

January 30, 2026

FOR IMMEDIATE RELEASE:

Southern Realty Co. (“Southern or SRLY”) announced today that it has entered into a Limited Waiver of Surface Rights Agreement (“Agreement”) with Westlands Grape LLC with respect to a solar energy project in Kings County, California, on which Southern owns a portion of the mineral rights.

Pursuant to the Agreement, Southern has received a one-time cash payment in the low hundred-thousand-dollar range. Subject to the Agreement, Southern has the right to drill under the Solar Facility Protection Zone from well sites on land located outside the Property or on a Drill Island on the Property.

Forward-Looking Information

All statements, other than statements of historical fact, are Forward-Looking Statements. Forward-Looking Information typically contains statements with words such as "anticipate", "believe", "plan", "continuous", "estimate", "expect", "may", "will", "project", "potential", "hope", "should", or similar words suggesting future outcomes. Many of the Company's statements referred to herein are its Forward-Looking Statements. Actual results may differ materially from those projected in any Forward-Looking Statement. Investors should not rely on Forward-Looking Statements because they are subject to a wide variety of contingencies and based on a number of assumptions, which may not prove to be true. There can be no assurance that anyone will drill on the Company's mineral interests or that any minerals or hydrocarbons will be found; or if found, that they will be in paying quantities, that there will be a market therefor or a pool with the Company's interest. Also, there can be no assurance that any drilling will not be delayed or prevented by acts of governments, agencies, courts, or environmentalists. Additionally any success in wells is highly dependent not only on its exploratory efforts, but its financing, prevailing prices for oil and gas, ability to track and retain qualified subcontractors, delays or changes in plans, competition for and/or inability to retain drilling rigs or other services; competition for, among other things, capital, acquisitions of reserves and resources, undeveloped lands, skilled personnel and supplies; risks associated with uncertainty of resource estimates; governmental regulation of the oil and gas industry, including SB 4, the Governor, and other environmental regulation; geological, technical, drilling processing problems and other difficulties in producing reserves; the uncertainty of estimates and projections of production costs and expenses; unanticipated operating events or performance which can reduce production or cause production to be shut in or delayed; incorrect assessments of the value of acquisitions; the need to obtain required approvals from regulatory authorities; stock market volatility; volatility in prices for oil and natural gas; liabilities inherent in oil and natural gas operations; access to capital and other factors. There also can be no assurance that the Company will enter into future solar agreements. Furthermore, there can be no assurance that any solar project will not be delayed or prevented by acts of government agencies, (including a public utility bankruptcy), or environmentalists. The ability to develop a solar project is highly dependent on its financing, prevailing prices for electricity, ability to track and retain qualified subcontractors, interest rates, delays or changes in competition for services or goods, including prices for polysilicon, government restrictions, and government incentives, including tax incentives, for solar projects. In addition, there are other risk factors affecting business generally which might affect the Company, including but not limited to, overall economic conditions, changes in tax, environmental or other laws or regulations, prevailing prices for oil and gas, and the effect of actions taken by competitors and regulatory authorities. You should not place undue reliance on these Forward-Looking Statements, which speak only as of the date hereof. Unless legally required, the Company undertakes no obligation to update publicly any Forward-Looking Statements, whether as a result of new information, further events, or otherwise.

Contact: Roger L. McNitt
(619) 813-2833

PROOF OF SERVICE

I am employed in the County of San Diego, State of California. I am over the age of 18 and not a party to the within action. My business address is 800 Silverado Street, Second Floor, La Jolla, CA 92037.

On January 30, 2026, I served the foregoing document described as SOUTHERN REALTY CO. Release dated November 22, 2023, on all interested parties as stated on the attached service list.

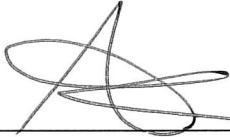
- X (BY MAIL) I placed true copies of the foregoing document in sealed envelopes addressed as stated on the attached mail service list. I placed each such envelope, with postage thereon fully prepaid, for collection and mailing at Blanchard, Krasner & French, La Jolla, California. I am readily familiar with Blanchard, Krasner & French's practice for collection and processing of correspondence for mailing with the United States Postal Service. Under that practice, the correspondence would be deposited in the United States Postal Service on that same day in the ordinary course of business.

- X (BY FAX) I caused the foregoing document to be served by facsimile transmission at the time shown on each attached transmission report from sending facsimile machine telephone number (858) 551-2434 to the parties at the facsimile machine telephone number shown on the attached FAX service list. Each transmission was reported as complete and without error. A transmission report was properly issued by the sending facsimile machine for each interested party served. A true copy of each such transmission report is attached hereto.

- X (BY ELECTRONIC MAIL) I caused the foregoing document to be sent by electronic mail **only to Bloomberg, Reuters, Canacoord Genuity and OTC Link.**

Executed on January 30, 2026, at La Jolla, California.

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



Angela F. Manzano