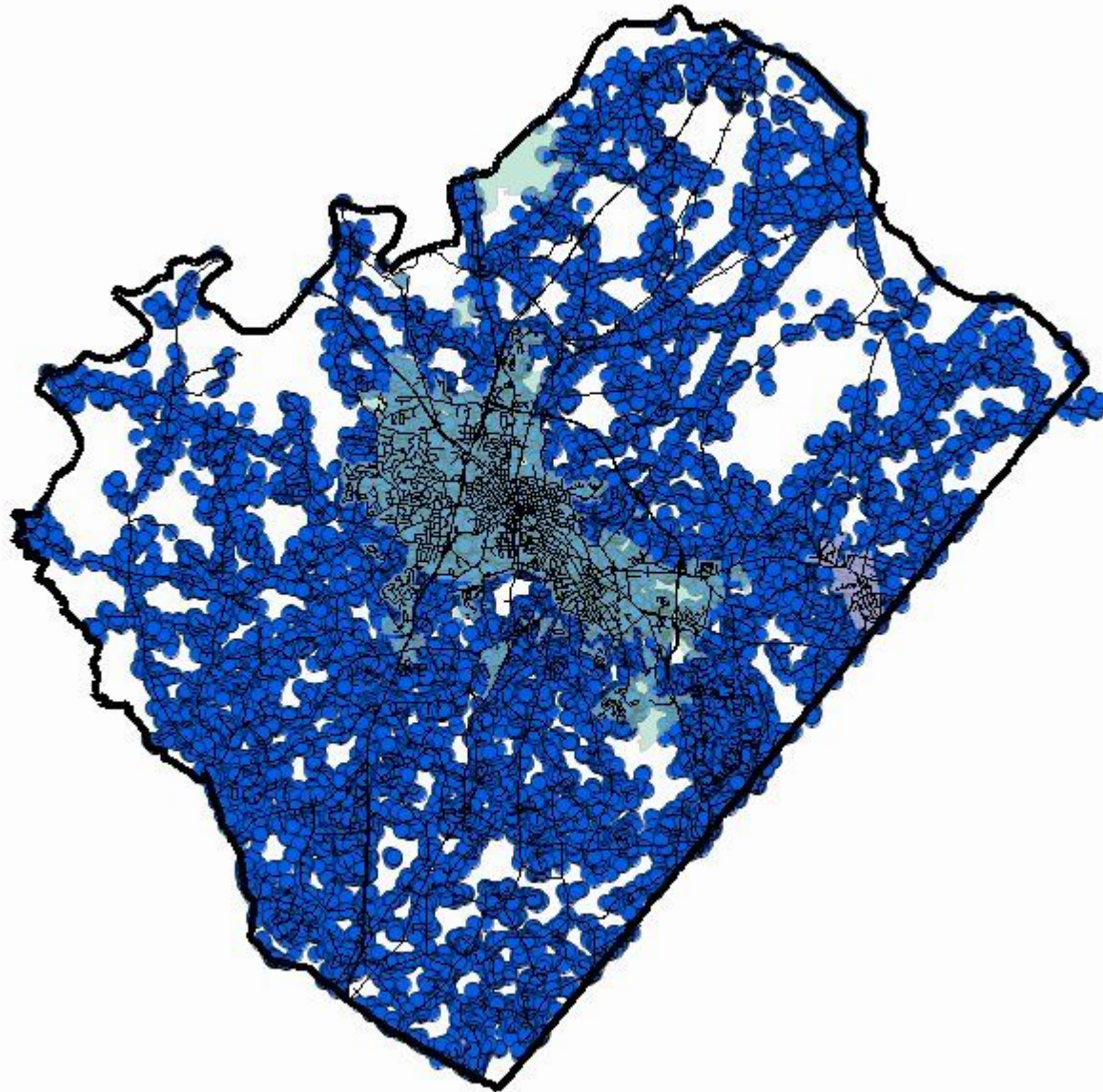


**Map of Lee County NC Showing Leased Land from Lee County GIS Strategic Services**



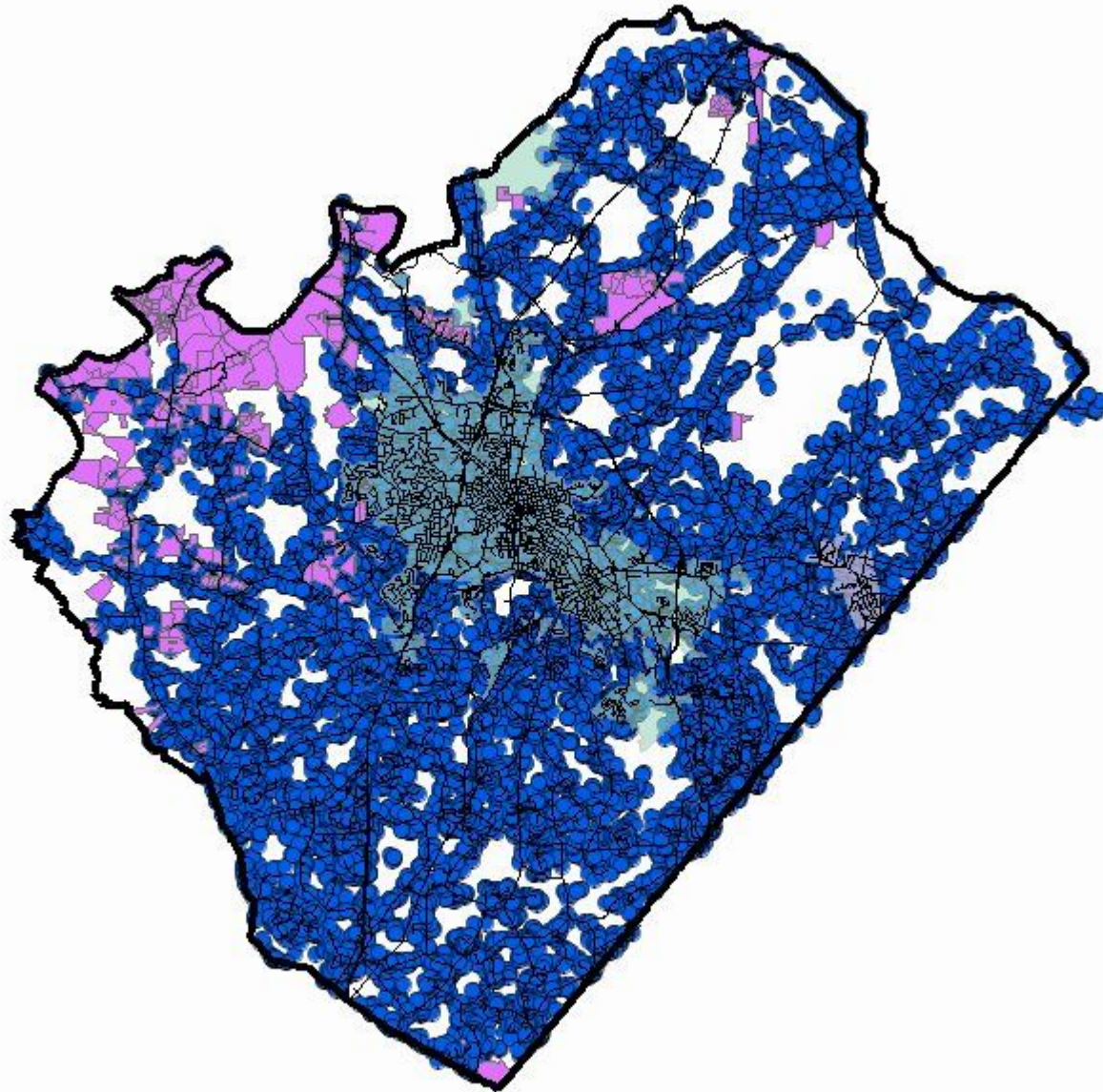


Map of Lee County NC Showing the Hydrography from Lee County GIS Strategic Services



**Map of Lee County Showing Residential Properties from Lee County GIS Strategic Services**



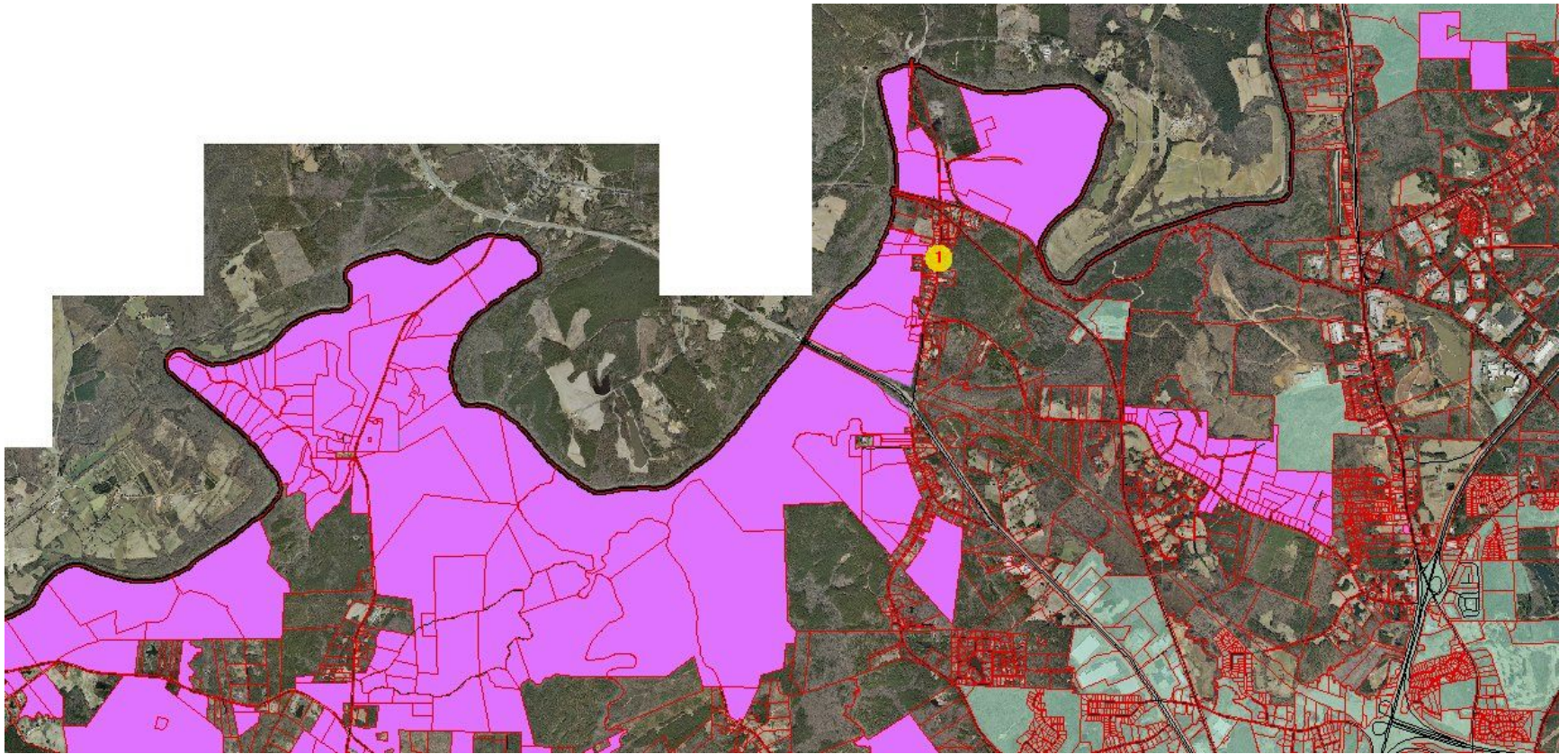


**Map of Lee County Showing NC Residential Property Overlaid With Leased Land from Lee County GIS Strategic Systems**

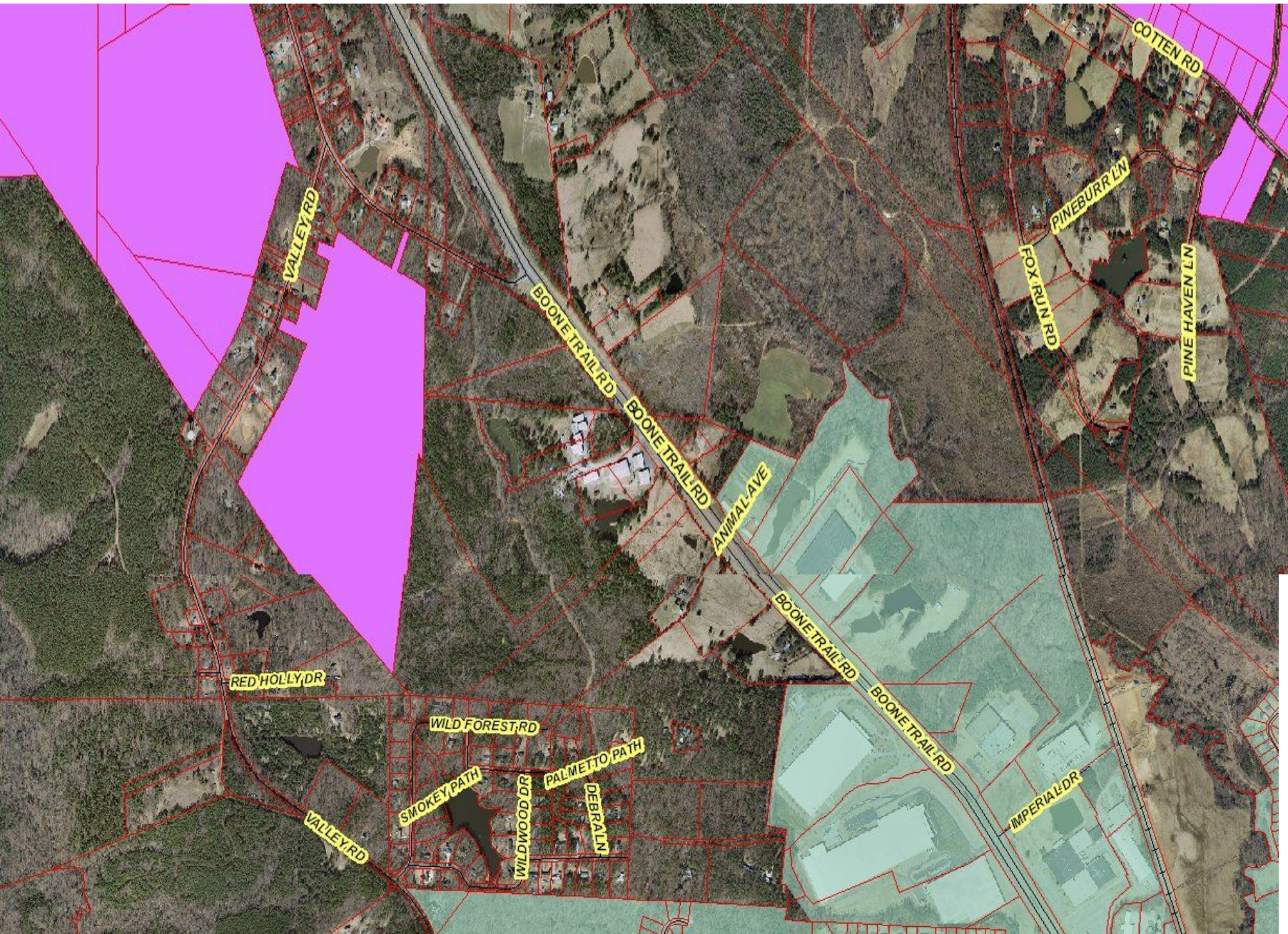


# Close ups of some of the leased mineral rights in Lee County NC

*The red "1" in the yellow dot is 957 Cumnock Rd*









# How do I find out who owns my mineral rights?

Contact your register of deeds for assistance

**Mollie A. McInnis**  
Lee County Register Of Deed  
Lee County Courthouse  
1408 S. Horner Blvd  
P.O. Box 2040  
Sanford, NC 27330  
8:00am - 5:00pm Mon - Fri  
**(919)718-4585**

Remote search site: <http://www.leencrod.org/>

# How do I find out who owns my mineral rights? *(continued)*

Contact Lee County GIS Strategic Services

Don Kovasckitz Director

[dkovasckitz@leecountync.gov](mailto:dkovasckitz@leecountync.gov)

Summit Building  
408 Summit Drive  
Sanford, NC 27330

[Link to interactive map](#)



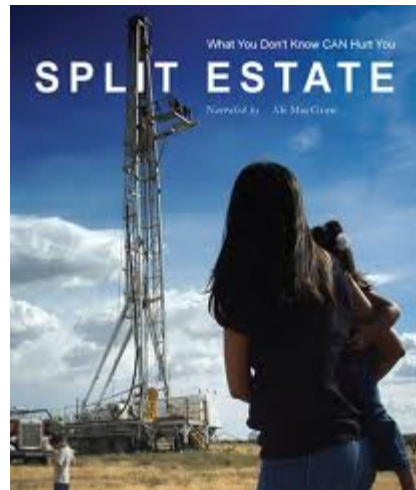
# OR you could contact a lawyer...

You could start with a simple title search, but complex mineral deed searches can be quite expensive



Thank you for your attention!

The movie Split Estate is a very powerful film. It is available on Netflix, I also have a copy and can arrange a showing for your group if you are interested.



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