

SENATE BILL NO. 1049

103RD GENERAL ASSEMBLY

INTRODUCED BY SENATOR FITZWATER.

4487S.011

KRISTINA MARTIN, Secretary

AN ACT

To amend chapters 67 and 442, RSMo, by adding thereto two new sections relating to foreign ownership of real estate.

Be it enacted by the General Assembly of the State of Missouri, as follows:

Section A. Chapters 67 and 442, RSMo, are amended by
2 adding thereto two new sections, to be known as sections 67.5360
3 and 442.561, to read as follows:

**67.5360. 1. The governing body in any political
2 subdivision shall not procure, authorize, or approve a
3 development agreement, building plan, or any other proposal
4 relating to development of the political subdivision with an
5 individual or government identified as a foreign adversary
6 as defined in 15 CFR 7.4(a).**

**7 2. The provisions of this section shall not apply to a
8 foreign adversary possessing an interest in real property if
9 the foreign adversary:**

**10 (1) Is a duly registered business and has maintained a
11 status of good standing with the office of the secretary of
12 state for seven years or longer prior to August 28, 2026;**

**13 (2) Has been approved by the United States Committee
14 on Foreign Investment under 50 U.S.C. Section 4565; and**

**15 (3) Maintains an active national security agreement
16 with the federal government.**

442.561. 1. Notwithstanding any other provision of
2 law to the contrary, the following governments or entities
3 shall not purchase, hold, or otherwise acquire title to real
4 property in this state:

5 (1) A foreign government listed as a foreign
6 adversary; or

7 (2) A foreign business entity that is:

8 (a) Headquartered in a country that is a foreign
9 adversary;

10 (b) Directly or indirectly held or controlled by a
11 foreign adversary;

12 (c) Owned by the majority of stock or other ownership
13 interests which are held or controlled by individuals who
14 are citizens of a foreign adversary; or

15 (d) A company owned by, or the majority of stock or
16 other ownership interest which are held or controlled by, a
17 company or entity described in paragraph (c) of this
18 subdivision.

19 2. The provisions of this section shall not apply to a
20 foreign adversary possessing an interest in real property if
21 the foreign adversary:

22 (1) Is a duly registered business and has maintained a
23 status of good standing with the office of the secretary of
24 state for seven years or longer prior to August 28, 2026;

25 (2) Has been approved by the United States Committee
26 on Foreign Investment under 50 U.S.C. Section 4565; and

27 (3) Maintains an active national security agreement
28 with the federal government.

29 3. For purposes of this section, "foreign adversary"
30 means an individual or government identified as a foreign
31 adversary in 15 CFR 7.4(a).

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