

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE SOUTHERN DISTRICT OF TEXAS  
HOUSTON DIVISION**

<b>In re:</b>  <b>PARADOX RESOURCES, LLC, <i>et al.</i>,</b>  <b>Debtors.<sup>1</sup></b>	§ § § § § §	<b>Case No. 23-90558</b>  <b>Chapter 11</b>  <b>(Jointly Administered)</b>
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**GLOBAL NOTES REGARDING DEBTORS' SCHEDULES OF ASSETS  
AND LIABILITIES AND STATEMENTS OF FINANCIAL AFFAIRS**

The Schedules of Assets and Liabilities (the “Schedules”) and the Statements of Financial Affairs (the “Statements,” and collectively with the Schedules, the “Schedules and Statements”) filed by Paradox Resources, LLC (“Paradox Resources”), Paradox Midstream, LLC (“Paradox Midstream”), Paradox Upstream (“Paradox Upstream”), Capital Commercial Development, Inc. (“CCD”), Neuhaus Barrett Investments, LLC (“NBI”), Four Corners Energy, LLC (“FCE”), and Four Corners Pipeline, LLC (“FCP” and together with Paradox Resources, Paradox Midstream, Paradox Upstream, CCD, NBI, and FCE, collectively referred to hereinafter as the “Debtors”), in the United States Bankruptcy Court for the Southern District of Texas, Houston Division (the “Bankruptcy Court”), were prepared pursuant to section 521 of title 11 of the United States Code and Rule 1007 of the Federal Rules of Bankruptcy Procedure by management of the Debtors and are unaudited. While Debtors’ management has made every reasonable effort to ensure that the Schedules and Statements are accurate and complete, based upon information that was available to them at the time of preparation, the subsequent receipt of information may result in material changes to the financial data and other information contained therein. The Debtors reserve the right to amend the Schedules and Statements from time to time as may be necessary or appropriate. These Global Notes regarding Debtors’ Schedules and Statements (the “Global Notes”) are incorporated by reference in, and comprise an integral part of, the Schedules and Statements, and should be referred to and reviewed in connection with any review of the Schedules and Statements.

**The Schedules and Statements and Global Notes should not be relied upon by any person for information relating to current or future financial conditions, events or performance of any of the Debtors.**

1. Reservation of Rights. The Schedules and Statements are unaudited. Accordingly, although current management has made reasonable efforts to ensure that the Schedules and Statements are accurate and complete based on information that was available to them at the time of preparation, subsequent information or discovery may result in material changes to one or more

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<sup>1</sup> The debtors and debtors in possession in these chapter 11 cases, along with the last four digits of their respective Employer Identification Numbers, are as follows: Paradox Resources, LLC (7152); Paradox Midstream, LLC (2127); Paradox Upstream, LLC (0256); Capital Commercial Development, Inc. (3124); Neuhaus Barrett Investments, LLC (5529); Four Corners Energy, LLC (8159); and Four Corners Pipeline, LLC (8748). The Debtors’ service address is: 500 Dallas Street, Suite 1600, Houston, Texas 77002.

of the Schedules and Statements; indeed, inadvertent errors, omissions or inaccuracies may exist. Moreover, because the Schedules and Statements contain unaudited information, there can be no assurance that the Schedules and Statements are wholly accurate and complete. The Debtors reserve the right to amend and/or supplement any and all of the Schedules and Statements from time to time as they deem necessary or appropriate.

The Debtors' attorneys and financial advisors do not guarantee or warrant the accuracy or completeness of the data that is provided herein and shall not be liable for any loss or injury arising out of or caused in whole or in part by the acts, errors or omissions, whether negligent or otherwise, in procuring, compiling, collecting, interpreting, reporting, communicating, or delivering the information contained herein. The Debtors' attorneys and financial advisors expressly do not undertake any obligation to revise the information provided herein, or to notify any third party should the information be revised. In no event shall the Debtors' attorneys and financial advisors be liable to any third party for any direct, indirect, incidental, consequential, or special damages (including damages arising from the disallowance of a potential claim against the Debtors), whether foreseeable or not and however caused.

The Schedules and Statements have been signed by Douglas J. Brickley, the Debtors' Chief Restructuring Officer. In reviewing and signing the Schedules and Statements, Mr. Brickley necessarily relied upon the efforts, statements, and representations of the Debtors' management and other personnel. Mr. Brickley has not (and could not have) personally verified the accuracy of each such statement and representation, including statements and representations concerning amounts owed to creditors, classification of such amounts, and respective creditor classes.

2. Description of the Cases and "as of" Information Date. On May 22, 2023 (the "Petition Date"), the Debtors filed voluntary petitions for relief (the "Chapter 11 Cases") under Chapter 11, title 11 of the United States Code, 11 U.S.C. §§ 101 *et seq.* (as amended and modified, the "Bankruptcy Code") in the Bankruptcy Court. The Chapter 11 Cases are being jointly administered and no trustee or examiner has been appointed. The Debtors continue to operate their business as debtors-in-possession pursuant to sections 1107(a) and 1108 of the Bankruptcy Code. The "as of" information in the Schedules and Statements for all Debtors is May 22, 2023.

The Chapter 11 Cases have been procedurally consolidated for the purpose of joint administration by the Bankruptcy Court under Case No. 23-90558. Unless otherwise stated, asset and liability information is as of the Petition Date. Additionally, the Debtors have made every effort to allocate liabilities between the prepetition and post-petition periods based on the information and research that was conducted in connection with the preparation of the Schedules and Statements. As additional information becomes available to and further research is conducted by the Debtors, the Debtors' allocation of liabilities between prepetition and post-petition periods may change.

3. Basis of Presentation. The Schedules and Statements do not purport to represent financial statements prepared in accordance with Generally Accepted Accounting Principles ("GAAP").

4. Summary of Significant Reporting Policies. The following conventions were adopted by the Debtors in the preparation of the Schedules and Statements.

- a. Book Value. Unless otherwise noted, each asset and liability of the Debtors is shown on the basis of the net book value of the asset or liability in accordance with the Debtors' accounting records as of the Petition Date. Where DD&A schedules are not available, the asset is shown on the basis of book value. Unless otherwise noted, the Schedules reflect the carrying value of the assets and liabilities as listed in the Debtors' books and records and are not based upon any estimate of their current market values.
- b. Currency. All amounts are reflected in U.S. Dollars.
- c. Debtors' Consolidated Cash Management System. The Debtors utilize a central and consolidated cash management system, which consists of multiple bank accounts at Washington Federal Bank and Wells Fargo Bank, N.A. (collectively, the "Banks"). The Debtors manage the cash within the cash management system by transferring funds among bank accounts as needed based on cash receipts and disbursements.
- d. Payments Made within 90 Days Prior to the Petition Date. Payments made by the Debtors within 90 days prior to the Petition Date reflect all payments made to vendors or creditors within 90 days regardless of which Debtor was obligated to make payment.
- e. Transfers to Insiders within 1-year. The following persons have been identified as insiders and have received payments or benefits greater than the \$6,825 threshold within one year of the Petition Date: Blackstone Oil & Gas (Colorado) LLC; Todd A. Brooks; Nathaniel Grady; and J. Barrett. However, inclusion on or exclusion from the Schedules or Statements is not and shall not be construed as an admission or determination as to the legal status of any insider.
- f. Officers, Directors, Managing Members, General Partners, Members in Control, Controlling Shareholders. For preparation of the Schedules and Statements, all purported officers, directors, managing members, general partners, members in control, and controlling shareholders within one year of the Petition Date, regardless of legal status, have been included. However, inclusion on the Schedules or Statements is not and shall not be construed as an admission or determination as to the legal status of any board member.
- g. Accounts Receivable. Accounts receivable are reported on a gross basis with intercompany receivables and intercompany payables listed in Schedule A/B 11.77 and Schedule E/F, respectively.
- h. Prepayments. Prepayments include prepaid insurance and a prepayment agreement with Newpark Drilling Fluids LLC as of Petition Date. Prepayments are subject to impairment.
- i. Setoffs. The Debtors have not identified a list of parties that are currently applying Debtors' funds, without permission, against amounts currently owed by the Debtors.

- j. Real Property. The Debtors' books and records are lacking and/or incomplete. For example, the 640 acres of fee property for Paradox Upstream, LLC does not have an associated value recorded and therefore, the acreage value has been recorded as "Undetermined". In addition, the O&G Well Site asset value for Capital Commercial Development, Inc. is undetermined without a current produced reserve report and depletion schedule, therefore, the value has been estimated at book value of \$1,800,000. For known asset values, DD&A schedules are available.
- k. Causes of Action. The Debtors have not necessarily set forth all claims or causes of action against third parties as assets in the Schedules and Statements. The Debtors reserve all of their rights with respect to any such claims or causes of action they may have, and neither these Global Notes nor the Schedules and Statements shall be deemed a waiver of any such claims or causes of action.
- l. Secured Claims. Secured claim amounts have been listed on Schedule D without regard to the value of assets secured thereby. No attempt was made by the Debtors to estimate the fair market value as of the Petition Date of assets pledged pursuant to a secured obligation. Accordingly, deficiency claims of secured creditors were not listed on Schedule F and such omission is not an admission by the Debtors as to the sufficiency of collateral related to any secured claim listed on Schedule D. The descriptions provided in Schedule D are intended only to be a summary. Reference to the applicable loan agreements and related documents is necessary for a complete description of the collateral and the nature, extent and priority of any liens. Nothing in the Global Notes or the Schedules and Statements shall be deemed a modification or interpretation of the terms of such agreements.
- m. Priority Unsecured Claims. Priority unsecured claims related to taxes, certain debts owed to the government, wages, salaries, and commissions, and other non-lien claims have been placed under Schedule E of the applicable Debtor. The Debtors reserve all rights to dispute or challenge the amount of any such creditor's claim (or portion thereof) or the characterization of the structure of any such transaction or any document or instrument related to such creditor's claim.
- n. Nonpriority Unsecured Claims. Nonpriority unsecured claims related to general trade and other non-lien claims have been placed under Schedule F of the applicable Debtor. Numerous unpaid royalties have been designated as disputed as the Debtors are unaware parties and outstanding amounts, which is the result of the incomplete records that were provided to the Debtors when the Debtors' assets were originally acquired. The Debtors reserve all rights to dispute or challenge the amount of any such creditor's claim (or portion thereof) or the characterization of the structure of any such transaction or any document or instrument related to such creditor's claim. While reasonable efforts have been made, determination of the date upon which each claim in Schedule F was incurred or arose would be unduly burdensome and cost prohibitive, and therefore, the Debtors may not list a date for each claim listed on Schedule F.

- o. Health, Safety & Environment (“HSE”). Certain HSE obligations of the Debtors have not been reflected in the Debtors’ Schedules and Statements due to the contingent and unliquidated nature of these obligations.
- p. Executory Contracts. The business of the Debtors is complex. While every effort has been made to ensure the completeness and accuracy of the listing of executory contracts, inadvertent errors or omissions may have occurred. The Debtors hereby reserve all of their rights to dispute the validity, status, or enforceability of any contracts, agreements or leases set forth in Schedule G and to amend or supplement such Schedule as necessary. The contracts, agreements and leases listed on Schedule G may have expired, or been terminated, or may have been modified, amended, or supplemented from time to time by various amendments, restatements, waivers, estoppels certificates, letters and other documents, instruments and agreements which may not be listed therein. Certain of the real property leases listed on Schedule G may contain renewal options, guarantees of payments, options to purchase, rights of first refusal, rights to lease additional space and other miscellaneous rights. Such rights, powers, duties and obligations are not set forth on Schedule G. Certain of the executory agreements may not have been memorialized and could be subject to dispute. The presence of a contract or agreement on Schedule G does not constitute an admission that such contract or agreement is an executory contract or unexpired lease. Similarly, the absence of a contract or agreement on Schedule G does not constitute an admission that any other contract or agreement to which the Debtors are a party is not executory. Parties to executory contracts and unexpired leases were not listed on Schedule F, except where past due amounts were recorded in the Debtors’ accounts payable. The Debtors have not listed on Schedule F landlords and executory contract counterparties which may have claims related to contract/lease rejection or other damages. The Debtors reserve all of their rights, claims and causes of action with respect to the contracts and agreements listed on the Schedules, including the right to dispute or challenge the characterization or the structure of any transaction, document, or instrument.

5. Disputed, Contingent and/or Unliquidated Claims. Schedules D, E and F permit the Debtors to designate a claim as disputed, contingent and/or unliquidated. A failure to designate a claim on any of the Schedules as disputed, contingent and/or unliquidated does not constitute an admission that such claim is not subject to objection by the Debtors. The Debtors reserve the right to dispute, or assert offsets or defenses to, any claim reflected on the Schedules as to amount, liability or status.

6. Global Notes Control. In the event that the Schedules and Statements differ from the foregoing Global Notes, the Global Notes shall control.

**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206Sum

**Summary of Assets and Liabilities for Non-Individuals**

12/15

**Part 1: Summary of Assets****1. Schedule A/B: Assets—Real and Personal Property** (Official Form 206A/B)

<b>1a. Real property:</b> Copy line 88 from Schedule A/B .....	\$1,800,000.00
<b>1b. Total personal property:</b> Copy line 91A from Schedule A/B .....	\$18,062.30
<b>1c. Total of all property:</b> Copy line 92 from Schedule A/B .....	\$1,818,062.30

**Part 2: Summary of Liabilities**

<b>2. Schedule D: Creditors Who Have Claims Secured by Property</b> (Official Form 206D) Copy the total dollar amount listed in Column A, Amount of claim, from line 3 of Schedule D .....	\$36,460,568.87
<b>3. Schedule E/F: Creditors Who Have Unsecured Claims</b> (Official Form 206E/F)	
<b>3a. Total claim amounts of priority unsecured claims:</b> Copy the total claims from Part 1 from line 5a of Schedule E/F .....	\$0.00
<b>3b. Total amount of claims of nonpriority amount of unsecured claims:</b> Copy the total of the amount of claims from Part 2 from line 5b of Schedule E/F .....	+ \$62,755.57
<b>4. Total liabilities</b> Lines 2 + 3a + 3b .....	\$36,523,324.44

**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206A/B

**Schedule A/B: Assets — Real and Personal Property**

12/15

Disclose all property, real and personal, which the debtor owns or in which the debtor has any other legal, equitable, or future interest. Include all property in which the debtor holds rights and powers exercisable for the debtor's own benefit. Also include assets and properties which have no book value, such as fully depreciated assets or assets that were not capitalized. In Schedule A/B, list any executory contracts or unexpired leases. Also list them on Schedule G: Executory Contracts and Unexpired Leases (Official Form 206G).

Be as complete and accurate as possible. If more space is needed, attach a separate sheet to this form. At the top of any pages added, write the debtor's name and case number (if known). Also identify the form and line number to which the additional information applies. If an additional sheet is attached, include the amounts from the attachment in the total for the pertinent part.

For Part 1 through Part 11, list each asset under the appropriate category or attach separate supporting schedules, such as a fixed asset schedule or depreciation schedule, that gives the details for each asset in a particular category. List each asset only once. In valuing the debtor's interest, do not deduct the value of secured claims. See the instructions to understand the terms used in this form.

**Part 1: Cash and cash equivalents****1. Does the debtor have any cash or cash equivalents?**☐ No. Go to Part 2.☒ Yes. Fill in the information below**All cash or cash equivalents owned or controlled by the debtor****Current value of debtor's interest****2. Cash on hand**

2.1. \_\_\_\_\_ \$ \_\_\_\_\_

**3. Checking, savings, money market, or financial brokerage accounts (Identify all)**

Name of institution (bank or brokerage firm)	Type of account	Last 4 digits of account number	Current value of debtor's interest
3.1. WASHINGTON FEDERAL BANK 425 PIKE STREET SEATTLE WA 98101	CHECKING	1148	\$18,062.30

**4. Other cash equivalents (Identify all)**

Description	Name of institution	Type of account	Last 4 digits of account number	Current value of debtor's interest
4.1. _____	_____	_____	_____	\$ _____

**5. Total of part 1**

Add lines 2 through 4 (including amounts on any additional sheets). Copy the total to line 80.

\$18,062.30

**Part 2: Deposits and prepayments****6. Does the debtor have any deposits or prepayments?**☒ No. Go to Part 3.☐ Yes. Fill in the information below



Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****7. Deposits, including security deposits and utility deposits**

Description, including name of holder of deposit

Current value of  
debtor's interest

7.1. \_\_\_\_\_ \$ \_\_\_\_\_

**8. Prepayments, including prepayments on executory contracts, leases, insurance, taxes, and rent**

Description, including name of holder of prepayment

Current value of  
debtor's interest

8.1. \_\_\_\_\_ \$ \_\_\_\_\_

**9. Total of part 2**

Add lines 7 through 8. Copy the total to line 81.

\$0.00

**Part 3: Accounts receivable****10. Does the debtor have any accounts receivable?**☒ No. Go to Part 4.☐ Yes. Fill in the information below.Current value of  
debtor's interest**11. Accounts receivable**

Face amount

Doubtful or uncollectible  
accounts

11a. 90 days old or less: \$ \_\_\_\_\_ - \$ \_\_\_\_\_ = ..... → \$ \_\_\_\_\_

Face amount

Doubtful or uncollectible  
accounts

11b. Over 90 days old: \$ \_\_\_\_\_ - \$ \_\_\_\_\_ = ..... → \$ \_\_\_\_\_

**12. Total of part 3**

Current value on lines 11a + 11b = line 12. Copy the total to line 82.

\$0.00

**Part 4: Investments****13. Does the debtor own any investments?**☒ No. Go to Part 5.☐ Yes. Fill in the information below.Valuation method used  
for current valueCurrent value of  
debtor's interest**14. Mutual funds or publicly traded stocks not included in Part 1**

Name of fund or stock

14.1. \_\_\_\_\_ \$ \_\_\_\_\_

**15. Non-publicly traded stock and interests in incorporated and unincorporated businesses, including any interest in an LLC, partnership, or joint venture**

Name of entity

% of ownership

15.1. \_\_\_\_\_ % \_\_\_\_\_ \$ \_\_\_\_\_



Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****16. Government bonds, corporate bonds, and other negotiable and non-negotiable instruments not included in Part 1**

Describe

16.1. \_\_\_\_\_ \$ \_\_\_\_\_

**17. Total of part 4**

Add lines 14 through 16. Copy the total to line 83.

\$0.00

**Part 5: Inventory, excluding agriculture assets****18. Does the debtor own any inventory (excluding agriculture assets)?**☒ No. Go to Part 6.☐ Yes. Fill in the information below.

General description	Date of the last physical inventory	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
<b>19. Raw materials</b>				
19.1. _____	_____	\$ _____	_____	\$ _____
<b>20. Work in progress</b>				
20.1. _____	_____	\$ _____	_____	\$ _____
<b>21. Finished goods, including goods held for resale</b>				
21.1. _____	_____	\$ _____	_____	\$ _____
<b>22. Other inventory or supplies</b>				
22.1. _____	_____	\$ _____	_____	\$ _____
<b>23. Total of part 5</b>				\$0.00

Add lines 19 through 22. Copy the total to line 84.

**24. Is any of the property listed in Part 5 perishable?**☐ No☐ Yes**25. Has any of the property listed in Part 5 been purchased within 20 days before the bankruptcy was filed?**☐ No☐ Yes Book value: \$ \_\_\_\_\_ Valuation method: \_\_\_\_\_ Current value: \$ \_\_\_\_\_**26. Has any of the property listed in Part 5 been appraised by a professional within the last year?**☐ No☐ Yes**Part 6: Farming and fishing-related assets (other than titled motor vehicles and land)****27. Does the debtor own or lease any farming and fishing-related assets (other than titled motor vehicles and land)?**☒ No. Go to Part 7.☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
<b>28. Crops—either planted or harvested</b>			
28.1. _____	\$ _____	_____	\$ _____

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****29. Farm animals.** Examples: Livestock, poultry, farm-raised fish

29.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**30. Farm machinery and equipment** (Other than titled motor vehicles)

30.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**31. Farm and fishing supplies, chemicals, and feed**

31.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**32. Other farming and fishing-related property not already listed in Part 6**

32.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**33. Total of part 6**

Add lines 28 through 32. Copy the total to line 85.

\$0.00

**34. Is the debtor a member of an agricultural cooperative?**☐ No☐ Yes. Is any of the debtor's property stored at the cooperative?☐ No☐ Yes**35. Has any of the property listed in Part 6 been purchased within 20 days before the bankruptcy was filed?**☐ No☐ Yes Book value: \$ \_\_\_\_\_ Valuation method: \_\_\_\_\_ Current value: \$ \_\_\_\_\_**36. Is a depreciation schedule available for any of the property listed in Part 6?**☐ No☐ Yes**37. Has any of the property listed in Part 6 been appraised by a professional within the last year?**☐ No☐ Yes**Part 7: Office furniture, fixtures, and equipment; and collectibles****38. Does the debtor own or lease any office furniture, fixtures, equipment, or collectibles?**☒ No. Go to Part 8.☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
<b>39. Office furniture</b>			
39.1. _____	\$ _____	_____	\$ _____
<b>40. Office fixtures</b>			
40.1. _____	\$ _____	_____	\$ _____
<b>41. Office equipment, including all computer equipment and communication systems equipment and software</b>			
	Net book value of debtor's interest	Valuation method used for current value	Current value of debtor's interest
41.1. _____	\$ _____	_____	\$ _____

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561**

- 42. Collectibles.** Examples: Antiques and figurines; paintings, prints, or other artwork; books, pictures, or other art objects; china and crystal; stamp, coin, or baseball card collections; other collections, memorabilia, or collectibles

42.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**43. Total of part 7**

Add lines 39 through 42. Copy the total to line 86.

\$0.00

**44. Is a depreciation schedule available for any of the property listed in Part 7?**

- ☐ No  
☐ Yes

**45. Has any of the property listed in Part 7 been appraised by a professional within the last year?**

- ☐ No  
☐ Yes

**Part 8: Machinery, equipment, and vehicles****46. Does the debtor own or lease any machinery, equipment, or vehicles?**

- ☒ No. Go to Part 9.  
☐ Yes. Fill in the information below.

**General description**

Include year, make, model, and identification numbers (i.e., VIN, HIN, or N-number)

**Net book value of debtor's interest (Where available)**  
 (Where available)

**Valuation method used for current value**

**Current value of debtor's interest**

**47. Automobiles, vans, trucks, motorcycles, trailers, and titled farm vehicles**

47.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**48. Watercraft, trailers, motors, and related accessories.** Examples: Boats, trailers, motors, floating homes, personal watercraft, and fishing vessels

48.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**49. Aircraft and accessories**

49.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**50. Other machinery, fixtures, and equipment (excluding farm machinery and equipment)**

50.1. \_\_\_\_\_ \$ \_\_\_\_\_ \$ \_\_\_\_\_

**51. Total of part 8**

Add lines 47 through 50. Copy the total to line 87.

\$0.00

**52. Is a depreciation schedule available for any of the property listed in Part 8?**

- ☐ No  
☐ Yes

**53. Has any of the property listed in Part 8 been appraised by a professional within the last year?**

- ☐ No  
☐ Yes

**Part 9: Real property****54. Does the debtor own or lease any real property?**

- ☐ No. Go to Part 10.  
☒ Yes. Fill in the information below.

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561**

	Description and location of property Include street address or other description such as Assessor Parcel Number (APN), and type of property (for example, acreage, factory, warehouse, apartment or office building), if available.	Nature and extent of debtor's interest in property	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
<b>55. Any building, other improved real estate, or land which the debtor owns or in which the debtor has an interest</b>					
55.1.	_____	O&G WELL SITE	UNKNOWN	Book Value	\$1,800,000.00
	_____				
	500 DALLAS STREET HOUSTON TX 77002				
55.2.	SEE, ATTACHMENT 1 - SCHEDULES PART 9, NO. 55 AND G - CCD JV UNITS AND WELLBORE SCHEDULE	LEASEHOLD	UNKNOWN	_____	UNKNOWN
	_____				
	_____				

**56. Total of part 9**

Add the current value on lines 55. Copy the total to line 88.

\$1,800,000.00

**57. Is a depreciation schedule available for any of the property listed in Part 9?**☒ No☐ Yes**58. Has any of the property listed in Part 9 been appraised by a professional within the last year?**☒ No☐ Yes**Part 10: Intangibles and intellectual property****59. Does the debtor have any interests in intangibles or intellectual property?**☒ No. Go to Part 11.☐ Yes. Fill in the information below.

	General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
<b>60. Patents, copyrights, trademarks, and trade secrets</b>				
60.1.	_____	\$ _____	_____	\$ _____
<b>61. Internet domain names and websites</b>				
		Net book value of debtor's interest	Valuation method	Current value of debtor's interest
61.1.	_____	\$ _____	_____	\$ _____
<b>62. Licenses, franchises, and royalties</b>				
62.1.	_____	\$ _____	_____	\$ _____
<b>63. Customer lists, mailing lists, or other compilations</b>				
63.1.	_____	\$ _____	_____	\$ _____
<b>64. Other intangibles, or intellectual property</b>				
64.1.	_____	\$ _____	_____	\$ _____
<b>65. Goodwill</b>				
65.1.	_____	\$ _____	_____	\$ _____

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****66. Total of part 10**

Add lines 60 through 65. Copy the total to line 89.

\$0.00

**67. Do your lists or records include personally identifiable information of customers (as defined in 11 U.S.C. §§ 101(41A) and 107)?**

- ☐ No  
☐ Yes

**68. Is there an amortization or other similar schedule available for any of the property listed in Part 10?**

- ☐ No  
☐ Yes

**69. Has any of the property listed in Part 10 been appraised by a professional within the last year?**

- ☐ No  
☐ Yes

**Part 11: All other assets****70. Does the debtor own any other assets that have not yet been reported on this form?**

Include all interests in executory contracts and unexpired leases not previously reported on this form.

- ☒ No. Go to Part 12.  
☐ Yes. Fill in the information below.

**Current value of debtor's interest****71. Notes receivable**

	Description (include name of obligor)	Total face amount	Doubtful or uncollectible amount		Current value of debtor's interest
71.1.	_____	\$ _____	- \$ _____	= ..... →	\$ _____

**72. Tax refunds and unused net operating losses (NOLs)**

	Description (for example, federal, state, local)	Tax refund amount	NOL amount	Tax year	Current value of debtor's interest
72.1.	_____	\$ _____	\$ _____	_____	\$ _____

**73. Interests in insurance policies or annuities**

	Insurance company	Insurance policy No.	Annuity issuer name	Annuity account type	Annuity account No.	Current value of debtor's interest
73.1.	_____	_____	_____	_____	_____	\$ _____

**74. Causes of action against third parties (whether or not a lawsuit has been filed)**

	Nature of claim	Amount requested	Current value of debtor's interest
74.1.	_____	\$ _____	\$ _____

**75. Other contingent and unliquidated claims or causes of action of every nature, including counterclaims of the debtor and rights to set off claims**

	Nature of claim	Amount requested	Current value of debtor's interest
75.1.	_____	\$ _____	\$ _____

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****76. Trusts, equitable or future interests in property**

76.1. \_\_\_\_\_ \$ \_\_\_\_\_

**77. Other property of any kind not already listed**

Examples: Season tickets, country club membership

77.1. \_\_\_\_\_ \$ \_\_\_\_\_

**78. Total of part 11**

Add lines 71 through 77. Copy the total to line 90.

\$0.00

**79. Has any of the property listed in Part 11 been appraised by a professional within the last year?**☐ No☐ Yes

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****Part 12: Summary**

In Part 12 copy all of the totals from the earlier parts of the form.

Type of property	Current value of personal property	Current value of real property
80. <b>Cash, cash equivalents, and financial assets.</b> <i>Copy line 5, Part 1.</i>	\$18,062.30	
81. <b>Deposits and prepayments.</b> <i>Copy line 9, Part 2.</i>	\$0.00	
82. <b>Accounts receivable.</b> <i>Copy line 12, Part 3.</i>	\$0.00	
83. <b>Investments.</b> <i>Copy line 17, Part 4.</i>	\$0.00	
84. <b>Inventory.</b> <i>Copy line 23, Part 5.</i>	\$0.00	
85. <b>Farming and fishing-related assets.</b> <i>Copy line 33, Part 6.</i>	\$0.00	
86. <b>Office furniture, fixtures, and equipment; and collectibles.</b> <i>Copy line 43, Part 7.</i>	\$0.00	
87. <b>Machinery, equipment, and vehicles.</b> <i>Copy line 51, Part 8.</i>	\$0.00	
88. <b>Real property.</b> <i>Copy line 56, Part 9.</i> .....	→	\$1,800,000.00
89. <b>Intangibles and intellectual property.</b> <i>Copy line 66, Part 10.</i>	\$0.00	
90. <b>All other assets.</b> <i>Copy line 78, Part 11.</i> +	\$0.00	
91. <b>Total.</b> Add lines 80 through 90 for each column. ....91a.	\$18,062.30	+ 91b. \$1,800,000.00
92. <b>Total of all property on Schedule A/B.</b> Lines 91a + 91b = 92. ....		\$1,818,062.30



**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206D

**Schedule D: Creditors Who Have Claims Secured by Property**

12/15

Be as complete and accurate as possible.

**1. Do any creditors have claims secured by debtor's property?**☐ No. Check this box and submit page 1 of this form to the court with debtor's other schedules. Debtor has nothing else to report on this form.☒ Yes. Fill in all of the information below.**Part 1: List Creditors Who Have Secured Claims****2. List in alphabetical order all creditors who have secured claims.** If a creditor has more than one secured claim, list the creditor separately for each claim.Column A  
**Amount of Claim**

Do not deduct the value of collateral.

Column B  
**Value of collateral that supports this claim****2.1. Creditor's name and address**WASHINGTON FEDERAL BANK NA  
425 PIKE ST  
SEATTLE WA 98101**Creditor's email address, if known**  
\_\_\_\_\_**Date debt was incurred:** Various**Last 4 digits of account number:** \_\_\_\_\_**Do multiple creditors have an interest in the same property?**☒ No☐ Yes. Have you already specified the relative priority?☐ No. Specify each creditor, including this creditor, and its relative priority.  
\_\_\_\_\_  
\_\_\_\_\_☐ Yes. The relative priority of creditors is specified on lines: \_\_\_\_\_**Describe debtor's property that is subject to a lien**  
\_\_\_\_\_**Describe the lien**  
\_\_\_\_\_**Is the creditor an insider or related party?**☒ No☐ Yes**Is anyone else liable on this claim?**☐ No☒ Yes. Fill out Schedule H: Codebtors (Official Form 206H).**As of the petition filing date, the claim is:**  
Check all that apply.☐ Contingent☐ Unliquidated☐ Disputed

\$36,460,568.87 UNDETERMINED

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561**

3. **Total of the dollar amounts from Part 1, Column A, including the amounts from the Additional Page, if any.** **\$36,460,568.87**

**Part 2: List Others to Be Notified for a Debt Already Listed in Part 1**

List in alphabetical order any others who must be notified for a debt already listed in Part 1. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for secured creditors.

If no others need to be notified for the debts listed in Part 1, do not fill out or submit this page. If additional pages are needed, copy this page.

	Name and address	On which line in Part 1 did you enter the related creditor?	Last 4 digits of account number for this entity
3.1.	HARRIS FINLEY & BOGLE, P.C. PAUL D. BRADFORD 777 MAIN STREET SUITE 1800 FORT WORTH TX 76102-5341	Line 2.1	_____
3.2.	MCGINNIS LOCHRIDGE LLP CATHERINE S CURTIS P O BOX 720788 MCALLEN TX 78504	Line 2.1	_____
3.3.	MCGINNIS LOCHRIDGE LLP CHRISTOPHER L HALGREN 609 MAIN ST.,STE 2800 HOUSTON TX 77002	Line 2.1	_____
3.4.	MCGINNIS LOCHRIDGE LLP ELIAS M YAZBECK 609 MAIN ST.,STE 2800 HOUSTON TX 77002	Line 2.1	_____
3.5.	WASHINGTON FEDERAL 5420 LBJ FREEWAY SUITE 200 DALLAS TX 75240	Line 2.1	_____

**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206E/F

**Schedule E/F: Creditors Who Have Unsecured Claims**

12/15

Be as complete and accurate as possible. Use Part 1 for creditors with PRIORITY unsecured claims and Part 2 for creditors with NONPRIORITY unsecured claims. List the other party to any executory contracts or unexpired leases that could result in a claim. Also list executory contracts on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B) and on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G). Number the entries in Parts 1 and 2 in the boxes on the left. If more space is needed for Part 1 or Part 2, fill out and attach the Additional Page of that Part included in this form.

**Part 1: List All Creditors with PRIORITY Unsecured Claims****1. Do any creditors have priority unsecured claims?** (See 11 U.S.C. § 507).☒ No. Go to Part 2.☐ Yes. Go to line 2.**2. List in alphabetical order all creditors who have unsecured claims that are entitled to priority in whole or in part.** If the debtor has more than 3 creditors with priority unsecured claims, fill out and attach the Additional Page of Part 1.

2.1.	Priority creditor's name and mailing address	As of the petition filing date, the claim is: <i>Check all that apply.</i>	Total claim	Priority amount
	_____	<input type="checkbox"/> Contingent	\$ _____	\$ _____
	_____	<input type="checkbox"/> Unliquidated		<b>Nonpriority amount</b>
	_____	<input type="checkbox"/> Disputed		\$ _____
	<b>Date or dates debt was incurred</b>	<b>Basis for the claim:</b>		
	_____	_____		
	<b>Last 4 digits of account number:</b> _ _ _ _	<b>Is the claim subject to offset?</b>		
	<b>Specify Code subsection of PRIORITY unsecured claim:</b> 11 U.S.C. § 507(a)	<input type="checkbox"/> No		
	( )	<input type="checkbox"/> Yes		

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****Part 2: List All Creditors with NONPRIORITY Unsecured Claims**

- 3. List in alphabetical order all of the creditors with nonpriority unsecured claims.** If the debtor has more than 6 creditors with nonpriority unsecured claims, fill out and attach the Additional Page of Part 2.

3.1.	<b>Nonpriority creditor's name and mailing address</b> EOG RESOURCES, INC.  <b>Date or dates debt was incurred</b> VARIOUS  <b>Last 4 digits of account number:</b>	<b>As of the petition filing date, the claim is:</b> <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed  <b>Basis for the claim:</b> GOODS AND SERVICES  <b>Is the claim subject to offset?</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Amount of claim</b> \$62,755.57
3.2.	<b>Nonpriority creditor's name and mailing address</b> FOUR CORNERS ENERGY, LLC 500 DALLAS ST STE 1600 HOUSTON TX 77002  <b>Date or dates debt was incurred</b> VARIOUS  <b>Last 4 digits of account number:</b>	<b>As of the petition filing date, the claim is:</b> <i>Check all that apply.</i> <input checked="" type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed  <b>Basis for the claim:</b> SECURED DEBT GUARANTEE  <b>Is the claim subject to offset?</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Amount of claim</b> UNDETERMINED
3.3.	<b>Nonpriority creditor's name and mailing address</b> FOUR CORNERS PIPELINE, LLC 500 DALLAS ST STE 1600 HOUSTON TX 77002  <b>Date or dates debt was incurred</b> VARIOUS  <b>Last 4 digits of account number:</b>	<b>As of the petition filing date, the claim is:</b> <i>Check all that apply.</i> <input checked="" type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed  <b>Basis for the claim:</b> SECURED DEBT GUARANTEE  <b>Is the claim subject to offset?</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	<b>Amount of claim</b> UNDETERMINED

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561**

3.4.	<b>Nonpriority creditor's name and mailing address</b> TODD A. BROOKS 500 DALLAS ST STE 1600 HOUSTON TX 77002	<b>As of the petition filing date, the claim is:</b> <i>Check all that apply.</i> <input checked="" type="checkbox"/> Contingent <input checked="" type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed	<b>Amount of claim</b> UNDETERMINED
	<b>Date or dates debt was incurred</b> VARIOUS	<b>Basis for the claim:</b> SECURED DEBT GUARANTEE	
	<b>Last 4 digits of account number:</b>	<b>Is the claim subject to offset?</b> <input type="checkbox"/> No <input type="checkbox"/> Yes	

Debtor **Capital Commercial Development, Inc.**Case number (if known) **23-90561****Part 4: Total Amounts of the Priority and Nonpriority Unsecured Claims**

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**5. Add the amounts of priority and nonpriority unsecured claims.****Total of claim amounts****5a. Total claims from Part 1**

5a. \$0.00

**5b. Total claims from Part 2**

5b. + \$62,755.57

**5c. Total of Parts 1 and 2**  
Lines 5a + 5b = 5c.

5c. \$62,755.57

**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206G

**Schedule G: Executory Contracts and Unexpired Leases**

12/15

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, numbering the entries consecutively.

**1. Does the debtor have any executory contracts or unexpired leases?**

- ☐ No. Check this box and file this form with the court with the debtor's other schedules. There is nothing else to report on this form.
- ☒ Yes. Fill in all of the information below even if the contracts or leases are listed on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B).

2.	List all contracts and unexpired leases	State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease
2.1.	<p><b>Title of contract</b> CCD JV UNITS AND WELLBORE</p> <p><b>State what the contract or lease is for</b> _____</p> <p><b>Nature of debtor's interest</b> _____</p> <p><b>State the term remaining</b> _____</p> <p><b>List the contract number of any government contract</b> _____</p>	<p>SEE, ATTACHMENT 1 - SCHEDULES PART 9, NO. 55 AND G - CCD JV UNITS AND WELLBORE SCHEDULE</p>



**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561☐ Check if this is an amended filing

Official Form 206H

**Schedule H: Codebtors**

12/15

Be as complete and accurate as possible. If more space is needed, copy the Additional Page, numbering the entries consecutively. Attach the Additional Page to this page.

**1. Does the debtor have any codebtors?**

- ☐ No. Check this box and submit this form to the court with the debtor's other schedules. Nothing else needs to be reported on this form.
- ☒ Yes

**2. In Column 1, list as codebtors all of the people or entities who are also liable for any debts listed by the debtor in the schedules of creditors, Schedules D-G. Include all guarantors and co-obligors. In Column 2, identify the creditor to whom the debt is owed and each schedule on which the creditor is listed. If the codebtor is liable on a debt to more than one creditor, list each creditor separately in Column 2.**

Column 1: Codebtor		Column 2: Creditor	
Name	Mailing address	Name	Check all schedules that apply:
2.1. FOUR CORNERS ENERGY, LLC	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.2. FOUR CORNERS PIPELINE, LLC	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.3. NEUHAUS BARRETT INVESTMENTS, LLC	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.4. PARADOX MIDSTREAM, LLC	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.5. PARADOX UPSTREAM, LLC	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.6. TODD A. BROOKS	500 DALLAS ST STE 1650 HOUSTON TX 77002	WASHINGTON FEDERAL BANK NA	<input checked="" type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G

Capital Commercial Development, Inc.  
Attachment 1 - Schedules Part 9, No. 55 and  
G CCD JV Units and Wellbore Schedule

API	Unit Name	Interest Type	County	Working Interest (%)	Net Revenue Interest (%)
471-30288	Colburn 1H Unit	Unit WI	Walker	19%	14%
471-30348	Range Gibbs Brothers 1H Unit	Unit WI	Walker	78%	58%
471-30286	Wash-McAdams 2H Unit	Unit WI	Walker	19%	14%
471-30290	Wash-McAdams 3HR Unit	Wellbore & Unit WI	Walker	35%	25%
471-30302	Bombay 1 Unit	Unit WI	Walker	19%	14%
471-30358	Gibbs Brothers III 1 Unit	Unit WI	Walker	19%	14%
471-30367	Lone Ranger 1 Unit	Unit WI	Walker	19%	12%
471-30356	Miss Kati 1 Unit	Unit WI	Walker	19%	14%
471-00074	Mossy Grove Gas Unit 3 #1	Unit WI	Walker	19%	13%
471-30293	Tanqueray 1RE Unit	Unit WI	Walker	19%	14%
471-30359	Toby 1 Unit	Unit WI	Walker	19%	14%
313-30773	Worsham 1 Unit	Wellbore & Unit WI	Madison/Walker	33%	23%
313-30968	BRYAN #1	Wellbore only	Madison	23%	16%
313-30766	DICKENS UNIT A-231 #1H	Wellbore only	Madison	23%	16%
313-31146	Gibbs Bros 1 Unit	Wellbore only	Madison	23%	16%
313-30993	GRISHAM #1	Wellbore only	Madison	23%	16%
313-30207	KBT RANCH #1	Wellbore only	Madison	23%	16%
313-31010	LAURA UNIT #1	Wellbore only	Madison	23%	16%
313-30954	MANNING UNIT #1	Wellbore only	Madison	23%	16%
313-30781	MOFFITT UNIT #1	Wellbore only	Madison	23%	16%
	OSBORNE G.J. 01	Wellbore only	Madison	4%	3%
313-30768	PORTERHOUSE UNIT A-255 #1R	Wellbore & Unit WI	Madison/Walker	23%	16%
313-30772	RIBEYE UNIT #1	Wellbore & Unit WI	Madison/Walker	24%	18%
313-30966	Tally Ho 1 Unit	Wellbore & Unit WI	Madison/Walker	26%	18%
313-30967	VICK UNIT #1	Wellbore only	Madison	23%	16%

**Fill in this information to identify the case:****Debtor name:** Capital Commercial Development, Inc.**United States Bankruptcy Court for the:** Southern District of Texas**Case number (if known):** 23-90561Official Form 202**Declaration Under Penalty of Perjury for Non-Individual Debtors**

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

**WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.**

**Declaration and signature**

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- ☒ *Schedule A/B: Assets—Real and Personal Property* (Official Form 206A/B)
- ☒ *Schedule D: Creditors Who Have Claims Secured by Property* (Official Form 206D)
- ☒ *Schedule E/F: Creditors Who Have Unsecured Claims* (Official Form 206E/F)
- ☒ *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G)
- ☒ *Schedule H: Codebtors* (Official Form 206H)
- ☒ *Summary of Assets and Liabilities for Non-Individuals* (Official Form 206Sum)
- ☐ Amended Schedule \_\_\_\_\_
- ☐ *Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders* (Official Form 204)
- ☐ Other document that requires a declaration \_\_\_\_\_

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 7/17/2023  
MM/DD/YYYY

x

/s/ Douglas J. Brickley

Signature of individual signing on behalf of debtor

Douglas J. Brickley  
Printed name

Chief Restructuring Officer  
Position or relationship to debtor