S T A T E O F N E W Y O R K

5390

2015-2016 Regular Sessions

I N A S S E M B L Y

February 20, 2015

Introduced by M. of A. LIFTON, JAFFEE, ROSENTHAL, ENGLEBRIGHT, ABINANTI, TITONE -- Multi-Sponsored by -- M. of A. DINOWITZ, GLICK, GOTTFRIED -- read once and referred to the Committee on Judiciary

AN ACT to amend the general obligations law, in relation to requiring a certain statement to be included in all oil, gas or mineral leases

THE PEOPLE OF THE STATE OF NEW YORK, REPRESENTED IN SENATE AND ASSEMBLY, DO ENACT AS FOLLOWS:

Section 1. Section 5-333 of the general obligations law is amended by adding a new subdivision 5-a to read as follows:

5-A. ON OR AFTER JANUARY FIRST, TWO THOUSAND SIXTEEN, ANY OIL, GAS OR MINERAL LEASE SHALL CONTAIN THE FOLLOWING STATEMENT PRINTED IN AT LEAST TEN POINT BOLD TYPE:

EXECUTION OF A VALID OIL, GAS OR MINERAL LEASE MAY IN SOME SITUATIONS, PREVENT YOUR PROPERTY FROM BEING ELIGIBLE FOR TITLE INSURANCE, OR PREVENT LENDING INSTITUTIONS FROM BEING ABLE TO ISSUE A MORTGAGE ON LEASED PROPERTY, OR NEIGHBORING PROPERTY, THEREBY, IN ALL LIKELIHOOD, LOWERING THE OVERALL VALUE OF YOUR HOME AND LAND.

S 2. This act shall take effect immediately, and shall apply to all agreements, leases and contracts entered into, issued, renewed, extended, altered or modified on or after such effective date.

EXPLANATION--Matter in ITALICS (underscored) is new; matter in brackets [ ] is old law to be omitted.

LBD03963-01-5