

McDep Associates

Stock Idea

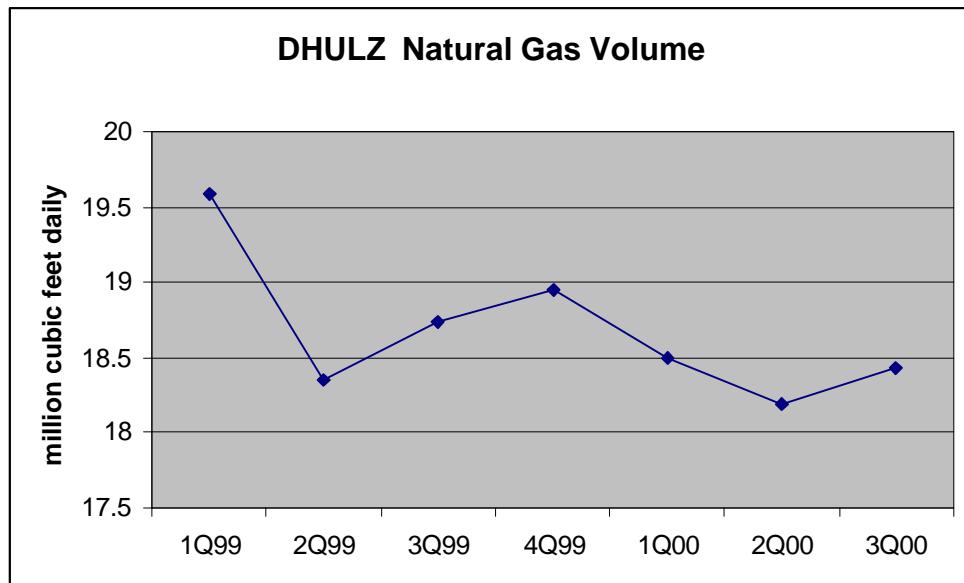
November 6, 2000

Dorchester Hugoton, Ltd. (DHULZ – 13.75)
Quarterly Volume Advances

The partnership reported third quarter natural gas volume of 18.4 million cubic feet daily (mmcfd) compared to our estimate of 18.0. Volumes in Kansas are declining year to year while volumes in Oklahoma are increasing. As a result a development program of fracture treating wells in Oklahoma appears to be having a notably positive impact. We revise our estimates upward slightly.

DHULZ stock appears undervalued in the context of the market reflecting natural gas futures quotes. Meanwhile the futures market can be quite volatile and could easily fluctuate to the upside. DHULZ is a relatively uncomplicated pure concentration on properties it operates. Therefore it represents old-fashioned real ownership of a valuable commodity in a world awash with artificial derivative commitments that may or may not be honored in periods of market turmoil.

Kurt H. Wulff, CFA



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Table DHULZ-1
Dorchester Hugoton, Ltd.
Present Value

| | | | |
|----------------------------|----|------------------------------------|-----|
| Volume Decline (%/yr): | 11 | Price Escalation Post 2006 (%/yr): | 2.8 |
| Volume Enhancement (%/yr): | 8 | Discount rate (%/yr): | 7.3 |
| Capex/Cash Flow (%): | 13 | U.S. TIPS Inflation (%/yr): | 2.0 |
| Variable Cost (%): | 15 | U.S. 10 Year Yield (%/yr): | 5.9 |

| Year | Volume | | Total (bcf) | Price (\$/mcf) | Revenue (\$mm) | Fixed Cost (\$mm) | Var Cost (\$mm) | Cap Ex (\$mm) | Free Cash Flow (\$mm) | (\$/unit) | Disc Factor | Present Value (\$/unit) |
|--------------------------------|----------------|-------------------|----------------|-------------------|-------------------|-------------------------|-----------------------|---------------------|--------------------------|-----------|----------------|-------------------------------|
| | Basic (bcf) | Enhanced (bcf) | | | | | | | | | | |
| Total 2000 through 2029 | | | | | | | | | | | | |
| | 61 | 57 | 118 | 3.86 | 456 | 75 | 68 | 27 | 285 | 26.30 | 0.56 | 14.70 |
| 1999 | 6.9 | | 6.9 | 2.30 | 15.8 | 2.1 | 2.4 | 0.4 | 10.9 | 1.01 | | |
| | | | | | Other assets, net | | | | 10.4 | 0.96 | 1.00 | 0.96 |
| 2000 | 6.4 | 0.3 | 6.7 | 3.79 | 25.5 | 2.5 | 3.8 | 0.6 | 18.6 | 1.71 | 0.97 | 1.65 |
| 2001 | 5.7 | 0.8 | 6.5 | 4.34 | 28.3 | 2.5 | 4.2 | 2.8 | 18.7 | 1.73 | 0.90 | 1.55 |
| 2002 | 5.1 | 1.3 | 6.4 | 3.94 | 25.1 | 2.5 | 3.8 | 2.5 | 16.4 | 1.51 | 0.84 | 1.27 |
| 2003 | 4.6 | 1.6 | 6.2 | 3.67 | 22.9 | 2.5 | 3.4 | 2.2 | 14.8 | 1.36 | 0.78 | 1.07 |
| 2004 | 4.2 | 1.9 | 6.1 | 3.33 | 20.3 | 2.5 | 3.0 | 1.9 | 12.8 | 1.18 | 0.73 | 0.86 |
| 2005 | 3.7 | 2.2 | 6.0 | 3.20 | 19.1 | 2.5 | 2.9 | 1.8 | 11.9 | 1.10 | 0.68 | 0.75 |
| 2006 | 3.4 | 2.5 | 5.8 | 3.10 | 18.1 | 2.5 | 2.7 | 1.7 | 11.2 | 1.03 | 0.63 | 0.65 |
| 2007 | 3.0 | 2.7 | 5.7 | 3.19 | 18.1 | 2.5 | 2.7 | 1.7 | 11.2 | 1.04 | 0.59 | 0.61 |
| 2008 | 2.7 | 2.8 | 5.6 | 3.28 | 18.2 | 2.5 | 2.7 | 1.7 | 11.3 | 1.04 | 0.55 | 0.57 |
| 2009 | 2.5 | 3.0 | 5.4 | 3.37 | 18.3 | 2.5 | 2.7 | 1.7 | 11.3 | 1.04 | 0.51 | 0.54 |
| 2010 | 2.2 | 3.1 | 5.3 | 3.47 | 18.3 | 2.5 | 2.7 | 1.7 | 11.4 | 1.05 | 0.48 | 0.50 |
| 2011 | 2.0 | 3.1 | 5.1 | 3.56 | 18.3 | 2.5 | 2.8 | 1.7 | 11.4 | 1.05 | 0.45 | 0.47 |
| 2012 | 1.8 | 3.2 | 5.0 | 3.67 | 18.4 | 2.5 | 2.8 | 1.7 | 11.4 | 1.05 | 0.41 | 0.44 |
| 2013 | 1.6 | 3.3 | 4.9 | 3.77 | 18.4 | 2.5 | 2.8 | 1.7 | 11.4 | 1.05 | 0.39 | 0.41 |
| 2014 | 1.5 | 3.3 | 4.8 | 3.88 | 18.4 | 2.5 | 2.8 | 1.7 | 11.5 | 1.06 | 0.36 | 0.38 |
| 2015 | 1.3 | 2.9 | 4.2 | 3.99 | 16.9 | 2.5 | 2.5 | | 11.9 | 1.10 | 0.34 | 0.37 |
| 2016 | 1.2 | 2.6 | 3.8 | 4.10 | 15.6 | 2.5 | 2.3 | | 10.7 | 0.99 | 0.31 | 0.31 |
| 2017 | 1.1 | 2.3 | 3.4 | 4.21 | 14.3 | 2.5 | 2.1 | | 9.6 | 0.89 | 0.29 | 0.26 |
| 2018 | 1.0 | 2.1 | 3.0 | 4.33 | 13.1 | 2.5 | 2.0 | | 8.7 | 0.80 | 0.27 | 0.22 |
| 2019 | 0.9 | 1.8 | 2.7 | 4.46 | 12.1 | 2.5 | 1.8 | | 7.8 | 0.71 | 0.25 | 0.18 |
| 2020 | 0.8 | 1.6 | 2.4 | 4.58 | 11.1 | 2.5 | 1.7 | | 6.9 | 0.64 | 0.24 | 0.15 |
| 2021 | 0.7 | 1.5 | 2.2 | 4.71 | 10.2 | 2.5 | 1.5 | | 6.2 | 0.57 | 0.22 | 0.12 |
| 2022 | 0.6 | 1.3 | 1.9 | 4.84 | 9.4 | 2.5 | 1.4 | | 5.5 | 0.50 | 0.21 | 0.10 |
| 2023 | 0.6 | 1.2 | 1.7 | 4.98 | 8.6 | 2.5 | 1.3 | | 4.8 | 0.44 | 0.19 | 0.08 |
| 2024 | 0.5 | 1.0 | 1.5 | 5.12 | 7.9 | 2.5 | 1.2 | | 4.2 | 0.39 | 0.18 | 0.07 |
| 2025 | 0.5 | 0.9 | 1.4 | 5.27 | 7.3 | 2.5 | 1.1 | | 3.7 | 0.34 | 0.17 | 0.06 |
| 2026 | 0.4 | 0.8 | 1.2 | 5.42 | 6.7 | 2.5 | 1.0 | | 3.2 | 0.29 | 0.15 | 0.05 |
| 2027 | 0.4 | 0.7 | 1.1 | 5.57 | 6.1 | 2.5 | 0.9 | | 2.7 | 0.25 | 0.14 | 0.04 |
| 2028 | 0.3 | 0.6 | 1.0 | 5.73 | 5.6 | 2.5 | 0.8 | | 2.3 | 0.21 | 0.13 | 0.03 |
| 2029 | 0.3 | 0.6 | 0.9 | 5.89 | 5.2 | 2.5 | 0.8 | | 1.9 | 0.18 | 0.13 | 0.02 |

Analyses are prepared from original sources and data believed to be reliable, but no representation is made as to their accuracy or completeness. Oil and gas investment research by Kurt Wulff is accessible at <http://www.mcdep.com>.

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Table DHULZ-2
Dorchester Hugoton, Ltd.
Income Model

| | <i>Q3</i> 9/30/99 | <i>Q4</i> 12/31/99 | <i>Year</i> 1999 | <i>Q1</i> 3/31/00 | <i>Q2</i> 6/30/00 | <i>Q3</i> 9/30/00 | <i>Q4E</i> 12/31/00 | <i>Year</i> 2000E | <i>Q1E</i> 3/31/01 | <i>Q2E</i> 6/30/01 | <i>Q3E</i> 9/30/01 |
|-----------------------------|----------------------|-----------------------|---------------------|----------------------|----------------------|----------------------|------------------------|----------------------|-----------------------|-----------------------|-----------------------|
| Highlights | | | | | | | | | | | |
| Revenue (\$mm) | 4.34 | 4.39 | 15.3 | 4.16 | 5.57 | 7.04 | 7.58 | 24.4 | 7.27 | 6.57 | 6.52 |
| Cash flow (\$mm) | 3.25 | 3.25 | 10.9 | 3.09 | 3.87 | 5.69 | 6.19 | 18.8 | 5.89 | 5.25 | 5.21 |
| Per unit | 0.30 | 0.30 | 1.01 | 0.28 | 0.36 | 0.52 | 0.57 | 1.74 | 0.54 | 0.48 | 0.48 |
| Earnings (\$mm) | 2.77 | 2.78 | 9.0 | 2.64 | 3.40 | 5.24 | 5.72 | 17.0 | 5.43 | 4.80 | 4.75 |
| Per unit | 0.26 | 0.26 | 0.83 | 0.24 | 0.32 | 0.48 | 0.53 | 1.57 | 0.50 | 0.44 | 0.44 |
| Distribution (\$mm) | 1.93 | 1.93 | 7.7 | 3.01 | 1.93 | 2.36 | 5.04 | 12.3 | 4.78 | 4.22 | 4.18 |
| Per unit | 0.18 | 0.18 | 0.72 | 0.28 | 0.18 | 0.22 | 0.47 | 1.15 | 0.44 | 0.39 | 0.39 |
| Units (millions) | 10.74 | 10.74 | 10.7 | 10.74 | 10.74 | 10.74 | 10.74 | 10.7 | 10.74 | 10.74 | 10.74 |
| Volume | | | | | | | | | | | |
| Natural gas (bcf) | | | | | | | | | | | |
| Oklahoma | 1.40 | 1.43 | 5.6 | 1.39 | 1.37 | 1.43 | 1.42 | 5.6 | 1.38 | 1.38 | 1.39 |
| Kansas | 0.33 | 0.31 | 1.3 | 0.29 | 0.28 | 0.27 | 0.26 | 1.1 | 0.25 | 0.24 | 0.24 |
| Total | 1.72 | 1.74 | 6.9 | 1.68 | 1.66 | 1.70 | 1.68 | 6.7 | 1.63 | 1.63 | 1.63 |
| Natural Gas (mmcf/d) | 18.7 | 18.9 | 18.9 | 18.5 | 18.2 | 18.4 | 18.3 | 18.3 | 18.1 | 17.9 | 17.7 |
| Days | 92 | 92 | 365 | 91 | 91 | 92 | 92 | 366 | 90 | 91 | 92 |
| Price | | | | | | | | | | | |
| Natural gas | | | | | | | | | | | |
| Henry Hub (\$/mmbtu) | 2.52 | 2.45 | 2.24 | 2.62 | 3.63 | 4.48 | 4.85 | 3.89 | 4.79 | 4.34 | 4.30 |
| Oklahoma (\$/mcf) | 2.60 | 2.60 | 2.28 | 2.53 | 3.50 | 4.33 | 4.72 | 3.78 | 4.67 | 4.22 | 4.18 |
| Kansas (\$/mcf) | 2.68 | 2.70 | 2.36 | 2.72 | 3.58 | 4.41 | 4.85 | 3.86 | 4.75 | 4.30 | 4.26 |
| Total (\$/mcf) | 2.62 | 2.62 | 2.30 | 2.57 | 3.51 | 4.34 | 4.74 | 3.79 | 4.69 | 4.23 | 4.20 |
| Revenue (\$mm) | | | | | | | | | | | |
| Natural Gas | | | | | | | | | | | |
| Oklahoma | 3.63 | 3.73 | 12.7 | 3.53 | 4.81 | 6.18 | 6.69 | 21.2 | 6.44 | 5.84 | 5.82 |
| Kansas | 0.88 | 0.83 | 3.1 | 0.79 | 1.01 | 1.19 | 1.26 | 4.3 | 1.18 | 1.04 | 1.02 |
| Other | 0.05 | 0.05 | 0.2 | 0.05 | 0.05 | 0.06 | 0.05 | 0.2 | 0.05 | 0.05 | 0.05 |
| Production payment (ORRI) | (0.22) | (0.23) | (0.8) | (0.21) | (0.30) | (0.39) | (0.42) | (1.3) | (0.40) | (0.37) | (0.36) |
| Total | 4.34 | 4.39 | 15.3 | 4.16 | 5.57 | 7.04 | 7.58 | 24.4 | 7.27 | 6.57 | 6.52 |
| Cost (\$mm) | | | | | | | | | | | |
| Operating | 0.90 | 0.95 | 3.6 | 0.92 | 1.04 | 1.07 | 1.12 | 4.1 | 1.12 | 1.07 | 1.07 |
| General and administrative | 0.14 | 0.16 | 0.6 | 0.14 | 0.18 | 0.20 | 0.18 | 0.7 | 0.18 | 0.17 | 0.17 |
| Management | 0.13 | 0.13 | 0.5 | 0.13 | 0.14 | 0.16 | 0.16 | 0.6 | 0.16 | 0.15 | 0.15 |
| Other | (0.08) | (0.10) | (0.3) | (0.11) | 0.35 | (0.07) | (0.08) | 0.1 | (0.08) | (0.08) | (0.08) |
| Total | 1.09 | 1.13 | 4.4 | 1.07 | 1.70 | 1.35 | 1.39 | 5.5 | 1.38 | 1.32 | 1.31 |
| Cash flow (\$mm) | 3.25 | 3.25 | 10.9 | 3.09 | 3.87 | 5.69 | 6.19 | 18.8 | 5.89 | 5.25 | 5.21 |
| Depletion, deprec. & amort. | 0.48 | 0.48 | 1.9 | 0.45 | 0.46 | 0.45 | 0.47 | 1.8 | 0.46 | 0.46 | 0.46 |
| Earnings (\$mm) | 2.77 | 2.78 | 9.0 | 2.64 | 3.40 | 5.24 | 5.72 | 17.0 | 5.43 | 4.80 | 4.75 |
| Capital expenditures (\$mm) | 0.21 | 0.10 | 0.4 | 0.04 | 0.13 | 0.23 | 0.15 | 0.6 | 0.15 | 0.15 | 0.15 |
| <i>Cost ratios</i> | | | | | | | | | | | |
| Prod pay/revenue | 4.9% | 5.0% | 4.7% | 4.8% | 5.1% | 5.3% | 5.3% | 5.2% | 5.3% | 5.3% | 5.3% |
| Operating cost (\$/mcf) | 0.52 | 0.54 | 0.52 | 0.54 | 0.63 | 0.63 | 0.67 | 0.62 | 0.69 | 0.66 | 0.66 |
| Depletion (\$/mcf) | 0.28 | 0.27 | 0.28 | 0.27 | 0.28 | 0.27 | 0.28 | 0.27 | 0.28 | 0.28 | 0.28 |

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