

BILL SUMMARY
2nd Session of the 60th Legislature

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| Bill No.: | HB 3840 |
| Version: | INT |
| Request Number: | 14529 |
| Author: | Rep. Gann |
| Date: | 2/3/2026 |
| Impact: Please see previous summary of this measure | |

Research Analysis

HB 3840, as introduced, prohibits foreign government adversaries and state-owned enterprises from acquiring, holding, or controlling covered land in the state. These entities are also prohibited from obtaining land within 10 miles of military installations and critical infrastructure sites.

Additionally, the measure requires every land conveyance to include an affidavit disclosing all beneficial owners, their jurisdictions, ownership percentages, and funding sources for the purchase.

All land transactions must include an affidavit that discloses beneficial owners, their jurisdictions, ownership percentages, and funding sources. If a prohibited party acquires land through inheritance, foreclosure, or similar means, they must divest within two years, or sooner if ordered by a court.

Those who unknowingly acquire such land can rectify the situation by divesting within 180 days of receiving notice from the Attorney General. The Attorney General may investigate violations, issue subpoenas, and pursue civil actions, with penalties reaching \$250,000 per transaction or \$10,000 per acre. Knowingly filing false affidavits may also result in felony charges, with fines up to \$250,000, five years imprisonment, or both. Violations also constitute a breach of state incentive agreements and trigger clawbacks or termination of those agreements.

Prepared By: Autumn Mathews

Fiscal Analysis

The measure is currently under review and impact information will be completed.

Prepared By: House Fiscal Staff

Other Considerations

None.