

Introduced by

Representatives Steiner, Kingsbury, Owens

Senators Andrist, Sitte, Dotzenrod

1 A BILL for an Act to amend and reenact sections 35-17-04, 35-29-05, 35-30-02, 35-31-02, and
2 47-16-03 of the North Dakota Century Code, relating to the procedure for filing an agister's lien,
3 the fees for filing federal tax liens, the procedure to file a processor's lien, the procedure to file
4 an agricultural supplier's lien in the office of the secretary of state or a county recorder, and the
5 procedure to file a landlord's lien in the office of a county recorder.

6 **BE IT ENACTED BY THE LEGISLATIVE ASSEMBLY OF NORTH DAKOTA:**

7 **SECTION 1. AMENDMENT.** Section 35-17-04 of the North Dakota Century Code is
8 amended and reenacted as follows:

9 **35-17-04. Procedure to obtain lien - Statement filed - Contents - Waiver.**

10 Any person entitled to an agister's lien, within ninety days after taking possession of the
11 animal, may file in the office of the recorder in any county in this state or in the office of the
12 secretary of state, a verified statement signed by the filer containing the following information:

- 13 1. The number of and a description of the animals subject to the lien and the legal
14 description as to the location of the animals.
- 15 2. The name and address of the person for whom the animals are kept.
- 16 3. The name and address of the lienholder.
- 17 4. The price agreed upon for keeping the animals and, if no price was agreed upon, the
18 reasonable value of the services.
- 19 5. The social security number or, in the case of a debtor doing business other than as an
20 individual, the internal revenue service taxpayer identification number of the person for
21 whom the animals are kept.

22 The secretary of state shall prescribe one form that can be used to obtain a lien under this
23 section or gain protection under the central notice system, or both. If the statement is not filed

1 within ninety days as required by this section, the person entitled to the lien under section
2 35-17-03 waives the lien.

3 **SECTION 2. AMENDMENT.** Section 35-29-05 of the North Dakota Century Code is
4 amended and reenacted as follows:

5 **35-29-05. Fees.**

- 6 1. The fee for filing and indexing each notice of lien is:
- 7 a. For a lien on real estate, ~~five~~ten dollars, plus ~~two~~three dollars for the second and
8 each succeeding page.
- 9 b. For a lien on tangible and intangible personal property, ten dollars, plus five
10 dollars to record if filed with a county recorder.
- 11 c. For all other notices, including a certificate of discharge, nonattachment, or
12 subordination, ten dollars, plus ten dollars if filed toward a lien on real estate with
13 a county recorder.
- 14 d. For a nonstandard statement when presented for filing, an additional fee of five
15 dollars plus one dollar per page, and if filed on a real estate lien with a county
16 recorder, an additional ten dollars plus three dollars for the second and each
17 succeeding page.
- 18 e. For ~~all other notices, including a certificate of release or nonattachment,~~ five
19 dollars, which must be paid at the time the lien is filed.
- 20 2. The officer may not file or record an instrument under this chapter unless the person
21 offering the instrument for filing or recording has first paid the requisite filing or
22 recording fee.

23 **SECTION 3. AMENDMENT.** Section 35-30-02 of the North Dakota Century Code is
24 amended and reenacted as follows:

25 **35-30-02. Procedure to obtain lien.**

- 26 1. To obtain an agricultural processor's lien, the person entitled to the lien, within ninety
27 days after the processing is completed, shall file a verified statement signed by the
28 filer in the office of the recorder in any county in this state or in the office of the
29 secretary of state. The statement must contain the following information:
- 30 a. The name and address of the person for whom the processing was done.
- 31 b. The name and address of the processor.

- 1 c. A description of the crops or agricultural products and their amount, if known,
2 subject to the lien together with a reasonable description, including the county as
3 to the location where the crops or agricultural products were grown and the year
4 the crop is to be harvested or was harvested.
- 5 d. The price agreed upon for processing, or if no price was agreed upon, the
6 reasonable value of the processing.
- 7 e. The social security number or, in the case of a debtor doing business other than
8 as an individual, the internal revenue service taxpayer identification number of
9 the person for whom the processing was done.
- 10 f. A description of the processing services and the first date the services were
11 furnished.
- 12 2. The secretary of state and the office of the recorder in any county in this state with
13 which a ~~verified~~ statement signed by the filer under subsection 1 is submitted for filing
14 shall reject the statement unless proof of mailing of notification of the lien to the
15 debtor's last-known address by registered or certified mail with return receipt
16 requested is filed with the statement.
- 17 3. The secretary of state shall prescribe one form that can be used to obtain a lien under
18 this section or gain protection under the central notice system, or both. Before a
19 processor's lien is filed, a billing statement for the services performed must include
20 notice to the agricultural producer that if the amount due to the agricultural processor
21 is not satisfied a lien may be filed.

22 **SECTION 4. AMENDMENT.** Section 35-31-02 of the North Dakota Century Code is
23 amended and reenacted as follows:

24 **35-31-02. Procedure to obtain lien.**

25 To obtain an agricultural supplier's lien, except an agricultural supplier's lien for furnishing
26 petroleum products, the person entitled to the lien, within one hundred twenty days after the
27 supplies are furnished or the services performed, shall file a ~~verified~~ statement signed by the
28 filer in the office of the recorder of any county in this state or in the office of the secretary of
29 state. To obtain an agricultural supplier's lien for furnishing and delivering petroleum products,
30 the person entitled to the lien, within one hundred fifty days after the petroleum products are
31 furnished or delivered, shall file a ~~verified~~ statement signed by the filer in the office of the

1 recorder of any county in the state or in the office of the secretary of state. The statement must
2 contain the following information:

- 3 1. The name and address of the person to whom the supplies were furnished.
- 4 2. The name and address of the supplier.
- 5 3. A description of the crops, agricultural products, or livestock and their amount or
6 number, if known, subject to the lien together with a reasonable description, including
7 the county as to the location of the crops, agricultural products, or livestock and the
8 year the crop is to be harvested or was harvested.
- 9 4. A description and value of the supplies and the first date furnished.
- 10 5. The social security number or, in the case of a debtor doing business other than as an
11 individual, the internal revenue service taxpayer identification number of the person to
12 whom the supplies were furnished.

13 The secretary of state shall prescribe one form that can be used to obtain a lien under this
14 section or gain protection under the central notice system, or both. Before a supplier's lien is
15 filed, a billing statement for the supplies furnished must include notice to the agricultural
16 producer that if the amount due to the agricultural supplier is not satisfied a lien may be filed.

17 **SECTION 5. AMENDMENT.** Section 47-16-03 of the North Dakota Century Code is
18 amended and reenacted as follows:

19 **47-16-03. Filing farm lease containing reservation of title to crop - Waiver of rights on**
20 **failure to file.**

- 21 1. When a lease of a farm contains a provision reserving title in the lessor to any part of
22 the crops in excess of the rental share of the lessor until the stated conditions of the
23 lease have been complied with by the lessee, such lease must be filed in the office of
24 the recorder in the county in which the land described therein is located prior to July
25 first in the year in which the crops are raised to render such reservation of title
26 effective as to subsequent purchasers or encumbrancers of any part of the grain over
27 and above the lessor's rental share produced upon the land.
- 28 2. The failure to file such lease or contract in accordance with this section constitutes a
29 waiver by the lessor of all rights reserved by that person over and above that person's
30 rental share in such crops as against any subsequent purchaser or encumbrancer of
31 the lessee.

- 1 3. The secretary of state may prescribe a form which includes the pertinent features of
2 the lease that may be filed as a real estate recording under this section and which also
3 meets the requirements for a lien ~~under chapter 35-31 regarding agricultural suppliers,~~
4 ~~or to gain protection~~ under the central notice system, ~~both~~. A lessor may file this form
5 with the recorder and obtain the same rights under this section as if the lessor had
6 filed the lease.
- 7 4. The fee required to file and index this notice of lease is:
- 8 a. As provided in section 11-18-05 if the notice of lease is only a real estate
9 recording;
- 10 b. As provided in section 41-09-06 if the notice of lease is filed only to gain
11 protection under the central notice system; or
- 12 c. As provided in section 11-18-05, if the notice of lease is both a real estate
13 recording and filed to gain protection under the central notice system. An
14 additional fee may not be charged for the same statement to gain protection
15 under the central notice system.