

1 STATE OF OKLAHOMA

2 1st Session of the 60th Legislature (2025)

3 SENATE BILL 951

By: Murdock

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5
6 AS INTRODUCED

7 An Act relating to the Commissioners of the Land
8 Office; amending 64 O.S. 2021, Section 1052, which
9 relates to appraisement; requiring appraisal of
10 improvements of certain property; requiring certain
11 reimbursement; providing for termination and
12 reversion of lease under certain circumstances;
13 providing an effective date; and declaring an
14 emergency.

15 BE IT ENACTED BY THE PEOPLE OF THE STATE OF OKLAHOMA:

16 SECTION 1. AMENDATORY 64 O.S. 2021, Section 1052, is
17 amended to read as follows:

18 Section 1052. A. Before any lands under the jurisdiction and
19 control of the Commissioners of the Land Office, covered by
20 preference right leases and the improvements located on the land are
21 owned by the lessees, shall be offered for sale and sold, the
22 Commissioners of the Land Office shall cause the same to be
23 appraised by three disinterested appraisers, who are nonresidents of
24 the county in which the land is situated, to be selected by the
25 Secretary. The appraisers, before entering upon their duties, shall
26 take and subscribe the oath required of state officers. The

1 appraisers shall make a true appraisalment of the lands at the actual
2 cash value thereof, exclusive of all improvements, and shall
3 separately appraise all improvements owned by the lessee which can
4 be removed without manifest injury to the land.

5 B. Appraisers selected pursuant to subsection A of this section
6 shall appraise any improvements made to the property by the current
7 lessee that cannot be removed without manifest injury to the land.
8 When the Commissioners enter into a new lease for the property, the
9 lease shall require the new lessee to reimburse the previous lessee
10 for the appraised value of any improvements made by the previous
11 lessee by December 1. If such reimbursement is not made, the lease
12 of the property to the new lessee shall terminate and shall revert
13 to the next highest bid from the auction for the lease.

14 SECTION 2. This act shall become effective July 1, 2025.

15 SECTION 3. It being immediately necessary for the preservation
16 of the public peace, health or safety, an emergency is hereby
17 declared to exist, by reason whereof this act shall take effect and
18 be in full force from and after its passage and approval.

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