



Foreign Ownership of U.S. Agricultural Land Through December 31, 1996

Charles H. Barnard
Jacqueline Stokes



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National Agricultural Library Cataloging Record:

Barnard, Charles.

Foreign ownership of U.S. agricultural land through December 31, 1996.
(Statistical bulletin (United States. Dept. Of Agriculture) ; no. 941)

1. Farms--United States--Foreign ownership--Statistics.
2. Real property--United States--Foreign ownership--Statistics.
3. Investments, Foreign--United States--Statistics. I. Stokes, Jacqueline.
II. United States. Dept. of Agriculture. Economic Research Service. III. Title.

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Foreign Ownership of U.S. Agricultural Land Through December 31, 1996, by Charles H. Barnard and Jacqueline Stokes. Resource Economics Division, Economic Research Service, U.S. Department of Agriculture. Statistical Bulletin No. 941.

Abstract

Foreign persons owned 14.5 million acres of U.S. agricultural land as of December 31, 1996. This is slightly more than 1 percent of all privately held agricultural land and 0.64 percent of all land in the United States. These and other findings are based on an analysis of reports submitted in compliance with the Agricultural Foreign Investment Disclosure Act of 1978.

Keywords: Agricultural land, foreign landownership, landholdings, land acquisitions, land dispositions.

Preface

This report is made pursuant to section 5 of the Agricultural Foreign Investment Disclosure Act of 1978, which, among other things, requires the Secretary of Agriculture to prepare an analysis of foreign ownership of U.S. agricultural land. The act requires an annual report to the President and the Congress on a calendar-year basis. This report covers information received through December 31, 1996.

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Summary

Foreign persons reported that they owned 14.5 million acres, or slightly more than 1 percent of the 1.3 billion acres of privately owned U.S. agricultural land (farm and forest land) as of December 31, 1996. This is a decrease of 833,107 acres from 1995. These and other findings are based on an analysis of reports submitted to the U.S. Department of Agriculture under the Agricultural Foreign Investment Disclosure Act (AFIDA) of 1978.

Information received at the time of reporting shows that forest land accounts for 46 percent of all foreign-owned acreage, cropland for 17 percent, pasture and other agricultural land for 34 percent, and nonagricultural land for 3 percent.

Corporations own 76 percent of the acreage; partnerships, 12 percent; and individuals, 6 percent. The remaining 6 percent is held by estates, trusts, institutions, associations, and others.

U.S. corporations in which foreign persons have a significant interest or substantial control reported owning 58 percent of the foreign-held acreage. The remaining 42 percent was reported as held by foreign persons not affiliated with a U.S. corporation.

Foreign persons from Canada, the United Kingdom, Germany, and France account for 56 percent of the foreign-held acreage. Foreign persons from Japan own less than 4 percent of the foreign-owned acres.

A number of parcels are owned only in part by foreign investors; that is, the foreign interest in some parcels is less than 100 percent, with the remaining percentage being owned, for example, by a U.S. partnership. When the 14.5 million acres are adjusted for these partial interests, the total foreign-owned acreage drops to an equivalent of 13.0 million acres.

The largest number of acres owned by foreign persons in any one State was reported in Maine. Foreign holdings in Maine account for 18 percent of Maine's privately owned agricultural land and 22 percent of all the reported foreign-owned agricultural land nationwide. Four companies own 92 percent of the foreign-held acres in Maine, almost all in forest land. Two companies are Canadian, one is French, and the fourth is a U.S. corporation that is partially Canadian owned.

Except for Maine, foreign holdings are concentrated in the South and West, each containing 32 and 31 percent, respectively, of all reported foreign holdings of U.S. agricultural land.

Foreign persons do not appear to be taking purchased agricultural land out of production. No change in intended use at the time of filing was reported for 94 percent of the acres.

No change in tenure was reported for 57 percent of the acres, while some change was reported for 28 percent of the acres. No responses regarding tenure change were received for the remaining 15 percent of the acres.

Foreign ownership of U.S. agricultural land has remained relatively steady from 1981 through 1996, slightly above or below 1 percent of the privately owned agricultural land in the United States.

Foreign Ownership Of U.S. Agricultural Land Through December 31, 1996

Charles H. Barnard and Jacqueline Stokes*

A Report to the President and the Congress
Under the Agricultural Foreign Investment Disclosure Act of 1978

Introduction

Foreign individuals and entities reported owning 14.5 million acres of U.S. agricultural land as of December 31, 1996. This is slightly more than 1 percent of all privately owned U.S. agricultural land and approximately 0.64 percent of all land in the United States.

Summary of the Act and Regulations

The Agricultural Foreign Investment Disclosure Act of 1978 (AFIDA),¹ as implemented by the regulations,² required all foreign persons holding agricultural land as of February 1, 1979, to file a report of such holdings with the Secretary of Agriculture by August 1, 1979. All foreign persons who acquire or dispose of agricultural land thereafter are required to report such transactions within 90 days of the transfer. In addition, any foreign person who holds land that subsequently becomes or ceases to be agricultural land or any person who holds agricultural land who subsequently becomes or ceases to be a foreign person must also file a report within 90 days of such change.

AFIDA specifies in detail the information to be supplied by the foreign person and provides that necessary additional information may be obtained by the Secretary. The information required to be reported consists of the legal name and address of the foreign person; citizenship, if an individual; if not an individual or a government, nature of the legal entity, including the entity's country of creation and principal place of business; type of interest; legal description; acreage; purchase price or any other consideration given; intended use; where applicable, information about the representative of the foreign person; how the interest in the land was transferred; the relationship of the foreign owner to the operator; type of rental agreement, if any; and the date the interest in the land was transferred. In the case of a disposition, the party disposing of the interest is also required to give the legal name and address of the purchaser; citizenship, if the purchaser is an individual; and if the purchaser is not an individual or government, the nature of the entity, country of creation, and principal place of business. Any change in the legal name or address of the foreign person must also be

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¹ Pub. L. No. 95-460, 7 U.S.C. §§ 3501-3508 (1988).

² 7 C.F.R. §§ 781.1-.6 (1994). See 7 C.F.R. §§ 2.21(b)(29), .27(a)(12), .65(a)(30), and .84(a)(7) (1994) for the delegation of authority.

reported within 90 days of such changes. Failure to comply with AFIDA subjects the foreign owner to a possible civil penalty of up to 25 percent of the fair market value of the interest held in the land in question.

In accordance with section 7 of the act, completed report forms are made available for public inspection in Washington, DC, within 10 days of receipt by the Secretary. Section 6 of the act requires that every 6 months the Secretary transmit to each State completed report forms for foreign-owned agricultural land in that State.

Definitions

For this report, the term "holdings" applies to all U.S. agricultural land owned by foreign persons as of December 31, 1996. For transactions that occurred in 1996, the terms "acquisitions" and "dispositions" refer to U.S. agricultural lands acquired or disposed of by foreign persons. These terms are used as the titles for subsequent sections, which analyze the reported data.

"Agricultural land" is defined in the act as all land used for agricultural, forestry, or timber production. The regulations further define agricultural land as all land used for farming, ranching, or timber and include currently idle land if its last use within the past 5 years was for farming, ranching, or timber production. The regulations also exempt all agricultural land not more than 10 acres in the aggregate if the annual gross receipts from the sale of farm, ranch, or timber products from such land do not exceed \$1,000.

AFIDA requires reporting "any interest" in the land other than a security interest (a mortgage or other debt-securing instrument). The regulations exempt leaseholds of less than 10 years' duration, contingent future interests, noncontingent future interests that do not become possessory upon termination of the present estate, nonagricultural easements and rights-of-way, and interests solely in mineral rights.

A "foreign person," as defined in the act, includes any individual who: (1) is not a U.S. citizen or national, (2) is not a citizen of the Northern Mariana Islands or the Trust Territory of the Pacific Islands, or (3) is not lawfully admitted into the United States for permanent residence. Any person who holds an Immigration and Naturalization Service Form I-151 or I-551 (green card) is considered lawfully admitted for permanent residence and is exempt from the requirements of the act. Foreign governments, entities which are created under the laws of or have their principal place of business in a foreign country, and U.S. entities in which there is a significant foreign interest or substantial control are also defined as foreign persons under the act.

For this study, individuals are defined as one person or a husband and wife. The "partnership" category includes all legally defined partnerships, joint ventures, and tenancies in common that include two or more persons who are not married. The term partnership does not differentiate between joint tenancies and tenancies in common. In the interest of simplicity and brevity, fine legal distinctions, however important in an individual case, are ignored.

Each foreign entity holding land is required to file a report. Therefore, if two individuals own land as a partnership, the partnership is to file one report as a partnership, with the partners' names and citizenship listed on the back of the form. Occasionally, however, two people will file as individuals, each filing a separate report on the same land with a partial interest of, for example, 49 percent listed on each form. Because it is not always possible to distinguish separate reports for the same land, two such individuals cannot be differentiated from one partnership. This may occur when there is no legal partnership but individuals own the land as tenants in common. If they file together on one form, they are automatically considered a partnership. If they file separately, they are generally considered individuals. Therefore, the data on individuals and partnerships and the number of reported parcels should be used with caution.

The act is designed to impute foreign person status to certain U.S. entities holding direct and indirect interests in U.S. agricultural land. For purposes of the act, this is accomplished by defining each successive link in a chain of U.S. entities containing foreign interests as a foreign person. However, only the foreign person who actually holds the direct interest in the land (that is, the first layer or tier) is considered the reporting entity. This entity need not actually be foreign, but under the act, it is deemed a foreign person because another foreign person holds a significant interest or substantial control in it. In some instances, that second tier also may not actually be foreign but may be deemed foreign under the act for the same reason. The regulations define "significant interest or substantial control" to mean a 10-percent or more interest in the entity if held by a single foreign person or a group of foreign persons acting in concert, or a 50-percent or more interest if held by a group of foreign persons not acting in concert, none of whom individually holds a 10-percent or greater interest in that entity.

Under the regulations, the reporting entity (other than an individual or government), whether domestic or foreign, is required to provide information (names, addresses, citizenship, and the nature of the entity, if any) on the second-tier investments; that is, all foreign persons holding a significant interest or substantial control in the reporting entity. In turn, a second-tier entity may be required to provide information about foreign persons who hold a significant interest or substantial control in that entity.

When the foreign person is an individual from, or an entity created under the laws of, for example, Germany, the report is processed as "Germany." Where persons from many different countries hold direct and indirect interests in one piece of land, an attempt is made to identify the predominant country as the country of origin. When there is no predominant country, for example, an equal partnership between a Canadian and a German, the report is processed as "multiple." Reports filed by U.S. corporations with foreign shareholders are classified "U.S./- (foreign country)." For example, a U.S. corporation with a Canadian shareholder who has a significant interest or substantial control is processed as "U.S./Canada." Similarly, a U.S. corporation owned by another U.S. corporation in which a Canadian corporation has a significant interest or substantial control is processed as "U.S./Canada." Where foreign shareholders with a significant interest or substantial control are from a number of countries, none of which predominates, the report is processed as "U.S./multiple." If three or more tiers of U.S. corporations are listed with no foreign interest indicated, the report is processed as "U.S./third tier." Noncorporate entities with U.S. interests are processed under the predominant country of origin.

U.S. agricultural land owned by a U.S. entity deemed a foreign person under the act (the party legally responsible for providing the information required by the act) is reported from the standpoint of the U.S. entity rather than that of the foreign shareholder.

The AFIDA procedures provide for land to be reported by parcels. All land held in the same manner (type of interest), located in one county, and acquired at the same time, is considered a parcel and is to be reported on a single form. Land does not have to be adjacent to be considered part of one parcel. This parcel concept is intended to ease the reporting burden.

All parcels (and acres) for each owner have been combined under each owner. Therefore, the number of owners is less than the number of parcels. However, because owners do not always report their names in exactly the same way on each form, it is difficult to attribute these forms with great precision to one person or legal entity. Some foreign persons hold land in their own names and also hold interests in entities that own other lands. These entities are treated as separate owners.

The data in this report should be viewed in light of the foregoing caveats and those accompanying the tables. Reporters' errors must also be considered in reviewing this study. Resulting data deficiencies are noted where

appropriate. The "No report" category in the tables means that a response to the particular question was not made. Note that the acreage figures reported do not mean that they are wholly owned by foreign investors. Of the 14.5 million foreign-owned acres, 58 percent are owned by U.S. corporations in which there is a significant interest or substantial control by foreign persons (table 8). In addition, a number of acres are owned only in part by foreign investors. Table 2 gives the acre equivalent for foreign owners reporting partial interests in real estate. Partial interests reduce the 14.5 million to an equivalent of 13.0 million acres.

Analysis of Data Reported Under the Act

Holdings

Data in this section are derived from the 13,861 reports filed by foreign persons who held land as of December 31, 1996. These report forms account for 14,464,270 acres of all U.S. agricultural land. This is a decrease of 833,107 acres from the 15,297,377 acres foreign owners reported owning as of the end of 1995.³ This 833,107-acre decrease is less than the 2,413,614 acres disposed of during 1996, as reported in the "Dispositions" section. Reasons for this difference include the occurrence of sizeable transactions made prior to December 31, 1995, the closing date of last year's report, that were reported after that date, and because several large parcels were both acquired and disposed of during 1996.

Concentration of Foreign Ownership of U.S. Agricultural Land

Foreign persons have reported acreage holdings in all 50 States and Puerto Rico (table 1 and fig. 1). Except for Maine (described below), only a small percentage of privately held agricultural land in the other 49 States is foreign owned (table 1 and fig. 2). Deleting the acreage for Maine from the Northeast data, foreign investment in U.S. agricultural land is concentrated in the South and West, containing 32 and 31 percent, respectively, of all reported foreign holdings of U.S. agricultural land (table 9).

Maine has the largest amount of foreign-owned U.S. agricultural land, 3,234,890 acres, or 18 percent of the privately owned agricultural land in the State and approximately 22 percent of the reported foreign-owned agricultural land in the United States. Most of the foreign-owned agricultural land in Maine is 2,972,326 acres of (mostly) timber land owned by four companies. One company owns various percentage interests in 1,064,579 acres, another company owns 266,023 acres, a third company owns 914,517 acres, and the fourth company, accounting for 727,207 acres, is a U.S. corporation with substantial foreign interests.

Hawaii, Nevada, and Arizona have the next largest proportions of reported foreign-owned agricultural land to all privately owned agricultural land in their States. Texas has the second largest amount of foreign-owned acreage, 1,184,309 acres, but that represents only 0.8 percent of the privately owned agricultural land in Texas.

³ The 15,102,037 acres reported in last year's report understated the amount of foreign-held U.S. agricultural land because of late filings and filing errors. The 1995 figure has been adjusted upward to 15,297,377 acres.

Table 1--U.S. agricultural landholdings of foreign owners, by State, December 31, 1996

State	Total land area of State ¹ (1,000 acres)	Privately owned agricultural land ² (1,000 acres)	Foreign-owned agricultural land (Acres)	Proportion of foreign-owned to privately owned agricultural land (Percent)
Alabama	32,491	28,620	249,500	0.9
Alaska	365,333	500	195	NEG.
Arizona	72,645	10,502	351,944	3.4
Arkansas	33,330	27,981	260,471	0.9
California	100,031	44,042	947,778	2.2
Colorado	66,301	36,618	705,819	1.9
Connecticut	3,118	1,884	882	NEG.
Delaware	1,237	972	5,878	0.6
Florida	34,658	23,975	653,100	2.7
Georgia	37,156	32,338	490,503	1.5
Hawaii	4,112	1,998	180,075	9.1
Idaho	52,744	15,256	22,920	0.2
Illinois	35,613	31,633	208,708	0.7
Indiana	22,996	20,493	97,600	0.5
Iowa	35,818	33,582	33,191	0.1
Kansas	52,338	49,780	65,022	0.1
Kentucky	25,388	22,578	117,859	0.5
Louisiana	28,494	24,523	727,391	3.1
Maine	19,837	18,065	3,234,890	17.9
Maryland	6,296	4,510	51,902	1.2
Massachusetts	5,008	2,664	2,029	0.1
Michigan	36,451	25,742	347,490	1.3
Minnesota	50,911	36,343	222,322	0.6
Mississippi	30,229	26,713	193,657	0.7
Missouri	44,125	39,289	71,970	0.2
Montana	93,048	53,052	462,879	0.9
Nebraska	49,052	45,444	74,441	0.2
Nevada	70,332	8,248	388,393	4.7
New Hampshire	5,756	4,251	15,871	0.4
New Jersey	4,779	2,438	18,369	0.8
New Mexico	77,654	35,705	786,456	2.2
New York	30,321	21,893	283,483	1.3
North Carolina	31,260	26,392	194,038	0.7
North Dakota	44,352	39,211	26,375	0.1
Ohio	26,243	22,519	184,544	0.8
Oklahoma	43,939	38,500	59,765	0.2
Oregon	61,558	28,022	232,861	0.8
Pennsylvania	28,728	21,518	104,207	0.5
Puerto Rico	NA	NA	839	NEG.
Rhode Island	675	357	17	NEG.
South Carolina	19,330	15,851	172,598	1.1
South Dakota	48,609	39,556	41,441	0.1
Tennessee	26,339	21,873	86,680	0.4
Texas	167,691	154,417	1,184,309	0.8
Utah	52,527	11,892	57,623	0.5
Vermont	5,935	5,153	86,934	1.7
Virginia	25,410	20,963	146,286	0.7
Washington	42,567	22,530	190,793	0.8
West Virginia	15,436	13,531	175,661	1.3
Wisconsin	34,833	26,729	28,083	0.1
Wyoming	62,073	24,459	218,228	0.9
Total	2,265,107	1,265,105	14,464,270	1.1

¹ 1980 land area from Geography Division, Census Bureau.

² Privately held land based on A. Daugherty, unpublished data, U.S. Dept. Agr., Econ. Res. Serv., 1987. Estimate of total land less public, Indian, transportation, and urban lands. Includes forest land, pastureland, cropland, range, and miscellaneous.

NEG. = Negligible

NA = Not available

Figure 1

State Concentration of Foreign Ownership of Agricultural Land, December 31, 1996

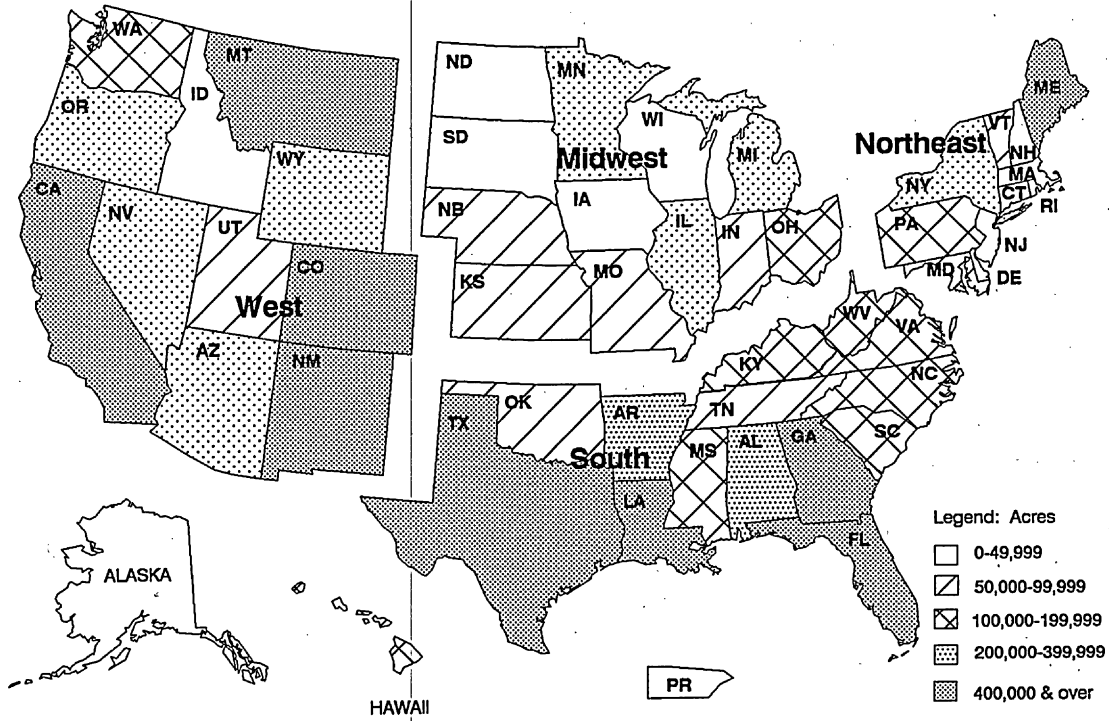
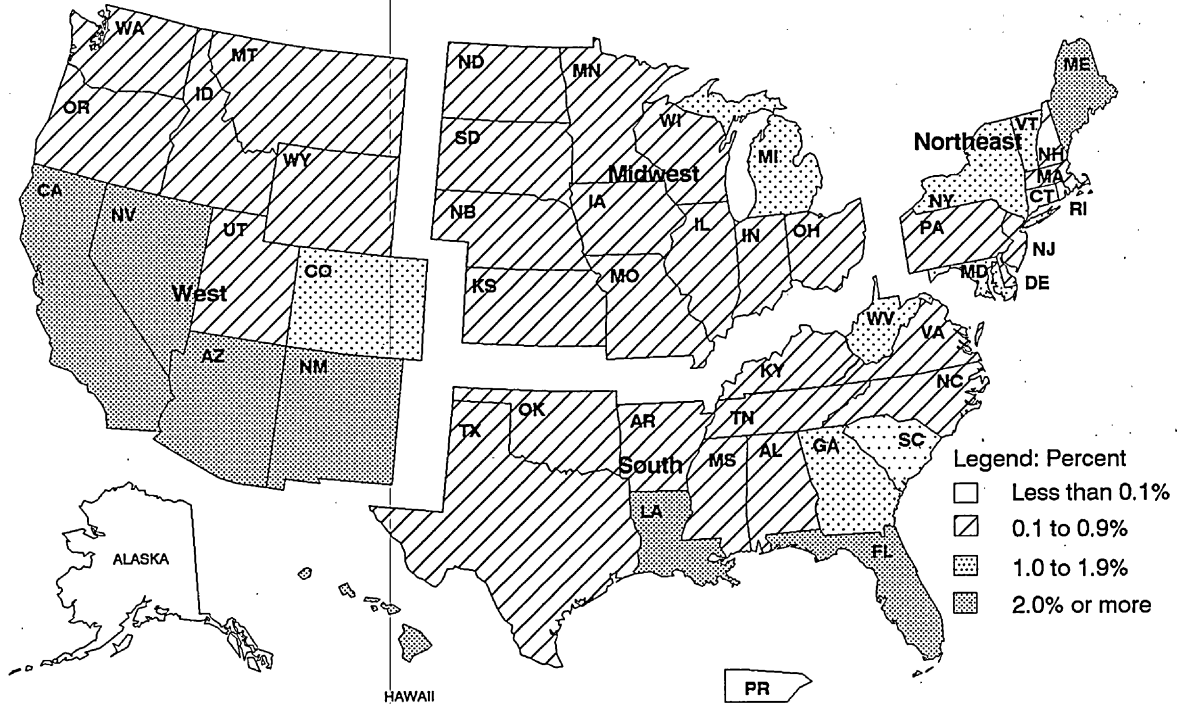


Figure 2

Proportion of Foreign-Owned Agricultural Land to All Privately Owned Agricultural Land in the United States, December 31, 1996



Characteristics of Foreign Owners

Type of Foreign Owner. Corporations are the most common type of owner. They account for 42 percent of the owners, followed by individuals, 39 percent, and partnerships, 15 percent (table 2). The remaining 4 percent of the owners are estates, trusts, institutions, associations, and others such as real estate investment trusts, church groups, and foreign organizations not identifiable with the above categories.

Corporations own 56 percent of the parcels and 76 percent of the acreage; individuals, 28 percent of the parcels and 6 percent of the acreage; partnerships, 13 percent of the parcels and 12 percent of the acreage; and all others, 3 percent of the parcels and 6 percent of the acreage. When partial interests are taken into account, foreign-owned acreage drops from 14.5 million acres to 13.0 million, but distribution among the types of owners remains relatively the same.

Corporate-held parcels average 1,421 acres, or 3,412 acres per holder, while individual-held parcels average 237 acres, or 302 acres per holder. Partnership holdings average 948 acres per parcel, or 1,472 acres per holder, and all other holdings average 1,733 acres per parcel, or 3,000 acres per holder.

Size of Holding. Individuals tend to own smaller acreages than corporations (tables 2 and 3). Owners of parcels of less than 300 acres (62 percent of all of the foreign owners) hold only 3 percent of the land and owners of parcels with 300 acres or more (the remaining 38 percent) hold 97 percent of the land (table 4). Part of this concentration may be explained by the definition of agricultural land, which includes extensive uses of land such as ranching and forestry and intensive uses of land such as orchards and vegetable farms. The different unit sizes due to differences in use may also explain part of the acreage differences in foreign-held land among the States.

Table 2--U.S. agricultural landholdings, by type of foreign owner,
December 31, 1996
(Number)

Owner	Owners	Parcels	Acres	Parcels with partial interest ¹	Acreage equivalent ²
Individual	3,008	3,833	908,650	286	817,448
Corporation	3,238	7,777	11,048,090	396	9,816,233
Partnership	1,143	1,775	1,682,501	204	1,575,797
Estate	9	12	1,050	1	1,036
Trust	222	380	231,197	7	230,025
Institution	3	3	1,075	1	1,015
Association	3	4	9,561	2	7,769
Other	38	77	582,146	2	582,087
Total	7,664	13,861	14,464,270	899	13,031,410

¹ Parcels with partial interests are parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

² Acreage equivalent equals the total acreage reported multiplied by the percentage held by the foreign owner.

Table 3--Foreign owners of U.S. agricultural landholdings,
by State, December 31, 1996
(Number)

State and U.S. Territory	Individual		Organization	
	Parcels	Acres	Parcels	Acres
Alabama	24	481	366	249,019
Alaska	1	75	2	120
Arizona	27	11,785	184	340,159
Arkansas	63	30,031	141	230,440
California	208	64,856	993	882,922
Colorado	137	106,272	269	599,547
Connecticut	4	109	13	773
Delaware	4	926	9	4,952
Florida	423	29,791	879	623,309
Georgia	164	56,395	802	434,108
Hawaii	22	2,055	79	178,020
Idaho	12	6,707	39	16,213
Illinois	50	10,342	500	198,366
Indiana	43	5,949	160	91,651
Iowa	67	15,530	76	17,661
Kansas	40	10,282	92	54,740
Kentucky	48	7,751	259	110,108
Louisiana	17	8,658	121	718,733
Maine	29	17,486	182	3,217,404
Maryland	50	9,402	135	42,500
Massachusetts	2	252	8	1,777
Michigan	55	7,957	76	339,533
Minnesota	20	6,723	145	215,599
Mississippi	7	1,437	216	192,220
Missouri	46	17,219	101	54,751
Montana	65	45,026	110	417,853
Nebraska	9	2,800	33	71,641
Nevada	2	693	26	387,700
New Hampshire	10	1,549	22	14,322
New Jersey	9	1,206	46	17,163
New Mexico	53	11,413	95	775,043
New York	262	51,039	167	232,444
North Carolina	44	7,641	178	186,397
North Dakota	39	11,578	21	14,797
Ohio	78	14,703	225	169,841
Oklahoma	13	7,885	79	51,880
Oregon	50	11,430	87	221,431
Pennsylvania	29	2,773	285	101,434
Puerto Rico	4	579	6	260
Rhode Island	0	0	1	17
South Carolina	60	13,987	231	158,611
South Dakota	41	10,971	26	30,470
Tennessee	78	17,663	96	69,017
Texas	697	161,653	1,153	1,022,656
Utah	5	1,151	38	56,472
Vermont	343	26,420	191	60,514
Virginia	118	18,693	410	127,593
Washington	165	16,718	358	174,075
West Virginia	14	2,077	183	173,584
Wisconsin	67	11,007	56	17,076
Wyoming	15	29,524	58	188,704
Total	3,833	908,650	10,028	13,555,620

In States where foreign persons own few parcels, the possibility of one or two unusual situations prevents any generalization about concentration. For example, one large timber holding by a foreign person in a State with a large number of field-crop farms could easily be misinterpreted to suggest that a single foreign person was taking over the farming of the State.

Purchase Price and Value of Holdings. As noted earlier under "Type of Foreign Owner," corporations own 76 percent of the acreage. Corporate purchase price and nonpurchase price (estimated value) at time of acquisition account for 68 percent of the total price (table 5). The average per acre purchase price and nonpurchase price (estimated value) at time of acquisition was the lowest for corporations at \$683; followed by "all others," \$715; individuals, \$935; and partnerships, \$1,208.

Table 4--Foreign-owned U.S. agricultural landholdings, by size of holding, December 31, 1996

Size (Acres)	Owners (Number)	Parcels (Number)	Acres (Number)
Less than 20	896	945	9,275
20-59	1,376	1,575	47,325
60-99	731	867	56,669
100-299	1,753	2,249	309,309
300-999	1,635	2,557	899,949
1,000 or more	1,273	5,668	13,141,743
Total	7,664	13,861	14,464,270

Table 5--Value of U.S. agricultural landholdings, by type of foreign owner, December 31, 1996

Owner	Owners (Number)	Acres with purchase price reported (Number)	Purchase price ¹ (1,000 dollars)	Acres with non-purchase price reported (Number)	Nonpurchase price ¹ (1,000 dollars)
Individual	3,008	769,131	800,209	139,519	49,499
Corporation	3,238	8,348,593	6,411,626	2,699,497	1,131,081
Partnership	1,143	1,441,882	1,828,447	240,619	204,352
Estate	9	350	1,255	700	59
Trust	222	213,178	250,430	18,019	10,989
Institution	3	1,075	1,367	0	0
Association	3	9,402	12,789	159	465
Other	38	531,959	295,484	50,187	16,985
Total	7,664	11,315,570	9,601,607	3,148,700	1,413,430

¹ Purchase price and nonpurchase price (estimated value) at time of acquisition.

For recent acquisitions, purchase price generally will be close to, but not necessarily the same as, current value. As time passes, purchase price becomes a poor indicator of current value. For this reason, reported current value by date of acquisition was adjusted to January 1996 for all years prior to 1996 (table 6). The total adjusted current value indicates a 14-percent increase from the reported current value. The adjustment factor was based on the national average change in farmland value over time. The adjusted current values are not presented as absolute values for the foreign-owned land in this report but should be viewed as approximations of change in value.

The data in table 6 are not intended in any manner to indicate trends over time in the level of acquisitions by foreign persons. (See table 40 for trends data.) Acreage owned in the years listed is the total amount of land that was reported purchased during that year and which remained foreign owned as of December 31, 1996. Because land is disposed of by foreign owners or there are changes in status from foreign to nonforeign or from agricultural to nonagricultural, acreage amounts in each year are reduced by these land dispositions or status changes.

Table 6--Value of foreign-owned U.S. agricultural landholdings, by date of acquisition, December 31, 1996

Date acquired	Parcels (Number)	Acres (Number)	Acres with purchase price reported (Number)	Purchase price ¹ (1,000 dollars)	Acres with non-purchase price reported (Number)	Non-purchase price ¹ (1,000 dollars)
1996	334	969,657	968,293	558,629	1,364	2,871
1995	515	432,314	413,436	220,278	18,878	25,703
1994	418	1,154,817	173,225	181,023	981,592	167,187
1993	478	602,123	413,021	211,892	189,102	60,346
1992	589	520,864	320,725	333,411	200,139	72,526
1991	562	281,834	248,601	329,838	33,233	61,533
1990	798	879,252	696,599	550,153	182,653	164,624
1989	602	990,001	909,583	667,177	105,948	84,079
1988	561	953,566	778,643	645,804	174,923	64,947
1987	424	428,860	336,357	269,087	92,503	50,426
1986	443	454,429	238,670	293,754	215,759	178,784
1985	313	334,284	234,468	300,981	99,816	41,221
1984	417	450,192	394,961	348,509	55,231	141,684
1983	499	270,913	246,249	353,465	24,664	19,952
1982	627	525,332	328,087	447,978	197,245	66,884
1981	1,046	933,136	742,913	732,570	190,223	93,772
1980	950	593,386	565,370	752,352	28,016	43,646
1979	1,038	822,675	779,001	1,049,168	43,674	25,926
1978	867	449,934	441,477	437,022	8,457	7,210
1977	466	355,913	346,187	297,841	9,726	5,644
1976	365	411,266	338,278	183,445	72,988	9,295
1975	216	165,749	162,444	92,261	3,305	1,714
1970-74	674	431,175	391,419	247,329	39,756	10,633
1960-69	433	502,114	413,286	79,729	88,828	8,422
Before 1960	226	550,484	459,807	24,382	90,677	4,401
Total	13,861	14,464,270	11,341,100	9,608,078	3,148,700	1,413,430

Continued---

Table 7 adjusts reported current value by State for the same reasons given in the discussion of table 6. Because the reported current value in table 7 is adjusted by each State's average annual change in farmland value, the total adjusted current value will differ from that of table 6. Simply explained, not all land values in table 6 would have changed at the national average. Therefore, the total adjusted current value in table 7 should be a better measure of value than that of table 6. The total adjusted current value by State indicates a 21-percent increase from the reported current value.

Country of Origin. Of the 14,464,270 acres of foreign-held agricultural land reported by foreign persons, 58 percent is held by U.S. corporations with foreign interests. The remaining 42 percent is held by foreign persons not connected with a U.S. corporation (table 8).

Table 6--Value of foreign-owned U.S. agricultural landholdings, by date of acquisition, December 31, 1996---Continued

Date acquired	Acres with current value reported (Number)	Reported current value ² (1,000 dollars)	Adjusted current value ³ (1,000 dollars)
1996	969,657	550,785	550,785
1995	432,314	250,345	260,359
1994	1,154,817	349,130	384,043
1993	602,123	274,597	321,278
1992	520,864	410,360	496,536
1991	281,834	395,061	481,974
1990	879,252	700,720	868,893
1989	990,001	760,911	966,357
1988	953,566	716,956	967,891
1987	428,860	326,501	457,101
1986	454,429	436,988	598,674
1985	334,246	311,995	383,754
1984	449,987	489,768	528,949
1983	270,621	384,272	403,486
1982	523,965	563,819	563,819
1981	928,403	845,368	803,100
1980	512,700	658,185	658,185
1979	747,736	910,662	1,001,728
1978	377,963	444,231	488,654
1977	297,816	466,000	512,600
1976	359,697	216,743	238,417
1975	107,769	112,849	124,134
1970-74	299,334	331,188	364,307
1960-69	293,562	153,973	169,370
Before 1960	532,877	91,997	101,197
Total	13,704,393	11,153,404	12,695,590

¹ Purchase price and nonpurchase price (estimated value) at time of acquisition.

² Reported current value reflects value at time of reporting after February 1, 1979.

³ Reported current value adjusted to January 1, 1996. Reported current value for holdings acquired in 1996 is unadjusted.

Table 7--Value of foreign-owned U.S. agricultural landholdings, by State, December 31, 1996

State and U.S. Territory	Acres (Number)	Reported value ¹ (1,000 dollars)	Acres with current value reported (Number)	Reported current value ² (1,000 dollars)	Adjusted current value ³ (1,000 dollars)
Alabama	249,500	153,487	242,049	154,394	244,699
Alaska	195	117	195	117	139
Arizona	351,944	303,859	278,957	311,369	386,252
Arkansas	260,471	155,809	258,156	155,813	114,844
California	947,778	1,924,721	892,741	1,940,011	2,194,533
Colorado	705,819	414,764	681,850	412,966	514,788
Connecticut	882	4,669	773	3,450	6,948
Delaware	5,878	17,449	5,610	16,495	31,082
Florida	653,100	1,243,307	631,676	1,384,031	1,857,821
Georgia	490,503	441,043	463,129	465,604	562,091
Hawaii	180,075	661,551	179,841	660,266	846,717
Idaho	22,920	10,349	22,111	11,125	16,679
Illinois	208,708	295,247	206,287	299,614	341,395
Indiana	97,600	121,932	96,898	110,323	125,732
Iowa	33,191	50,817	31,540	54,937	51,660
Kansas	65,022	36,408	62,778	38,021	38,467
Kentucky	117,859	232,029	112,371	232,067	315,484
Louisiana	727,391	465,145	710,140	470,483	457,946
Maine	3,234,890	280,928	3,165,033	270,365	336,902
Maryland	51,902	134,681	48,685	143,687	219,414
Massachusetts	2,029	1,550	1,844	1,122	1,836
Michigan	347,490	105,457	346,213	97,645	116,570
Minnesota	222,322	22,170	93,904	19,038	19,861
Mississippi	193,657	172,145	188,208	170,922	193,478
Missouri	71,970	70,438	67,053	63,633	68,838
Montana	462,879	78,286	430,519	79,457	94,737
Nebraska	74,441	10,643	72,961	23,751	22,711
Nevada	388,393	21,013	388,393	21,099	27,244
New Hampshire	15,871	7,074	14,850	6,389	12,170
New Jersey	18,369	85,735	16,399	71,729	122,345
New Mexico	786,456	88,354	751,588	101,557	150,790
New York	283,483	87,867	279,039	92,543	133,225
North Carolina	194,038	222,817	182,715	272,478	346,407
North Dakota	26,375	4,960	24,115	7,488	7,763
Ohio	184,544	173,559	183,281	169,299	190,445
Oklahoma	59,765	22,217	59,765	23,569	24,658
Oregon	232,861	160,348	198,551	164,335	215,515
Pennsylvania	104,207	106,822	103,773	113,357	157,550
Puerto Rico	839	696	839	938	1,011
Rhode Island	17	600	17	600	630
South Carolina	172,598	155,877	164,947	152,475	183,065
South Dakota	41,441	14,614	36,422	13,968	12,124
Tennessee	86,680	85,014	82,412	76,447	102,278
Texas	1,184,309	1,456,905	1,075,309	1,322,132	1,365,316
Utah	57,623	62,081	56,812	126,389	191,188
Vermont	86,934	81,197	85,061	85,857	147,743
Virginia	146,286	325,931	130,350	319,318	393,480
Washington	190,793	216,211	159,277	221,432	264,157
West Virginia	175,661	127,902	175,259	102,951	124,251
Wisconsin	28,083	47,544	25,469	46,302	54,982
Wyoming	218,228	50,687	218,228	50,046	56,306
Total	14,464,270	11,015,026	13,704,393	11,153,404	13,466,270

¹ Reported value is purchase price or nonpurchase price (estimated value) at time of acquisition.

² Reported current value reflects value at time of reporting after February 1, 1979.

³ Reported current value adjusted to January 1, 1996. Reported current value for holdings acquired in 1996 is unadjusted.

Table 8--U.S. agricultural landholdings, by country of foreign owner,
December 31, 1996
(Number)

Country	Owners	Parcels	Acres
Argentina	37	45	12,578
Australia	19	22	6,819
Austria	60	89	29,486
Bahamas	37	54	36,325
Belgium	88	104	66,085
Belize	4	6	549
Bermuda	50	66	73,615
Bolivia	2	2	11
Brazil	10	19	10,336
British Virgin Islands	30	103	181,278
Canada	1,348	1,687	1,839,886
Cayman Islands	45	56	36,623
Chile	7	10	2,055
China	6	8	756
Colombia	32	38	11,601
Costa Rica	8	10	13,835
Croatia	2	2	1,023
Cuba	3	4	58
Czech Republic	2	2	347
Denmark	17	20	13,241
Dominican Republic	12	12	2,108
Ecuador	21	27	951
Egypt	14	16	2,167
El Salvador	3	3	128
France	146	189	129,916
Gambia	1	1	294
Germany	1,065	1,823	759,352
Gibraltar	2	3	478
Greece	14	20	60,091
Guatemala	10	11	1,102
Guyana	1	1	35
Honduras	12	12	1,018
Hong Kong	62	90	15,086
Hungary	1	1	103
India	13	17	1,784
Indonesia	4	6	1,423
Iran	20	23	2,343
Ireland	5	13	10,406
Israel	5	6	951
Italy	36	47	38,930
Ivory Coast	1	1	119
Jamaica	4	4	567
Japan	117	156	202,100
Jordan	16	18	1,580
Kampuchea	1	1	31
Korea (South)	9	10	1,855
Kuwait	11	16	20,188
Laos	1	1	31
Lebanon	32	43	12,664
Liberia	16	24	30,981
Liechtenstein	115	166	133,294
Luxembourg	6	8	3,109
Malaysia	4	8	7,948
Mexico	231	293	179,999
Morocco	2	5	1,035
Namibia	2	3	197
Nepal	1	1	68
Netherlands	247	326	112,324
Netherlands Antilles	287	376	354,661
New Zealand	5	6	14,011
Nicaragua	3	4	1,378
Norway	18	18	4,084
Oman	2	5	454
Pakistan	7	7	982
Panama	125	154	120,114
Peru	19	20	308

Table 8--U.S. agricultural landholdings, by country of foreign owner,
December 31, 1996---Continued
(Number)

Country	Owners	Parcels	Acres
Philippines	31	41	3,938
Poland	1	1	147
Portugal	8	11	4,146
Russia	2	5	771
St Vincent	2	4	2,637
Saudi Arabia	44	61	31,956
Senegal	1	1	10
Singapore	4	16	485,263
Somalia	1	1	11
South Africa	7	8	2,673
Spain	22	27	5,593
Sweden	31	50	56,806
Switzerland	390	540	291,552
Syria	6	8	2,689
Taiwan	33	37	8,142
Tanzania	2	2	10,143
Thailand	8	10	1,835
Trinidad & Tobago	3	3	94
Turkey	1	1	38
Turks Islands	9	13	3,292
United Arab Emirates	13	16	4,149
United Kingdom	245	384	515,277
Uruguay	6	8	10,807
Venezuela	91	144	21,966
Vietnam	1	1	152
Zimbabwe	1	1	230
Multiple	49	68	52,914
Third tier	14	18	13,498
Subtotal ¹	5,562	7,822	6,099,984
US/Andorra	1	1	3,741
US/Argentina	5	8	4,056
US/Australia	10	13	5,186
US/Austria	17	22	27,762
US/Bahamas	19	45	66,429
US/Barbados	1	1	41
US/Belgium	29	120	88,912
US/Bermuda	16	68	39,013
US/Brazil	6	55	13,022
US/British Virgin Islands	18	32	303,607
US/Canada	247	1,016	1,817,357
US/Cayman Islands	13	25	32,201
US/Chile	2	4	9,948
US/China	4	8	12,840
US/Colombia	9	13	11,435
US/Costa Rica	1	1	407
US/Denmark	9	17	8,318
US/Dominican Republic	1	1	589
US/Ecuador	3	3	1,632
US/Egypt	6	19	2,951
US/El Salvador	4	6	607
US/Finland	3	6	2,227
US/France	115	443	1,108,128
US/Germany	240	1,021	867,220
US/Greece	3	4	5,249
US/Guatemala	2	3	412
US/Guyana	1	2	334
US/Honduras	1	1	37
US/Hong Kong	19	25	131,139
US/Indonesia	3	5	644
US/Iran	5	6	1,861
US/Iraq	1	1	800
US/Ireland	2	10	1,942
US/Israel	2	3	414

Table 8--U.S. agricultural landholdings, by country of foreign owner,
December 31, 1996---Continued
(Number)

Country	Owners	Parcels	Acres
US/Italy	20	26	109,211
US/Japan	210	352	314,460
US/Jordan	3	3	434
US/Kenya	1	1	32
US/Korea (South)	2	2	85
US/Kuwait	7	13	8,330
US/Lebanon	4	5	411
US/Liberia	13	16	24,644
US/Libyan Arab Republic	2	3	280
US/Liechtenstein	56	100	102,173
US/Luxembourg	23	34	234,551
US/Malaysia	1	1	300
US/Malta	1	1	500
US/Mexico	49	102	254,544
US/Netherlands	97	344	382,854
US/Netherlands Antilles	103	141	208,518
US/New Hebrides	1	1	883
US/New Zealand	3	4	49,403
US/Nicaragua	1	2	282
US/Norway	6	10	9,709
US/Pakistan	1	1	423
US/Panama	61	112	145,873
US/Paraguay	1	1	236
US/Peru	3	5	1,696
US/Philippines	10	14	9,250
US/Portugal	2	2	1,683
US/Qatar	1	1	219
US/Saudi Arabia	9	25	10,606
US/Singapore	4	12	92,467
US/South Africa	3	4	2,733
US/Spain	16	38	10,566
US/Sweden	9	10	5,233
US/Switzerland	200	450	333,899
US/Taiwan	52	73	46,148
US/Thailand	1	3	252
US/Trinidad & Tobago	1	1	20
US/Turkey	1	2	443
US/United Arab Emirates	3	21	4,747
US/United Kingdom	211	916	1,032,746
US/Uruguay	3	3	695
US/Venezuela	33	57	40,182
US/multiple	40	85	178,067
US/third tier	16	34	174,037
Subtotal ²	2,102	6,039	8,364,286
Total all landholdings	7,664	13,861	14,464,270

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Persons from the top 10 (of 94) countries own a combined total of 10,755,135 acres, or 74 percent of all reported foreign-owned holdings of U.S. agricultural land. Foreign persons from Canada own the largest amount of reported foreign-held acres of U.S. agricultural land, 3,657,243 acres, or 25 percent. Foreign persons from an additional three countries own more than 1,000,000 acres per country, including Germany and the United Kingdom (U.K.) (11 percent each), and France (9 percent); collectively, these three countries own 4,412,639 acres or 31 percent of the foreign-held acres of U.S. agricultural land. In excess of 400,000 acres per country are owned by foreign persons from Switzerland, Singapore, the Netherlands Antilles, Japan, the Netherlands, and the British Virgin Islands, representing 23 percent of total acres. Approximately 1.0 percent of the acreage, 187,535

acres, is owned by unidentifiable third-tier persons; that is, the acreage is not attributable to any foreign country of origin because no foreign country of origin is listed through the third tier of ownership.

In the South, foreign persons from Germany own 632,981 acres or 14 percent of the foreign-held acres (table 9). Foreign persons from Singapore, Canada, and the United Kingdom, collectively own 1,424,547 acres or 31 percent. Three percent of the acreage, 139,494 acres, is owned by unidentifiable third-tier foreign persons. Another 22 percent, 1,029,359 acres, is owned by foreign persons from Switzerland, the Netherlands Antilles, Mexico, and the British Virgin Islands.

In the West, foreign persons from the United Kingdom own more acres than any other single group--18 percent. Much of the U.K. figure is attributable to three U.S./U.K. corporations that own 26 parcels covering 481,763 acres. Foreign persons from Germany, Canada, and Japan reported owning 1,464,292 acres or 32 percent. An additional 1,105,178 acres, or 24 percent, were reported by foreign persons from the Netherlands, Mexico, Luxembourg, the Netherlands Antilles, and Switzerland.

In the Northeast, foreign persons from Canada own 2,379,757, or 63 percent of the foreign-held acreage. Ninety-two percent of this figure, 2,179,311 acres, is attributable to four companies with extensive forest holdings--one Canadian company with partial interests in 77 parcels covering 1,064,579 acres, a second Canadian company with 9 parcels covering 266,023 acres, a U.S./Canada corporation with 41 parcels covering 727,207 acres, and a second U.S./Canada corporation with 3 parcels covering 121,502 acres. A U.S./France corporation owns an additional 24 percent of the foreign-held acreage in the Northeast, consisting of 13 parcels totaling 914,579 acres.

In the Midwest, foreign persons from Canada, Germany, the British Virgin Islands, and the United Kingdom reported owning 953,758 acres, 64 percent of the foreign-held acreage in the region. An additional 10 percent of the acreage is owned by multiple entities (entities that have foreign owners from a number of countries, none of whom has a predominant interest).

Interest in Land

Of the 13,861 parcels of foreign-held U.S. agricultural land, 87 percent of the parcels, accounting for 83 percent of the reported acreage, is held in fee interest whole (that is, the owner holds the estate in its entirety). Partial interests are held in another 6 percent of the parcels covering another 13 percent of the acres (table 10).

Under the AFIDA regulations, leases of 10 years or longer are the only leases that need to be reported.⁴ Leases are treated separately because they represent a different type of interest. Questions on value, tenure, and method of acquiring land do not apply because the report form was not devised to deal with leases. Leases cover 1,072,888 acres of U.S. agricultural land. Timberland accounts for 390,911 acres, or 36 percent of the reported foreign leaseholds.

Method of Acquisition

More foreign investors reported paying cash for their U.S. agricultural landholdings than any other method of acquisition--52 percent of the parcels, covering 33 percent of the acreage (table 10). This compares with 24 percent of the parcels, containing 16 percent of the acreage, that were acquired by credit only, and 9 percent of the parcels, containing 29 percent of the acreage, that were acquired by "other method only." The "other method only" category includes mergers, corporations that became foreign because foreign persons obtained a significant interest or substantial control in the corporations, or an individual exchanging land for stock in a new corporation. The "cash and credit only" category covers an additional 8 percent of the parcels and 12 percent of the acres.

⁴ 7 C.F.R. § 781.2© (1994).

Table 9--Foreign ownership of U.S. agricultural landholdings, by U.S. region,
December 31, 1996
(Number)

Country	South		West		Northeast		Midwest	
	Parcels	Acres	Parcels	Acres	Parcels	Acres	Parcels	Acres
Argentina	35	5,834	6	4,866	3	1,798	1	80
Australia	9	4,025	5	1,440	3	419	5	935
Austria	61	23,534	5	1,149	6	575	17	4,228
Bahamas	39	9,342	7	18,645	7	1,138	1	7,200
Belgium	26	10,943	55	51,777	12	802	11	2,563
Belize	4	159	1	25	0	0	1	365
Bermuda	23	67,800	7	1,288	8	2,067	28	2,460
Bolivia	2	11	0	0	0	0	0	0
Brazil	16	9,839	1	320	1	137	1	40
British Virgin Islands	94	173,073	3	4,203	3	690	3	3,312
Canada	300	67,650	490	281,559	697	1,417,932	200	72,745
Cayman Islands	35	14,647	9	17,510	4	248	8	4,218
Chile	7	635	1	960	1	300	1	160
China	6	569	1	95	0	0	1	92
Colombia	37	11,501	0	0	0	0	1	100
Costa Rica	8	2,845	1	10,840	0	0	1	150
Croatia	1	863	0	0	0	0	1	160
Cuba	4	58	0	0	0	0	0	0
Czech Republic	1	27	0	0	0	0	1	320
Denmark	3	864	8	5,964	6	4,806	3	1,607
Dominican Republic	3	29	0	0	0	0	9	2,079
Ecuador	27	951	0	0	0	0	0	0
Egypt	13	1,928	1	97	1	100	1	42
El Salvador	3	128	0	0	0	0	0	0
France	99	18,103	50	94,332	22	12,079	18	5,402
Gambia	1	294	0	0	0	0	0	0
Germany	833	318,303	319	250,743	239	56,141	432	134,165
Gibraltar	3	478	0	0	0	0	0	0
Greece	11	57,972	2	1,439	2	90	5	590
Guatemala	8	553	0	0	2	307	1	242
Guyana	1	35	0	0	0	0	0	0
Honduras	12	1,018	0	0	0	0	0	0
Hong Kong	34	6,628	45	5,814	7	1,657	4	987
Hungary	0	0	0	0	1	103	0	0
India	5	1,108	11	653	1	23	0	0
Indonesia	4	752	2	671	0	0	0	0
Iran	5	396	7	481	5	788	6	678
Ireland	9	6,456	1	3,600	0	0	3	350
Israel	2	364	1	61	1	159	2	367
Italy	19	33,636	11	1,684	5	860	12	2,750
Ivory Coast	0	0	0	0	1	119	0	0
Jamaica	4	567	0	0	0	0	0	0
Japan	35	34,598	85	151,777	3	247	33	15,478
Jordan	12	719	1	571	2	229	3	61
Kampuchea	0	0	0	0	0	0	1	31
Korea (South)	6	764	2	957	1	100	1	34
Kuwait	9	19,020	2	224	1	217	4	727
Laos	1	31	0	0	0	0	0	0
Lebanon	24	7,198	5	2,410	4	239	10	2,817
Liberia	10	2,849	10	23,381	3	4,637	1	114
Liechtenstein	76	62,570	57	58,792	15	2,210	18	9,722
Luxembourg	3	2,289	2	505	2	29	1	286
Malaysia	4	40	4	7,908	0	0	0	0
Mexico	264	146,518	23	32,577	1	27	5	877
Morocco	0	0	1	360	3	515	1	160
Namibia	2	106	0	0	0	0	1	91
Nepal	1	68	0	0	0	0	0	0
Netherlands	170	49,068	59	36,190	32	10,070	65	16,996
Netherlands Antilles	216	175,094	95	149,213	31	6,578	34	23,776
New Zealand	4	13,661	2	350	0	0	0	0
Nicaragua	4	1,378	0	0	0	0	0	0
Norway	2	654	2	201	0	0	14	3,229
Oman	4	192	1	262	0	0	0	0
Pakistan	0	0	7	982	0	0	0	0

Table 9--Foreign ownership of U.S. agricultural landholdings, by U.S. region,
December 31, 1996---Continued
(Number)

Country	South		West		Northeast		Midwest	
	Parcels	Acres	Parcels	Acres	Parcels	Acres	Parcels	Acres
Panama	116	81,000	24	29,402	6	2,622	8	7,090
Peru	17	182	1	81	1	15	1	30
Philippines	14	1,358	24	2,424	0	0	3	156
Poland	0	0	0	0	1	147	0	0
Portugal	2	510	8	3,251	1	385	0	0
Russia	1	10	0	0	4	761	0	0
St Vincent	3	1,318	0	0	1	1,319	0	0
Saudi Arabia	43	16,470	12	11,197	1	3,628	5	661
Senegal	1	10	0	0	0	0	0	0
Singapore	13	484,759	3	504	0	0	0	0
Somalia	0	0	0	0	1	11	0	0
South Africa	3	2,012	0	0	3	461	2	200
Spain	14	3,114	8	1,482	0	0	5	997
Sweden	15	3,679	22	50,728	3	313	10	2,086
Switzerland	339	135,335	90	112,277	44	16,228	67	27,712
Syria	5	2,161	1	194	2	334	0	0
Taiwan	12	4,596	19	2,481	0	0	6	1,065
Tanzania	2	10,143	0	0	0	0	0	0
Thailand	3	580	3	978	1	164	3	113
Trinidad & Tobago	2	36	0	0	0	0	1	58
Turkey	0	0	1	38	0	0	0	0
Turks Islands	1	100	6	798	1	160	5	2,234
United Arab Emirates	9	3,411	5	519	0	0	2	219
United Kingdom	159	152,602	80	181,983	56	84,823	89	95,869
Uruguay	2	1,570	2	320	0	0	4	8,917
Venezuela	103	9,869	1	537	16	2,758	24	8,802
Vietnam	1	152	0	0	0	0	0	0
Zimbabwe	1	230	0	0	0	0	0	0
Multiple	37	9,197	19	39,513	6	2,647	6	1,557
Third tier	11	10,564	4	1,994	0	0	3	940
Subtotal ¹	3,583	2,305,703	1,741	1,667,577	1,284	1,645,212	1,214	481,492
US/Andorra	0	0	1	3,741	0	0	0	0
US/Argentina	4	1,757	1	1,092	0	0	3	1,207
US/Australia	7	1,905	2	85	0	0	4	3,196
US/Austria	16	11,679	6	16,083	0	0	0	0
US/Bahamas	23	30,558	13	27,527	4	4,137	5	4,207
US/Barbados	0	0	1	41	0	0	0	0
US/Belgium	63	31,126	8	35,484	9	12,553	40	9,749
US/Bermuda	53	29,376	5	7,553	7	1,654	3	430
US/Brazil	7	3,533	0	0	0	0	48	9,489
US/British Virgin Islands	20	8,646	10	152,917	1	137	1	141,907
US/Canada	497	374,666	269	238,232	107	961,825	143	242,634
US/Cayman Islands	16	28,967	7	2,914	1	250	1	70
US/Chile	1	19	3	9,929	0	0	0	0
US/China	7	12,518	1	322	0	0	0	0
US/Colombia	12	11,275	0	0	1	160	0	0
US/Costa Rica	1	407	0	0	0	0	0	0
US/Denmark	6	1,335	5	5,636	0	0	6	1,347
US/Dominican Republic	1	589	0	0	0	0	0	0
US/Ecuador	3	1,632	0	0	0	0	0	0
US/Egypt	3	710	16	2,241	0	0	0	0
US/El Salvador	6	607	0	0	0	0	0	0
US/Finland	4	2,152	0	0	0	0	2	75
US/France	304	132,791	57	14,278	39	934,520	43	26,539
US/Germany	617	314,678	88	330,374	145	45,637	171	176,531
US/Greece	1	147	2	4,957	1	145	0	0
US/Guatemala	3	412	0	0	0	0	0	0
US/Guyana	2	334	0	0	0	0	0	0
US/Honduras	1	37	0	0	0	0	0	0
US/Hong Kong	5	8,055	20	123,084	0	0	0	0
US/Indonesia	5	644	0	0	0	0	0	0

Table 9--Foreign ownership of U.S. agricultural landholdings, by U.S. region,
December 31, 1996---Continued
(Number)

Country	South		West		Northeast		Midwest	
	Parcels	Acres	Parcels	Acres	Parcels	Acres	Parcels	Acres
US/Iran	3	955	3	906	0	0	0	0
US/Iraq	0	0	1	800	0	0	0	0
US/Ireland	10	1,942	0	0	0	0	0	0
US/Israel	0	0	3	414	0	0	0	0
US/Italy	18	107,726	2	410	5	984	1	91
US/Japan	71	21,534	163	211,607	13	66,323	105	14,996
US/Jordan	0	0	3	434	0	0	0	0
US/Kenya	1	32	0	0	0	0	0	0
US/Korea (South)	1	10	1	75	0	0	0	0
US/Kuwait	5	1,196	4	6,066	1	772	3	296
US/Lebanon	3	258	0	0	2	153	0	0
US/Liberia	6	2,451	5	18,603	5	3,590	0	0
US/Libyan Arab Republic	0	0	3	280	0	0	0	0
US/Liechtenstein	36	71,134	49	24,026	3	670	12	6,343
US/Luxembourg	14	11,866	15	222,241	1	94	4	350
US/Malaysia	0	0	1	300	0	0	0	0
US/Malta	1	500	0	0	0	0	0	0
US/Mexico	45	46,859	39	204,362	2	138	16	3,185
US/Netherlands	118	56,513	87	234,958	17	3,533	122	87,850
US/Netherlands Antilles	86	146,320	29	54,305	5	1,335	21	6,558
US/New Hebrides	0	0	1	883	0	0	0	0
US/New Zealand	3	2,725	1	46,678	0	0	0	0
US/Nicaragua	2	282	0	0	0	0	0	0
US/Norway	7	8,161	0	0	3	1,548	0	0
US/Pakistan	0	0	1	423	0	0	0	0
US/Panama	45	37,177	48	101,558	11	4,687	8	2,451
US/Paraguay	1	236	0	0	0	0	0	0
US/Peru	5	1,696	0	0	0	0	0	0
US/Philippines	11	8,396	2	223	1	631	0	0
US/Portugal	2	1,683	0	0	0	0	0	0
US/Qatar	1	219	0	0	0	0	0	0
US/Saudi Arabia	23	10,253	0	0	0	0	2	353
US/Singapore	12	92,467	0	0	0	0	0	0
US/South Africa	3	2,573	0	0	0	0	1	160
US/Spain	25	6,288	10	2,680	2	1,548	1	50
US/Sweden	4	3,167	1	1,085	1	107	4	874
US/Switzerland	210	197,514	118	58,550	40	45,659	82	32,176
US/Taiwan	13	31,605	53	10,203	2	699	5	3,641
US/Thailand	0	0	3	252	0	0	0	0
US/Trinidad & Tobago	1	20	0	0	0	0	0	0
US/Turkey	2	443	0	0	0	0	0	0
US/United Arab Emirates	21	4,747	0	0	0	0	0	0
US/United Kingdom	518	252,403	171	647,159	76	46,589	151	86,595
US/Uruguay	2	655	0	0	0	0	1	40
US/Venezuela	49	37,821	1	1,500	7	861	0	0
US/multiple	49	10,962	17	6,861	4	17,609	15	142,635
US/third tier	22	128,930	9	44,055	1	702	2	350
Subtotal ²	3,137	2,320,274	1,359	2,878,387	517	2,159,250	1,026	1,006,375
Total all landholdings	6,720	4,625,977	3,100	4,545,964	1,801	3,804,462	2,240	1,487,867

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Relationship of Foreign Owner to Representative

Forms were most commonly completed by attorneys, representing 32 percent of the parcels and 36 percent of the acreage (table 10). The second largest group is the "other" category (accountants, family members, and people associated with or employed by corporations) with filings for 24 percent of the parcels and 20 percent of the acres, followed by managers, with filings for 16 percent of the parcels covering 16 percent of the acres.

Land Use

Forty-six percent of the reported foreign-owned holdings of agricultural land is timber or forest land (table 11); cropland accounts for only 17 percent. Foreign-owned cropland, pasture, and other agricultural land (which includes, for example, orchards and vineyards) total 50 percent of all foreign-owned holdings, but only 0.6 percent of all privately held agricultural land in the United States. The other nonagriculture category accounts for 3 percent of the reported foreign-held acres. Nonagricultural land includes acreage such as the homestead and roads commonly reported as part of the agricultural landholding or land that is idle now but its last use within the past 5 years was for agriculture. These land-use figures should be used with caution because they reflect only information received at the time of filing and do not account for any changes in land use that may have occurred subsequent to filing.

Table 10--Foreign-owned U.S. agricultural landholdings,
by type of interest, method of acquisition, and
owner representative, December 31, 1996
(Number)

Item	Parcels	Acres
Interest:		
Fee interest whole	12,062	12,044,474
Fee interest partial ¹	899	1,933,063
Life estate	47	9,575
Trust beneficiary	159	98,800
Purchase contract	622	318,167
Other	72	60,191
Total	13,861	14,464,270
Method of acquisition:		
Cash only	7,194	4,843,654
Credit only	3,372	2,309,520
Trade only	295	304,157
Gift/inheritance only	364	226,618
Foreclosure only	66	58,951
Other method only	1,280	4,223,024
Cash & credit only	1,073	1,705,460
Cash & trade only	65	510,475
Cash & any other combination	46	54,346
No report	39	12,501
Noncash combinations	67	215,564
Total	13,861	14,464,270
Owner representative:		
Attorney	4,468	5,170,120
Manager	2,171	2,331,022
Agent	1,698	1,264,237
Other	3,303	3,013,648
Foreign owner	1,908	1,005,496
No report	313	1,679,747
Total	13,861	14,464,270

¹ The fee interest partial is used for parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

Foreign persons from Canada own 2,854,103 acres, or 42 percent, of the reported forest landholdings. Unidentifiable third-tier foreign persons own 1 percent of the forest land. Several companies with large holdings account for much of this acreage: two Canadian companies with 1,308,789 acres, four U.S./Canada corporations with 1,228,833 acres, a U.S./France corporation with 914,579 acres, two U.K. companies and one U.K. partnership with 433,361 acres, a U.S./Singapore corporation with 91,922 acres and a Singapore company with 484,759 acres.

Foreign persons from Germany own the most cropland, 467,346 acres, or 19 percent, followed by Canada, Switzerland, the United Kingdom, and the Netherlands Antilles, with an additional 35 percent of the acreage. Unidentifiable third-tier parties own 4 percent of the cropland.

Foreign persons from Germany, the United Kingdom, Mexico, and Canada own 1,787,679 acres, or 45 percent, of pasture land. Foreign persons from Japan, the British Virgin Islands, the Netherlands, the Netherlands Antilles, Luxembourg, Switzerland, and Panama own an additional 36 percent, or 1,444,585 acres.

The largest group of owners of other agricultural land are foreign persons from Canada, Germany, and the Netherlands Antilles, with 35 percent of the acres. They are followed by foreign persons from Japan, France, the Netherlands, Luxembourg, the United Kingdom, Switzerland, and Sweden who own 348,278 acres, or 41 percent.

Foreign owners of only forest or forest and other nonagricultural land account for 42 percent of all the foreign-owned U.S. agricultural land (tables 1 and 12). The remaining 58 percent is primarily farmland, although it includes some forest and/or other nonagricultural land commonly reported as part of the farmland holding (table 11).

The average parcel size for tracts with forest or forest and other nonagricultural land is 2,245 acres (table 12). Except for Maine (with 52 percent of the acreage, the uniqueness of which has been noted previously), the forest or forest and other nonagriculture acres are concentrated in the South. Louisiana, Georgia, Alabama, Arkansas, South Carolina, and Florida account for 22 percent. California, Oregon, and Washington account for another 6 percent of the acres reported. Holdings in Michigan, Minnesota, and New York accounted for another 12 percent of the acres. Foreign persons from Canada own 45 percent of the foreign-owned U.S. forest or forest and other nonagricultural lands (table 13). Foreign persons from France and the United Kingdom own an additional 26 percent.

Individuals own 18 percent of the parcels but less than 2 percent of the acres (table 14). Corporations reported holding 69 percent of the parcels, representing 85 percent of the acreage. The remaining 13 percent of the parcels and 13 percent of the acres are held by partnerships, estates, trusts, and others. When partial interests are taken into account, the acreage equivalent is 1,124,628 acres less than the acres for which reports were filed.

Owners of parcels with less than 1,000 acres, 80 percent of all the owners, own 35 percent of the parcels covering only 2 percent of the forest or forest and other nonagricultural land (table 15). The remaining 20 percent of the owners, who purchased parcels with 1,000 acres or more, own 65 percent of the parcels covering 98 percent of these lands.

Intended Use

Concern has been expressed about farmland purchased and converted to uses other than agricultural production. Foreign persons do not appear to be proceeding in this direction to any substantial degree. However, the following data on intended use and tenure, like much of the use and value data, are based on information at the time of filing; they do not reflect subsequent changes.

Table 11--Use of U.S. agricultural landholdings by country of foreign owner,
December 31, 1996
(Acres)

Country	Cropland	Pasture	Forest	Other agriculture	Other non-agriculture	Total
Argentina	3,453	7,991	788	184	162	12,578
Australia	1,313	786	1,001	2,867	852	6,819
Austria	7,775	2,577	18,132	702	300	29,486
Bahamas	10,979	14,588	7,749	2,384	625	36,325
Belgium	7,513	53,632	2,041	2,023	876	66,085
Belize	25	235	232	55	2	549
Bermuda	6,150	17,122	47,227	1,678	1,438	73,615
Bolivia	10	0	0	1	0	11
Brazil	1,226	8,528	139	431	12	10,336
British Virgin Islands	5,449	115,134	57,177	3,147	371	181,278
Canada	171,114	175,801	1,404,811	63,606	24,554	1,839,886
Cayman Islands	7,937	24,121	2,991	1,169	405	36,623
Chile	503	441	556	544	11	2,055
China	473	218	27	0	38	756
Colombia	1,278	9,910	47	323	43	11,601
Costa Rica	7,005	4,150	120	167	2,393	13,835
Croatia	928	0	10	0	85	1,023
Cuba	39	0	3	12	4	58
Czech Republic	167	153	0	27	0	347
Denmark	5,599	630	6,407	118	487	13,241
Dominican Republic	1,987	0	0	1	120	2,108
Ecuador	207	92	0	646	6	951
Egypt	478	922	384	335	48	2,167
El Salvador	29	0	50	0	49	128
France	25,327	82,695	10,847	7,718	3,329	129,916
Gambia	0	294	0	0	0	294
Germany	314,704	149,988	229,637	50,007	15,016	759,352
Gibraltar	137	163	0	177	1	478
Greece	971	58,765	174	85	96	60,091
Guatemala	413	212	363	35	79	1,102
Guyana	0	0	0	35	0	35
Honduras	867	32	5	60	54	1,018
Hong Kong	3,931	2,723	4,269	4,052	111	15,086
Hungary	0	0	0	103	0	103
India	390	84	840	427	43	1,784
Indonesia	718	295	6	403	1	1,423
Iran	1,063	552	521	99	108	2,343
Ireland	1,413	6,583	20	24	2,366	10,406
Israel	245	349	217	129	11	951
Italy	4,484	13,386	1,590	6,218	13,252	38,930
Ivory Coast	0	0	80	39	0	119
Jamaica	0	291	0	273	3	567
Japan	27,629	148,755	2,924	16,202	6,590	202,100
Jordan	321	855	273	129	2	1,580
Kampuchea	27	0	0	0	4	31
Korea (South)	256	222	363	1,006	8	1,855
Kuwait	801	18,984	323	67	13	20,188
Laos	0	16	10	5	0	31
Lebanon	4,241	3,880	1,833	1,747	963	12,664
Liberia	1,062	23,611	4,298	1,150	860	30,981
Liechtenstein	67,366	37,776	17,127	6,824	4,201	133,294
Luxembourg	2,138	489	180	0	302	3,109
Malaysia	1,735	6,211	0	0	2	7,948
Mexico	22,524	145,400	2,903	3,301	5,871	179,999
Morocco	433	83	7	482	30	1,035
Namibia	185	0	8	0	4	197
Nepal	0	60	8	0	0	68
Netherlands	40,550	35,245	13,089	15,677	7,763	112,324
Netherlands Antilles	146,765	81,069	49,348	58,164	19,315	354,661
New Zealand	235	13,450	224	7	95	14,011
Nicaragua	0	970	248	60	100	1,378
Norway	2,988	647	154	225	70	4,084
Oman	120	126	126	43	39	454
Pakistan	935	0	14	0	33	982

Table 11--Use of U.S. agricultural landholdings by country of foreign owner,
December 31, 1996---Continued
(Acres)

Country	Cropland	Pasture	Forest	Other agriculture	Other non-agriculture	Total
Panama	22,761	48,060	17,969	15,475	15,849	120,114
Peru	137	13	16	87	55	308
Philippines	1,232	1,011	406	967	322	3,938
Poland	72	25	50	0	0	147
Portugal	2,505	592	200	832	17	4,146
Russia	140	106	201	55	269	771
St Vincent	295	1,230	1,042	10	60	2,637
Saudi Arabia	9,508	7,424	2,537	9,200	3,287	31,956
Senegal	10	0	0	0	0	10
Singapore	0	468	484,759	34	2	485,263
Somalia	0	0	11	0	0	11
South Africa	622	1,616	50	385	0	2,673
Spain	1,103	2,614	1,159	397	320	5,593
Sweden	3,430	2,670	8,302	41,616	788	56,806
Switzerland	110,885	101,844	22,252	15,347	41,224	291,552
Syria	1,447	808	133	229	72	2,689
Taiwan	3,928	1,656	1,035	470	1,053	8,142
Tanzania	5,000	35	0	170	4,938	10,143
Thailand	569	140	948	150	28	1,835
Trinidad & Tobago	24	30	35	0	5	94
Turkey	0	38	0	0	0	38
Turks Islands	2,390	391	267	172	72	3,292
United Arab Emirates	745	550	860	1,991	3	4,149
United Kingdom	90,718	204,602	198,002	16,300	5,655	515,277
Uruguay	1,820	7,916	490	0	581	10,807
Venezuela	11,570	3,696	2,852	2,312	1,536	21,966
Vietnam	0	0	152	0	0	152
Zimbabwe	131	30	67	0	2	230
Multiple	8,631	9,122	6,116	28,183	862	52,914
Third tier	3,305	7,553	1,328	1,119	193	13,498
Subtotal ¹	1,199,589	1,675,532	2,643,160	390,894	190,809	6,099,984
US/Andorra	200	3,541	0	0	0	3,741
US/Argentina	1,919	1,461	70	192	414	4,056
US/Australia	798	973	1,458	1,100	857	5,186
US/Austria	6,991	12,525	7,527	628	91	27,762
US/Bahamas	15,651	31,537	4,338	10,351	4,552	66,429
US/Barbados	41	0	0	0	0	41
US/Belgium	18,093	37,775	28,896	1,792	2,356	88,912
US/Bermuda	1,481	1,299	17,410	7,453	11,370	39,013
US/Brazil	9,933	2,383	0	536	170	13,022
US/British Virgin Islands	3,657	153,226	144,725	1,818	181	303,607
US/Canada	70,356	162,276	1,449,292	101,759	33,674	1,817,357
US/Cayman Islands	7,694	397	13,717	9,786	607	32,201
US/Chile	12	9,931	5	0	0	9,948
US/China	316	1,908	1,068	1,198	8,350	12,840
US/Colombia	302	11,082	50	0	1	11,435
US/Costa Rica	0	239	168	0	0	407
US/Denmark	649	235	6,434	97	903	8,318
US/Dominican Republic	0	0	454	0	135	589
US/Ecuador	69	1,549	0	0	14	1,632
US/Egypt	1,647	530	300	237	237	2,951
US/El Salvador	52	555	0	0	0	607
US/Finland	60	0	2,080	0	87	2,227
US/France	42,371	10,327	992,785	46,191	16,454	1,108,128
US/Germany	152,642	362,755	280,225	17,028	54,570	867,220
US/Greece	110	4,957	147	0	35	5,249
US/Guatemala	0	392	0	20	0	412
US/Guyana	0	0	0	334	0	334
US/Honduras	37	0	0	0	0	37
US/Hong Kong	121,102	8,345	826	119	747	131,139
US/Indonesia	351	153	0	114	26	644
US/Iran	483	747	5	559	67	1,861

Table 11--Use of U.S. agricultural landholdings by country of foreign owner,
December 31, 1996---Continued
(Acres)

Country	Cropland	Pasture	Forest	Other agriculture	Other non-agriculture	Total
US/Iraq	800	0	0	0	0	800
US/Ireland	144	180	1,612	6	0	1,942
US/Israel	95	0	187	45	87	414
US/Italy	70,931	18,303	12,134	5,939	1,904	109,211
US/Japan	54,748	116,625	82,639	45,409	15,039	314,460
US/Jordan	75	284	0	75	0	434
US/Kenya	0	0	32	0	0	32
US/Korea (South)	10	63	0	0	12	85
US/Kuwait	486	6,379	772	604	89	8,330
US/Lebanon	50	140	133	67	21	411
US/Liberia	1,503	18,013	3,966	1,082	80	24,644
US/Libyan Arab Republic	0	0	0	277	3	280
US/Liechtenstein	73,270	6,331	10,074	4,063	8,435	102,173
US/Luxembourg	12,783	164,607	3,126	46,261	7,774	234,551
US/Malaysia	0	0	0	300	0	300
US/Malta	10	0	30	460	0	500
US/Mexico	8,181	226,340	1,095	16,518	2,410	254,544
US/Netherlands	66,414	203,486	25,326	37,930	49,698	382,854
US/Netherlands Antilles	49,168	133,973	11,241	8,188	5,948	208,518
US/New Hebrides	0	883	0	0	0	883
US/New Zealand	2,605	45,537	0	240	1,021	49,403
US/Nicaragua	0	242	40	0	0	282
US/Norway	765	30	163	8,039	712	9,709
US/Pakistan	423	0	0	0	0	423
US/Panama	39,676	94,360	5,426	5,470	941	145,873
US/Paraguay	0	236	0	0	0	236
US/Peru	361	290	105	878	62	1,696
US/Philippines	6,427	59	1,274	434	1,056	9,250
US/Portugal	1,429	151	0	0	103	1,683
US/Qatar	0	0	219	0	0	219
US/Saudi Arabia	640	6,695	2,216	113	942	10,606
US/Singapore	392	0	91,922	80	73	92,467
US/South Africa	1,445	300	178	666	144	2,733
US/Spain	7,940	1,023	403	1,016	184	10,566
US/Sweden	3,230	333	169	1,120	381	5,233
US/Switzerland	123,264	47,712	122,393	28,910	11,620	333,899
US/Taiwan	27,796	6,865	3,079	5,559	2,849	46,148
US/Thailand	175	0	0	77	0	252
US/Trinidad & Tobago	20	0	0	0	0	20
US/Turkey	350	93	0	0	0	443
US/United Arab Emirates	1,591	2,548	82	303	223	4,747
US/United Kingdom	111,024	360,517	503,827	29,597	27,781	1,032,746
US/Uruguay	0	550	102	40	3	695
US/Venezuela	34,130	1,774	2,777	393	1,108	40,182
US/multiple	10,006	3,784	161,654	1,785	838	178,067
US/third tier	92,969	853	73,953	4,970	1,292	174,037
Subtotal ²	1,262,343	2,290,657	4,074,329	458,226	278,731	8,364,286
Total all landholdings	2,461,932	3,966,189	6,717,489	849,120	469,540	14,464,270

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

No change in intended use was reported for 94 percent of the acres (table 16). Intended use changes to other agricultural usage were reported for holders of 2 percent of the acres. Reports for 3 percent of the acres indicate that some change to nonagricultural use is intended. Such reports do not necessarily mean, however, that all of these acres will be changed. What the reports do mean is that the holders of these acres intended to change the use of some of the acreage. However, the report form does not ask how many acres will be involved. Reports representing 1 percent of the acres did not indicate intended use.

Tenure

Tenants and foreign owners operate 38 and 30 percent of the parcels of foreign-held U.S. agricultural land, respectively, whereas managers operate only 11 percent of the parcels (table 17). No responses to the tenure question were received for the remaining 21 percent of the parcels. Tenants operate 25 percent of the acres, while foreign owners directly operate 51 percent and managers 9 percent. No responses on tenure were received for the remaining 15 percent of the acres.

Rental agreements were reported for 4,601 parcels, or 33 percent, covering 22 percent of the acres. Of the rental agreements, cash agreements accounted for 72 percent and cropshare agreements for 27 percent of the parcels.

Tenure Change

No tenure changes were reported for 46 percent of the parcels, or 57 percent of the acres (table 17). Reports for 32 percent of the parcels containing 27 percent of the acres indicate a new tenure arrangement on at least part of the land. The acreage affected by the new tenure arrangements is not reported. Thus, the acreage may be

Table 12--U.S. forest and other nonagricultural landholdings of foreign owners, by State,
December 31, 1996
(Number)

State and U.S. Territory	Parcels	Acres	State and U.S. Territory	Parcels	Acres
Alabama	311	214,177	Missouri	11	3,264
Alaska	1	110	Montana	10	1,033
Arizona	1	13	New Hampshire	22	13,540
Arkansas	18	107,092	New Jersey	2	262
California	27	232,065	New Mexico	3	9,450
Colorado	7	3,146	New York	151	230,479
Connecticut	4	117	North Carolina	50	23,067
Florida	61	81,941	Ohio	14	7,231
Georgia	463	292,102	Oklahoma	1	66
Hawaii	2	289	Oregon	26	47,749
Idaho	2	156	Pennsylvania	149	47,604
Illinois	22	3,143	South Carolina	155	99,056
Indiana	8	998	Tennessee	37	35,652
Kansas	1	20	Texas	34	12,617
Kentucky	71	46,390	Utah	1	19
Louisiana	32	566,270	Vermont	200	56,805
Maine	186	3,168,378	Virginia	211	53,305
Maryland	4	364	Washington	116	95,808
Massachusetts	7	1,589	West Virginia	159	139,821
Michigan	32	323,710	Wisconsin	12	4,297
Minnesota	80	193,033			
Mississippi	23	4,667	Total	2,727	6,120,895

Table 13--U.S. forest and other nonagricultural landholdings,
by country of foreign owner, December 31, 1996
(Number)

Country	Owners	Parcels	Acres
Argentina	2	2	240
Australia	5	7	946
Austria	9	24	17,267
Bahamas	2	2	7,399
Belgium	2	2	161
Belize	1	2	102
Bermuda	8	14	41,617
Brazil	1	2	22
British Virgin Islands	2	62	57,011
Canada	299	436	1,380,201
Cayman Islands	4	7	2,384
Costa Rica	1	1	20
Denmark	4	5	6,027
Egypt	3	4	140
El Salvador	1	1	50
France	11	14	7,620
Germany	140	305	164,226
Greece	3	3	118
Guatemala	1	1	188
Hong Kong	2	5	4,069
India	1	1	831
Iran	3	3	243
Israel	1	1	76
Japan	7	7	571
Jordan	3	4	204
Korea (South)	1	1	353
Kuwait	1	1	198
Lebanon	2	3	85
Liberia	2	2	4,290
Liechtenstein	9	13	14,191
Luxembourg	2	3	279
Mexico	2	3	208
Netherlands	7	11	4,575
Netherlands Antilles	21	31	35,090
Norway	1	1	74
Pakistan	1	1	14
Panama	5	8	15,736
Philippines	3	4	184
St Vincent	1	1	20
Saudi Arabia	3	3	665
Singapore	1	13	484,759
Somalia	1	1	11
Spain	3	3	542
Sweden	2	2	105
Switzerland	17	23	9,032
Syria	2	2	147
Taiwan	1	1	96
Turks Islands	2	2	105
United Arab Emirates	1	2	705
United Kingdom	44	79	174,386
Venezuela	7	8	1,235
Vietnam	1	1	152
Multiple	6	7	5,520
Third tier	2	2	1,187
Subtotal ¹	667	1,147	2,445,677
US/Australia	3	4	423
US/Austria	5	7	6,746
US/Bahamas	2	3	3,431
US/Belgium	7	40	21,553
US/Bermuda	4	24	11,412
US/British Virgin Islands	3	6	143,740
US/Canada	43	499	1,374,661
US/Cayman Islands	1	1	640

Table 13--U.S. forest and other nonagricultural landholdings,
by country of foreign owner, December 31, 1996---Continued
(Number)

Country	Owners	Parcels	Acres
US/China	1	3	1,068
US/Denmark	4	4	5,176
US/Dominican Republic	1	1	589
US/Finland	1	4	2,152
US/France	17	147	980,188
US/Germany	39	450	172,991
US/Greece	1	1	147
US/Ireland	1	4	1,612
US/Japan	15	22	72,456
US/Kenya	1	1	32
US/Kuwait	1	1	772
US/Liberia	4	4	3,520
US/Liechtenstein	2	3	6,648
US/Luxembourg	1	1	8
US/Mexico	1	1	63
US/Netherlands	8	9	10,092
US/Netherlands Antilles	8	13	1,673
US/Norway	1	1	25
US/Panama	5	6	2,328
US/Philippines	3	3	796
US/Qatar	1	1	219
US/Saudi Arabia	3	6	3,106
US/Singapore	1	7	91,922
US/Switzerland	16	30	57,673
US/Taiwan	3	3	714
US/United Kingdom	53	231	458,190
US/Uruguay	1	1	77
US/Venezuela	5	6	3,192
US/multiple	5	15	161,391
US/third tier	4	17	73,792
Subtotal ²	275	1,580	3,675,218
Total	942	2,727	6,120,895

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Table 14--U.S. forest and other nonagricultural landholdings,
by type of foreign owner, December 31, 1996
(Number)

Owner	Owners	Parcels	Acres	Parcels with partial interests ¹	Acreage equivalent ²
Individual	408	502	118,178	42	115,158
Corporation	381	1,881	5,180,330	169	4,063,303
Partnership	120	269	299,241	19	295,184
Estate	1	1	14	0	14
Trust	21	50	34,645	1	34,121
Other	11	24	488,487	0	488,487
Total	942	2,727	6,120,895	231	4,996,267

¹ Parcels with partial interests are parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

² Acreage equivalent equals the total acreage reported multiplied by the percentage held by the foreign owner.

Table 15--Foreign-owned U.S. forest and other nonagricultural landholdings,
by size of holding, December 31, 1996

Size (Acres)	Owners (Number)	Parcels (Number)	Acres (Number)
Less than 20	129	133	1,454
20-59	205	222	6,937
60-99	89	103	6,779
100-299	181	229	30,242
300-999	147	269	82,733
1,000 or more	191	1,771	5,992,750
Total	942	2,727	6,120,895

Table 16--Intended use of U.S. agricultural landholdings of foreign owners,
December 31, 1996
(Number)

Item	No change	Other agriculture	Other non-agriculture	Not reported	Total
Individual:					
Parcels reported	3,495	192	90	56	3,833
Acres	834,353	58,133	6,426	9,738	908,650
Organization:					
Parcels reported	8,439	526	883	179	10,028
Acres	12,747,561	269,848	387,245	150,830	13,555,620
Total:					
Parcels reported	11,934	718	973	235	13,861
Acres	13,581,914	327,981	393,671	160,568	14,464,270

overstated; that is, all acres in these parcels are not necessarily affected by new tenure arrangements. Nevertheless, reports for 0.3 percent of the parcels, accounting for 0.3 percent of the acres, indicated that some tenure arrangements would change. No responses on tenure changes were received for 22 percent of the parcels containing 15 percent of the acres.

Acquisitions

Foreign persons reported that they had acquired 343 parcels of U.S. agricultural land, covering 1,415,573 acres during January 1-December 31, 1996 (tables 18 and 19). Included in these acquisitions data are reports filed by U.S. entities that became foreign during the period. This change occurs when a significant interest or substantial control in a U.S. entity is subsequently acquired by a foreign person. Consequently, all reported acres are not necessarily recent land purchases. These acquisitions could include land held for any length of time by a U.S. entity that recently came within the definition of a foreign person under the act.

The reported acquisitions data should be regarded as preliminary in that they understate the total acreage acquired by foreign persons during the reporting period. Because foreign persons have a statutory 90 days within which to report their acquisitions, not all the acquisitions acquired in the 90 days preceding the December 31, 1996, closing date of this report were received for processing by USDA. Therefore, a number of reports for October, November, and December are not included here. A further understatement of the acreage acquired by foreign persons during the reporting period may result from reports that are not timely filed and/or completed. Such reports would not have been processed for inclusion here.

Table 17--Tenure of foreign-owned U.S. agricultural landholdings,
December 31, 1996
(Number)

Tenure	Parcels	Acres
Current:		
Foreign owner	4,075	7,391,858
Manager	1,465	1,310,329
Tenant	5,206	3,624,324
No report	3,103	2,129,329
Combination	12	8,430
Total	13,861	14,464,270
Rental:		
Crop	1,222	507,627
Cash	3,314	2,594,279
Both	65	50,923
No report	5,179	3,918,358
Not applicable	4,081	7,393,083
Total	13,861	14,464,270
Intended change:		
None	6,430	8,255,791
New	4,380	3,974,641
Both	44	43,382
No report	3,007	2,190,456
Total	13,861	14,464,270

Concentration of Foreign Acquisitions of U.S. Agricultural Land

Ninety-five percent of the acres acquired during 1996 were in Louisiana, Maine, Arkansas, South Carolina, and Texas (table 18). Seventy-seven percent of the acquired acreage was in the South (table 24). Foreign persons from Singapore accounted for 94 percent of the acres acquired in the South.

Characteristics of Foreign Owners

Type of Foreign Owner. Corporations reported acquiring 69 percent of the parcels and 64 percent of acres (table 19). Individuals account for 1 percent of the acres; partnerships, 1 percent; and trusts and others, 34 percent. When partial interests of foreign investors are taken into account, the 1,415,573 acres drop to an acreage equivalent of 1,270,764 acres.

Corporations acquired an average of 3,837 acres per parcel, or 9,433 acres per owner, compared with individuals who acquired an average 238 acres per parcel, or 314 acres per holder. Partnerships reported acquisitions averaging 320 acres per parcel, or 461 acres per owner; and trusts, estates, and others reported 21,210 acres per parcel and 48,783 acres per owner.

The largest acreage acquired by individuals during the period was reported for Georgia (table 20). Organizations reported acquiring the largest acreage in Louisiana and Maine.

Size of Acquisition. Owners of parcels with 300 or more acres (45 percent of the owners) acquired approximately 99 percent of the acres, and owners of parcels with less than 300 acres (55 percent of the owners) acquired the remaining 1 percent of the acres (table 21). All parcels of 300 or more acres accounted for 96 percent of the total value. The value per acre, however, is concentrated in the reports of holders of less than 300 acres--\$4,148 per acre, compared with \$679 per acre for holdings of 300 or more acres.

Table 18--U.S. agricultural land acquisitions of foreign owners, by State,
January 1 - December 31, 1996

State and U.S. Territory	Acres (Number)	Value (1,000 dollars) ¹	State and U.S. Territory	Acres (Number)	Value (1,000 dollars) ¹
Alabama	195	172	Missouri	657	450
Alaska	110	29	Montana	4,768	538
Arizona	1,378	3,247	New Mexico	388	188
Arkansas	214,608	115,585	New York	2,702	995
California	6,088	19,167	North Carolina	4,020	8,495
Colorado	3,917	780	Ohio	1,484	3,425
Florida	5,577	32,583	Oklahoma	6,913	3,312
Georgia	9,534	7,835	Oregon	1,872	6,239
Hawaii	8	1,011	Pennsylvania	269	277
Idaho	96	275	South Carolina	16,352	6,422
Illinois	1,938	7,458	Tennessee	1,304	1,649
Indiana	1,557	19,332	Texas	14,377	16,678
Kansas	200	120	Utah	231	2,256
Kentucky	407	2,099	Vermont	29	23
Louisiana	812,913	657,081	Virginia	2,017	21,496
Maine	290,467	40,581	Washington	1,778	5,852
Michigan	115	110	West Virginia	268	763
Minnesota	282	61	Wisconsin	729	792
Mississippi	1,863	4,155	Wyoming	4,162	1,095
			Total	1,415,573	992,626

¹ Value is purchase price or nonpurchase price (estimated value).

Purchase Price and Value of Acquisitions. Corporations accounted for 72 percent of the purchase price and nonpurchase price (estimated value) at time of acquisition (table 22). The average per acre purchase price and nonpurchase price (estimated value) is lowest for "others," \$518; followed by corporations, \$785; individuals, \$897; trusts, \$1,668; and partnerships, \$1,825.

Equity is frequently used to measure net foreign investment transfer. To approximate equity, debt was subtracted from current value for all reports that provided information on debt and current value. The 152 reports providing information on debt (\$12,110,000) and current value (\$981,911,000) resulted in an equity figure of \$969,801,000 (table 22). These figures reveal an equity figure of 99 percent in relation to current value.

Country of Origin. U.S. corporations with foreign interests acquired 42 percent of the acreage. Foreign persons not affiliated with a U.S. corporation acquired the remaining 58 percent (table 23). Foreign persons from Singapore acquired 1,022,677 acres, 72 percent of the total.

Seventy-seven percent of the acres acquired during 1996 were in the South, where foreign entities from Singapore accounted for 94 percent of the acquisitions (table 24). In the Midwest, foreign entities from Germany acquired 25 percent of the acres. In the Northeast, persons from Canada acquired 99 percent of the acres.

Interest in Land

Eighty-six percent of parcels, accounting for 89 percent of the reported acres, were acquired in fee interest whole (table 25).

Method of Acquisition

Cash represented 69 percent of all parcels purchased, covering 25 percent of the acres (table 25). In contrast, 16 percent of the parcels, covering 74 percent of the acres, were acquired by "other method only."

Table 19--U.S. agricultural land acquisitions by type of foreign owner,
January 1 - December 31, 1996
(Number)

Owner	Owners reporting	Parcels reported	Acres	Parcels with partial interests reported ¹	Acreage equivalent ²
Individual	44	58	13,820	11	11,341
Corporation	96	236	905,614	15	763,284
Partnership	18	26	8,307	0	8,307
Estate	1	1	69	0	69
Trust	3	3	817	0	817
Other	6	19	486,946	0	486,946
Total	168	343	1,415,573	26	1,270,764

¹ Parcels with partial interests are parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

² Acreage equivalent equals the total acreage reported multiplied by the percentage held by the foreign owner.

Table 20--Foreign owners of U.S. agricultural land acquisitions, by State,
January 1 - December 31, 1996
(Number)

State and U.S. Territory	Individual		Organization	
	Parcels reported	Acres	Parcels reported	Acres
Alabama	0	0	2	195
Alaska	0	0	1	110
Arizona	0	0	3	1,378
Arkansas	0	0	9	214,608
California	1	25	15	6,063
Colorado	1	329	5	3,588
Florida	2	202	4	5,375
Georgia	9	2,671	11	6,863
Hawaii	0	0	1	8
Idaho	1	96	0	0
Illinois	2	379	15	1,559
Indiana	0	0	5	1,557
Kansas	0	0	1	200
Kentucky	1	91	9	316
Louisiana	0	0	26	812,913
Maine	0	0	27	290,467
Michigan	0	0	1	115
Minnesota	0	0	7	282
Mississippi	1	67	9	1,796
Missouri	1	357	1	300
Montana	1	1,040	4	3,728
New Mexico	0	0	1	388
New York	3	204	1	2,498
North Carolina	3	628	15	3,392
Ohio	9	1,112	7	372
Oklahoma	2	605	9	6,308
Oregon	0	0	1	1,872
Pennsylvania	1	32	3	237
South Carolina	2	1,483	13	14,869
Tennessee	1	63	4	1,241
Texas	7	1,488	23	12,889
Utah	0	0	4	231
Vermont	0	0	2	29
Virginia	1	138	11	1,879
Washington	6	129	24	1,649
West Virginia	0	0	4	268
Wisconsin	1	281	2	448
Wyoming	2	2,400	5	1,762
Total	58	13,820	285	1,401,753

Table 21--Foreign-owned U.S. agricultural land acquisitions,
by size of acquisition, January 1 - December 31, 1996

Size (Acres)	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
Less than 20	13	13	110	2,372
20-59	21	25	694	12,844
60-99	22	28	1,699	7,176
100-299	36	50	6,729	15,906
300-999	44	90	23,749	87,270
1,000 or more	32	137	1,382,592	867,058
Total	168	343	1,415,573	992,626

¹ Value is purchase price or nonpurchase price (estimated value).

Table 22--Value of U.S. agricultural land acquisitions, by type of foreign owner,
January 1 - December 31, 1996

Owner	Owners reporting (Number)	Acres with purchase price reported (Number)	Purchase price ¹ (1,000 dollars)	Acres with non-purchase price reported (Number)	Non-purchase price ¹ (1,000 dollars)
Individual	44	13,815	12,392	5	7
Corporation	96	904,255	708,530	1,359	2,864
Partnership	18	8,307	15,160	0	0
Estate	1	69	182	0	0
Trust	3	817	1,363	0	0
Other	6	486,946	252,128	0	0
Total	168	1,414,209	989,755	1,364	2,871
	Acres with current value reported (Number)	Current value ² (1,000 dollars)	Acres with equity reported (Number)	Equity (1,000 dollars)	
Individual	13,820	12,399	13,820	10,486	
Corporation	905,614	698,887	905,614	691,882	
Partnership	8,307	16,952	8,307	15,759	
Estate	69	182	69	182	
Trust	817	1,363	817	1,363	
Other	486,946	252,128	486,946	250,129	
Total	1,415,573	981,911	1,415,573	969,801	

¹ Purchase price and nonpurchase price (estimated value) at time of acquisition.

² Current value is value at time of reporting.

Table 23--U.S. agricultural land acquisitions, by country of foreign owner,
January 1 - December 31, 1996

Country	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
Australia	1	1	160	245
Austria	2	2	159	406
British Virgin Islands	3	8	13,879	2,483
Canada	15	38	290,734	2,747
Colombia	1	1	197	250
Denmark	2	2	313	735
Egypt	1	1	91	545
Germany	27	37	11,892	10,375
Gibraltar	1	1	7	403
Hong Kong	1	1	25	120
Italy	3	3	1,621	1,755
Japan	3	6	340	4,047
Liechtenstein	1	1	1,541	801
Mexico	3	4	945	569
Nepal	1	1	68	170
Netherlands	6	6	1,663	1,849
Netherlands Antilles	1	2	1,005	700
Singapore	1	13	484,759	246,342
Switzerland	3	3	1,344	1,234
Taiwan	1	1	8	1,011
United Kingdom	4	9	6,330	1,332
Venezuela	2	2	693	4,592
Subtotal ²	83	143	817,774	282,711
US/Australia	3	4	156	498
US/Austria	1	1	3,181	2,664
US/Bahamas	2	2	4,929	31,425
US/Belgium	1	6	368	2,512
US/Bermuda	2	4	1,703	1,339
US/British Virgin Islands	2	2	1,156	20,600
US/Canada	12	44	3,908	7,531
US/Cayman Islands	1	1	136	988
US/France	4	8	6,832	48,746
US/Germany	16	45	12,063	10,642
US/Japan	16	21	10,662	42,755
US/Liberia	1	1	580	2,500
US/Liechtenstein	1	1	971	480
US/Netherlands	1	6	431	1,176
US/Panama	2	2	80	62
US/Philippines	1	1	274	495
US/Singapore	1	17	537,918	520,050
US/Spain	2	6	2,720	1,935
US/Switzerland	4	4	1,489	915
US/Taiwan	1	1	1,119	1,790
US/United Arab Emirates	1	3	204	918
US/United Kingdom	9	19	6,897	9,399
US/multiple	1	1	22	495
Subtotal ³	85	200	597,799	709,915
Total all land acquisitions	168	343	1,415,573	992,626

¹ Value is purchase price or nonpurchase price (estimated value).

² Total interests excluding U.S. corporations with foreign shareholders.

³ Total interests of U.S. corporations with foreign shareholders.

Table 24--Foreign ownership of U.S. agricultural land acquisitions, by U.S. region,
January 1 - December 31, 1996
(Number)

Country	South		West		Northeast		Midwest	
	Parcels reported	Acres	Parcels reported	Acres	Parcels reported	Acres	Parcels reported	Acres
Australia	0	0	0	0	0	0	1	160
Austria	0	0	0	0	1	32	1	127
British Virgin Islands	8	13,879	0	0	0	0	0	0
Canada	1	23	9	648	27	289,706	1	357
Colombia	1	197	0	0	0	0	0	0
Denmark	2	313	0	0	0	0	0	0
Egypt	1	91	0	0	0	0	0	0
Germany	20	7,959	2	2,149	1	126	14	1,658
Gibraltar	1	7	0	0	0	0	0	0
Hong Kong	0	0	1	25	0	0	0	0
Italy	2	1,271	0	0	0	0	0	0
Japan	0	0	2	193	0	0	1	350
Liechtenstein	0	0	1	1,541	0	0	4	147
Mexico	3	557	1	388	0	0	0	0
Nepal	1	68	0	0	0	0	0	0
Netherlands	3	1,042	0	0	0	0	0	0
Netherlands Antilles	0	0	0	0	0	0	3	621
Singapore	13	484,759	0	0	0	0	2	1,005
Switzerland	1	5	1	1,040	0	0	0	0
Taiwan	0	0	1	8	0	0	1	299
United Kingdom	5	1,322	3	2,510	1	2,498	0	0
Venezuela	0	0	1	537	0	0	1	156
Subtotal ¹	62	511,493	22	9,039	30	292,362	29	4,880
US/Australia	3	108	1	48	0	0	0	0
US/Austria	1	3,181	0	0	0	0	0	0
US/Bahamas	2	4,929	0	0	0	0	0	0
US/Belgium	6	368	0	0	0	0	0	0
US/Bermuda	4	1,703	0	0	0	0	0	0
US/British Virgin Islands	2	1,156	0	0	0	0	0	0
US/Canada	3	203	30	3,006	2	52	9	647
US/Cayman Islands	0	0	1	136	0	0	0	0
US/France	6	5,944	0	0	2	888	0	0
US/Germany	35	10,781	2	802	2	111	6	369
US/Japan	9	2,227	8	7,113	0	0	4	1,322
US/Liberia	0	0	1	580	0	0	0	0
US/Liechtenstein	1	971	0	0	0	0	0	0
US/Netherlands	0	0	1	85	0	0	5	346
US/Panama	1	60	1	20	0	0	0	0
US/Philippines	1	274	0	0	0	0	0	0
US/Singapore	17	537,918	0	0	0	0	0	0
US/Spain	6	2,720	0	0	0	0	0	0
US/Switzerland	2	410	1	879	0	0	1	200
US/Taiwan	1	1,119	0	0	0	0	0	0
US/United Arab Emirates	3	204	0	0	0	0	0	0
US/United Kingdom	7	3,253	8	3,088	1	54	3	502
US/multiple	1	22	0	0	0	0	0	0
Subtotal ²	111	577,551	54	15,757	7	1,105	28	3,386
Total all land acquisitions	173	1,089,044	76	24,796	37	293,467	57	8,266

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Land Use

Of the acres acquired in 1996, 2 percent were in pasture, 94 percent in forest, 2 percent in other agriculture, 2 percent in cropland, and 1 percent in nonagriculture (table 26). U.S./ France, U.S./Canada, and U.S./Japan corporations acquired 48 percent of the cropland. U.S./Germany, and U.S./United Kingdom corporations combined acquired 48 percent of pastureland. Persons from Singapore and Canada plus U.S./Singapore corporations together acquired 97 percent of the forest land.

Separating data on reports for only forest or forest and other nonagricultural land shows that 93 percent of the acquisitions are in these two land-use categories. Louisiana had 61 percent of these acquisitions. Arkansas, Maine, South Carolina, and Georgia accounted for another 38 percent (table 27).

Table 25--Foreign-owned U.S. agricultural land acquisitions,
by type of interest, method of acquisition, and owner representative,
January 1 - December 31, 1996
(Number)

Item	Parcels reported	Acres
Interest:		
Fee interest whole	294	1,262,840
Fee interest partial ¹	26	147,510
Trust beneficiary	1	132
Purchase contract	15	3,420
Other	7	1,671
Total	343	1,415,573
Method of acquisition:		
Cash only	238	354,516
Credit only	22	4,641
Trade only	14	4,815
Gift/inheritance only	1	238
Foreclosure only	3	687
Other method only	56	1,047,684
Cash & credit only	7	1,954
Noncash combinations	2	1,038
Total	343	1,415,573
Owner representative:		
Attorney	112	338,568
Manager	79	21,916
Agent	26	10,110
Other	64	16,879
Foreign owner	3	275
No report	59	1,027,825
Total	343	1,415,573

¹ The fee interest partial is used for parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

Table 26--Use of U.S. agricultural land acquisitions, by country of foreign owner,
January 1 - December 31, 1996
(Acres)

Country	Cropland	Pasture	Forest	Other agriculture	Other non-agriculture	Total
Australia	155	0	0	0	5	160
Austria	127	16	16	0	0	159
British Virgin Islands	839	0	12,929	111	0	13,879
Canada	797	202	267,908	21,631	196	290,734
Colombia	145	10	10	7	25	197
Denmark	0	297	15	0	1	313
Egypt	77	0	0	14	0	91
Germany	3,916	342	7,557	32	45	11,892
Gibraltar	7	0	0	0	0	7
Hong Kong	0	0	0	21	4	25
Italy	310	1,188	123	0	0	1,621
Japan	145	48	85	0	62	340
Liechtenstein	0	1,541	0	0	0	1,541
Mexico	240	705	0	0	0	945
Nepal	0	60	8	0	0	68
Netherlands	493	582	383	175	30	1,663
Netherlands Antilles	0	0	875	0	130	1,005
Singapore	0	0	484,759	0	0	484,759
Switzerland	304	0	0	1,040	0	1,344
Taiwan	0	0	0	8	0	8
United Kingdom	0	2,400	3,868	0	62	6,330
Venezuela	531	0	0	0	162	693
Subtotal ¹	8,086	7,391	778,536	23,039	722	817,774
US/Australia	0	0	108	48	0	156
US/Austria	0	0	3,181	0	0	3,181
US/Bahamas	29	500	0	0	4,400	4,929
US/Belgium	99	0	135	134	0	368
US/Bermuda	252	256	977	0	218	1,703
US/British Virgin Islands	654	142	354	0	6	1,156
US/Canada	3,352	32	477	27	20	3,908
US/Cayman Islands	127	0	0	9	0	136
US/France	4,225	320	1,508	388	391	6,832
US/Germany	2,197	6,649	3,146	44	27	12,063
US/Japan	7,534	682	30	953	1,463	10,662
US/Liberia	506	0	0	0	74	580
US/Liechtenstein	735	0	236	0	0	971
US/Netherlands	39	0	0	392	0	431
US/Panama	0	20	60	0	0	80
US/Philippines	0	0	0	274	0	274
US/Singapore	0	0	537,838	80	0	537,918
US/Spain	2,091	65	0	459	105	2,720
US/Switzerland	233	592	492	172	0	1,489
US/Taiwan	0	1,117	0	0	2	1,119
US/United Arab Emirates	148	41	12	2	1	204
US/United Kingdom	1,401	3,795	700	120	881	6,897
US/multiple	0	22	0	0	0	22
Subtotal ²	23,622	14,233	549,254	3,102	7,588	597,799
Total all land acquisition	31,708	21,624	1,327,790	26,141	8,310	1,415,573

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Foreign entities from Singapore purchased most of the U.S. forest land or forest and other nonagricultural lands (table 28), accounting for 77 percent of such acquisitions, 1,022,597 acres. Foreign persons from Canada not affiliated with a U.S. corporation purchased another 267,869 acres or 20 percent.

Corporations accounted for the largest number of owners reporting acquisitions of forest or forest and other nonagricultural land--59 percent of the owners reported acquiring 68 percent of the parcels covering 63 percent of the acres (table 29).

Owners of parcels of less than 1,000 acres, 76 percent of the owners, reported acquiring 45 percent of the parcels covering only 1 percent of the forest or forest and other nonagricultural lands (table 30). The remaining 24 percent of the holders, owning parcels with 1,000 acres or more, reported acquiring 55 percent of the parcels covering 99 percent of these lands and representing 94 percent of the value.

Intended Use

Reports for more than 99 percent of the acres indicated no change in land use (table 31). Intended changes to other agricultural and nonagricultural uses were reported for holders of approximately 1 percent of the acquired acres. Because the form asks for changes by parcels and not acres, all of these acres may not be affected by the indicated changes. Reports on intended use were received for all but a small fraction of the acres.

Table 27--U.S. forest and other nonagricultural land acquisitions of foreign owners, by State,
January 1 - December 31, 1996

State and U.S. Territory	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
Alabama	2	195	172
Alaska	1	110	29
Arkansas	5	209,756	111,626
Georgia	17	9,023	7,425
Kentucky	4	92	31
Louisiana	25	812,833	657,029
Maine	25	268,786	40,479
Michigan	1	115	110
Minnesota	7	282	61
Mississippi	4	266	186
New York	2	2,523	930
North Carolina	3	755	1,638
Ohio	1	3	1
Pennsylvania	1	31	12
South Carolina	9	14,142	2,957
Tennessee	1	875	350
Texas	2	2,324	2,246
Virginia	7	216	203
West Virginia	3	152	66
Total	120	1,322,479	825,551

¹ Value is purchase price or nonpurchase price (estimated value).

Table 28--U.S. forest and other nonagricultural land acquisitions, by country of foreign owner,
January 1 - December 31, 1996

Country	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
British Virgin Islands	1	6	12,929	2,021
Canada	3	23	267,869	312
Germany	11	14	6,145	5,120
Japan	1	1	115	110
Netherlands Antilles	1	1	875	350
Singapore	1	13	484,759	246,342
United Kingdom	3	7	3,930	1,236
Subtotal ²	21	65	776,622	255,491
US/Australia	2	3	108	265
US/Austria	1	1	3,181	2,664
US/Bermuda	1	1	250	420
US/Canada	3	9	477	233
US/France	2	3	1,033	40,022
US/Germany	7	19	1,656	1,203
US/Panama	1	1	60	60
US/Singapore	1	16	537,838	519,998
US/United Kingdom	2	2	1,254	5,195
Subtotal ³	20	55	545,857	570,060
Total	41	120	1,322,479	825,551

¹ Value is purchase price or nonpurchase price (estimated value).

² Total interests excluding U.S. corporations with foreign shareholders.

³ Total interests of U.S. corporations with foreign shareholders.

Table 29--U.S. forest and other nonagricultural land acquisitions, by type of foreign owner,
January 1 - December 31, 1996
(Number)

Owner	Owners reporting	Parcels reported	Acres	Parcels with partial interests reported ¹	Acreage equivalent ²
Individual	7	10	3,164	6	1,473
Corporation	24	82	829,618	14	708,703
Partnership	6	12	3,114	0	3,114
Trust	1	1	529	0	529
Other	3	15	486,054	0	486,054
Total	41	120	1,322,479	20	1,199,873

¹ Parcels with partial interests are parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

² Acreage equivalent equals the total acreage reported multiplied by the percentage held by the foreign owner.

Tenure

Foreign owners operate 42 percent of the parcels acquired during the period and 75 percent of the acres, whereas tenants operate 20 percent of the parcels and 2 percent of the acres (table 32). Managers operate 7 percent of the parcels and 1 percent of the acres. No responses on tenure were received for 31 percent of the parcels covering 22 percent of the acres. Rental agreements applied to 20 percent of the parcels covering 2 percent of the acres.

Tenure Change

Reports for 45 percent of the parcels acquired during the period indicate no tenure change for 96 percent of the acreage (table 32). Reports for 31 percent of the parcels, containing 3 percent of the acres, indicated a tenure change. Because the number of acres affected by new tenure arrangements was not reported, the acreage may be overstated; that is, all of these acres are not necessarily affected by new tenure arrangements. No responses on tenure change were made for 23 percent of the parcels accounting for 1 percent of the acres.

Table 30--Foreign acquisitions of U.S. forest and other nonagricultural land, by size of acquisition, January 1 - December 31, 1996

Size (Acres)	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
Less than 20	2	2	18	26
20-59	5	5	176	1,046
60-99	5	10	371	353
100-299	7	13	1,267	1,675
300-999	12	24	6,719	43,944
1,000 or more	10	66	1,313,928	778,507
Total	41	120	1,322,479	825,551

¹ Value is purchase price or nonpurchase price (estimated value).

Table 31--Intended use of U.S. agricultural land acquisitions of foreign owners, January 1 - December 31, 1996 (Number)

Item	No change	Other agriculture	Other non-agriculture	No report	Combination	Total
Individual:						
Parcels reported	47	11	0	0	0	58
Acres	12,714	1,106	0	0	0	13,820
Organization:						
Parcels reported	210	43	28	4	0	285
Acres	1,384,324	13,576	3,104	749	0	1,401,753
Total:						
Parcels reported	257	54	28	4	0	343
Acres	1,397,038	14,682	3,104	749	0	1,415,573

Dispositions, Land-Use Changes, and Changes in Status

Data in this section are derived from reports filed by foreign investors who disposed of 606 parcels of U.S. agricultural land covering 2,413,614 acres between January 1 and December 31, 1996. In addition to these dispositions, there were reports of land-use changes out of agriculture affecting 11 parcels covering 393 acres, and reports of change in status from foreign to nonforeign affecting 70 parcels covering 88,193 acres.

For the same reasons noted at the outset of the "Acquisitions" section, the reported data for dispositions, land-use changes, and changes in status should be regarded as preliminary. Reports that were not timely filed and/or completed or were statutorily not required to be filed by the closing date for this report are not included.

Characteristics of Foreign Owners Disposing of Land

Type of Foreign Owner. The largest amount of acres disposed of was in Louisiana, Oregon, and Mississippi, accounting for 68 percent of the dispositions acreage (table 33).

Transfers by foreign investors to U.S. purchasers accounted for 82 percent of the parcels and 72 percent of the acres (table 34). Reports for 3 percent of the parcels and 0.4 percent of the acres indicated that they were transferred to other known foreign persons. Reports for 14 percent of the parcels covering 27 percent of the acres indicated dispositions to persons of unknown citizenship.

Table 32--Tenure of foreign-owned U.S. agricultural land acquisitions,
January 1 - December 31, 1996

Tenure	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
Current:			
Foreign owner	143	1,064,760	909,192
Manager	23	17,368	9,005
Tenant	69	27,294	31,372
No report	108	306,151	43,057
Total	343	1,415,573	992,626
Rental:			
Crop	11	4,240	3,446
Cash	59	22,944	26,872
No report	130	323,629	53,116
Not applicable	143	1,064,760	909,192
Total	343	1,415,573	992,626
Intended change:			
None	156	1,356,307	878,464
New	108	38,967	68,834
No report	79	20,299	45,328
Total	343	1,415,573	992,626

¹ Value is purchase price or nonpurchase price (estimated value).

Table 33--Dispositions of U.S. agricultural land, by type of foreign owners,
by State, January 1 - December 31, 1996
(Number)

State and U.S. Territory	Individual		Organization		Total	
	Parcels reported	Acres	Parcels reported	Acres	Parcels reported	Acres
Alabama	0	0	58	53,953	58	53,953
Arizona	0	0	1	30	1	30
Arkansas	8	5,567	8	105,984	16	111,551
California	1	294	7	4,699	8	4,993
Colorado	6	2,373	12	1,403	18	3,776
Florida	1	5	9	2,535	10	2,540
Georgia	9	1,261	56	71,654	65	72,915
Illinois	0	0	23	1,719	23	1,719
Iowa	1	84	0	0	1	84
Kansas	0	0	2	3,788	2	3,788
Kentucky	0	0	8	1,159	8	1,159
Louisiana	0	0	60	881,999	60	881,999
Maine	0	0	10	24,756	10	24,756
Maryland	2	326	0	0	2	326
Michigan	4	163	9	96,756	13	96,919
Minnesota	0	0	2	129	2	129
Mississippi	2	374	83	251,396	85	251,770
Missouri	1	163	4	505	5	668
Montana	0	0	3	9,874	3	9,874
New Hampshire	0	0	1	606	1	606
New Mexico	0	0	1	1,438	1	1,438
New York	3	212	4	101	7	313
North Carolina	1	120	8	11,751	9	11,871
North Dakota	2	240	0	0	2	240
Ohio	1	489	20	2,139	21	2,628
Oklahoma	0	0	3	3,052	3	3,052
Oregon	0	0	34	502,480	34	502,480
Pennsylvania	0	0	6	226	6	226
South Carolina	4	654	27	84,992	31	85,646
South Dakota	6	320	4	5,643	10	5,963
Tennessee	0	0	2	514	2	514
Texas	1	20	12	7,732	13	7,752
Utah	0	0	3	4,551	3	4,551
Vermont	2	1,037	3	122	5	1,159
Virginia	0	0	8	194	8	194
Washington	3	163	25	200,445	28	200,608
West Virginia	0	0	13	2,572	13	2,572
Wisconsin	4	481	3	51,312	7	51,793
Wyoming	0	0	12	7,059	12	7,059
Total	62	14,346	544	2,399,268	606	2,413,614

Corporations were the most active type of foreign owner disposing of land, accounting for 57 percent of the owners, 54 percent of the parcels, and 41 percent of the acres (table 35). In comparison, individuals and partnerships accounted for 35 percent of the owners, 43 percent of the parcels, and 59 percent of the acres.

Size of Disposition. The most acreage disposed of was for parcels with 1,000 or more acres, accounting for 99 percent of the acres (table 36). As should be expected, sales prices per acre were higher for smaller parcels. Average selling price for parcels of less than 20 acres was \$11,134 per acre, compared with \$429 per acre for parcels of 1,000 or more acres. Average selling price of all reported dispositions was \$446 per acre.

Table 34--Dispositions of U.S. agricultural land
by foreign owners, by citizenship of purchasers,
January 1 - December 31, 1996
(Number)

Purchaser	Parcels reported	Acres
USA	494	1,737,247
Foreign	20	10,210
Unknown	83	662,531
No report	9	3,626
Total	606	2,413,614

Table 35--Dispositions of U.S. agricultural land, by type of foreign owner,
January 1 - December 31, 1996
(Number)

Owner	Owners reporting	Parcels reported	Acres	Parcels with partial interest reported ¹	Acreage equivalent ²
Individual	39	62	14,346	4	14,267
Corporation	89	330	993,197	5	969,571
Partnership	16	201	1,403,263	2	1,403,225
Trust	10	11	2,690	0	2,690
Other	2	2	118	1	67
Total	156	606	2,413,614	12	2,389,820

¹ Parcels with partial interests are parcels owned only in part by the foreign investor; that is, a percentage interest less than 100 percent.

² Acreage equivalent equals the total acreage reported multiplied by the percentage held by the foreign owner.

Country of Origin. Foreign entities from the United Kingdom and a U.S./Singapore corporation collectively disposed of 80 percent of the acreage (table 37). The South had 62 percent of the acres disposed (table 38). Foreign entities from the U.K. and a U.S./Singapore corporation together disposed of 83 percent of the acreage in the South. Foreign persons from the U.K. accounted for 95 percent of the dispositions in the West. Foreign persons from Canada disposed of 86 percent in the Northeast. U.S./British Virgin Islands corporations disposed of 90 percent of the disposed acres in the Midwest.

Land Use

Two percent of acres disposed were cropland, 2 percent pasture, 96 percent forest, 0.1 percent other agriculture, and 0.1 percent other nonagriculture (table 39). U.S./Japan, U.S./Switzerland, and U.S./France corporations disposed of 33 percent of the cropland; U.S./U.K., U.S./France, and U.S./Germany corporations disposed of 80 percent of the pasture land. U.K. companies and U.S./Singapore corporations disposed of 83 percent of the forest land.

Trends

The data for 1996 are generally biased toward the first part of the year. Data for 1981 through 1995 are generally more evenly distributed throughout the year (table 40). This has also been the case for current year data in past AFIDA reports. The reason relates to the AFIDA reporting requirements, which allow persons 90 days to report their transactions to the U.S. Department of Agriculture (USDA). Consequently, not all transactions occurring in the 90 days preceding the closing date of the report are reported to USDA by that date. Some of the bias is also due to reports that are filed late and/or are incomplete. This means that the 1996 data and, in some cases, data for prior years are understated and should be regarded as preliminary.

Foreign ownership of U.S. agricultural land remained relatively steady from 1981 through 1996--slightly above or below 1 percent of all privately owned agricultural land in the United States (fig. 3). Most changes were in forestland, rising from 7.2 million acres in 1981 to 8.1 million in 1984, falling to 6 million in 1989, increasing to 7.3 million in 1991, declining to 6.6 million in 1994, rising to 7.5 million in 1995, and returning to 7.3 million in 1996. These changes are mainly due to million-acre-plus transactions by large timber companies. Reviewing the crop, pasture, and other agriculture figures reveals a steady but relatively small increase in the numbers. Cropland rose from 1.7 million acres in 1981 to 2.5 million in 1995; pasture, from 2.8 to 4.0 million acres; and other agriculture, from 0.5 to 0.9 million acres.

Table 36--Dispositions of foreign-owned U.S. agricultural land, by size of disposition, January 1 - December 31, 1996

Size (Acres)	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Selling price (1,000 dollars) ¹
Less than 20	19	24	179	1,993
20-59	25	37	839	11,780
60-99	16	26	1,229	4,632
100-299	37	60	6,348	10,503
300-999	32	57	19,095	23,460
1,000 or more	27	402	2,385,924	1,023,266
Total	156	606	2,413,614	1,075,634

¹ Selling price is value at time of disposition.

Table 37--Dispositions of U.S. agricultural land, by country of foreign owner,
January 1 - December 31, 1996

Country	Owners reporting (Number)	Parcels reported (Number)	Acres (Number)	Selling price (1,000 dollars) ¹
Australia	1	1	15	30
Austria	1	1	9	138
Bahrain	2	2	313	384
Bermuda	2	3	51	1,942
Canada	12	13	24,954	7,961
Germany	33	50	15,167	13,797
Greece	3	7	400	613
Hong Kong	1	1	168	1,200
Ireland	1	1	84	193
Japan	2	9	196	5,119
Liechtenstein	1	1	1,461	886
Netherlands	3	5	799	2,624
Netherlands Antilles	3	3	2,080	1,364
Philippines	3	4	124	310
Sweden	1	1	40	110
Switzerland	7	8	1,166	3,643
United Kingdom	5	181	1,399,703	165,613
Venezuela	1	2	209	1,176
Vietnam	1	1	37	50
Subtotal ²	83	294	1,446,976	207,153
US/Belgium	1	1	6	17
US/Bermuda	1	1	30	11
US/British Virgin Islands	3	12	148,028	118,000
US/Canada	9	14	3,228	2,656
US/Cayman Islands	1	1	1,490	1,450
US/China	1	1	167	67
US/Finland	1	2	192	371
US/France	5	17	12,233	3,273
US/Germany	13	59	15,046	7,321
US/Italy	1	1	2,708	1,730
US/Japan	3	3	5,768	15,158
US/Mexico	1	1	117	17
US/Netherlands	2	4	2,761	1,692
US/New Zealand	1	1	1,052	789
US/Panama	1	1	160	120
US/Saudi Arabia	1	1	105	270
US/Singapore	1	16	537,838	519,998
US/Switzerland	7	8	3,551	3,390
US/United Kingdom	18	46	17,947	10,930
US/third tier	2	122	214,211	181,221
Subtotal ³	73	312	966,638	868,481
Total all land dispositions	156	606	2,413,614	1,075,634

¹ Selling price is value at time of disposition.

² Total interests excluding U.S. corporations with foreign shareholders.

³ Total interests of U.S. corporations with foreign shareholders.

Table 38--Dispositions of U.S. agricultural land, by country of foreign owner and U.S. region,
January 1 - December 31, 1996
(Number)

Country	South		West		Northeast		Midwest	
	Parcels reported	Acres	Parcels reported	Acres	Parcels reported	Acres	Parcels reported	Acres
Australia	0	0	0	0	0	0	1	15
Austria	1	9	0	0	0	0	0	0
Bahrain	0	0	0	0	0	0	2	313
Bermuda	0	0	3	51	0	0	0	0
Canada	3	1,038	4	133	5	23,623	1	160
Germany	28	9,422	9	3,598	2	326	11	1,821
Greece	0	0	0	0	0	0	7	400
Hong Kong	0	0	1	168	0	0	0	0
Ireland	0	0	0	0	0	0	1	84
Japan	0	0	0	0	0	0	9	196
Liechtenstein	1	1,461	0	0	0	0	0	0
Netherlands	3	575	1	130	0	0	1	94
Netherlands Antilles	2	1,794	0	0	0	0	1	286
Philippines	0	0	4	124	0	0	0	0
Sweden	0	0	1	40	0	0	0	0
Switzerland	4	577	2	56	1	20	1	513
United Kingdom	127	697,778	52	700,833	1	1,022	1	70
Venezuela	2	209	0	0	0	0	0	0
Vietnam	1	37	0	0	0	0	0	0
Subtotal ¹	172	712,900	77	705,133	9	24,991	36	3952
US/Belgium	1	6	0	0	0	0	0	0
US/Bermuda	1	30	0	0	0	0	0	0
US/British Virgin Islands	2	152	0	0	0	0	10	147,876
US/Canada	5	2,667	3	260	4	172	2	129
US/Cayman Islands	1	1,490	0	0	0	0	0	0
US/China	1	167	0	0	0	0	0	0
US/Finland	0	0	0	0	0	0	2	192
US/France	4	817	2	1,468	8	910	3	9,038
US/Germany	29	5,832	4	7,120	5	189	21	1,905
US/Italy	1	2,708	0	0	0	0	0	0
US/Japan	0	0	3	5,768	0	0	0	0
US/Mexico	1	117	0	0	0	0	0	0
US/Netherlands	4	2,761	0	0	0	0	0	0
US/New Zealand	1	1,052	0	0	0	0	0	0
US/Panama	1	160	0	0	0	0	0	0
US/Saudi Arabia	1	105	0	0	0	0	0	0
US/Singapore	16	537,838	0	0	0	0	0	0
US/Switzerland	6	3,446	2	105	0	0	0	0
US/United Kingdom	10	515	17	14,955	5	1,124	14	1,353
US/third tier	122	214,211	0	0	0	0	0	0
Subtotal ²	207	774,074	31	29,676	22	2,395	52	160,493
Total all land dispositions	379	1,486,974	108	734,809	31	27,386	88	164,445

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Table 39--Dispositions of U.S. agricultural land, by country of foreign owner and use,
January 1 - December 31, 1996
(Acres)

Country	Cropland	Pasture	Forest	Other agriculture	Other non-agriculture	Total
Australia	15	0	0	0	0	15
Austria	0	0	9	0	0	9
Bahrain	309	0	0	0	4	313
Bermuda	26	0	21	0	4	51
Canada	315	844	23,601	168	26	24,954
Germany	9,334	674	3,226	1,438	495	15,167
Greece	380	0	0	6	14	400
Hong Kong	0	0	0	168	0	168
Ireland	74	0	0	0	10	84
Japan	51	34	74	0	37	196
Liechtenstein	1,315	0	0	146	0	1,461
Netherlands	123	582	0	94	0	799
Netherlands Antilles	1,308	135	289	0	348	2,080
Philippines	10	19	95	0	0	124
Sweden	0	0	0	0	40	40
Switzerland	1,034	47	17	48	20	1,166
United Kingdom	92	103	1,399,506	0	2	1,399,703
Venezuela	0	0	0	209	0	209
Vietnam	33	0	4	0	0	37
Subtotal ¹	14,419	2,438	1,426,842	2,277	1,000	1,446,976
US/Belgium	0	0	6	0	0	6
US/Bermuda	0	0	0	30	0	30
US/British Virgin Islands	0	145	147,876	0	7	148,028
US/Canada	635	1,054	1,302	236	1	3,228
US/Cayman Islands	700	0	790	0	0	1,490
US/China	0	0	167	0	0	167
US/Finland	133	0	0	0	59	192
US/France	3,085	7,684	1,272	191	1	12,233
US/Germany	3,398	6,602	4,748	109	189	15,046
US/Italy	2,200	508	0	0	0	2,708
US/Japan	5,768	0	0	0	0	5,768
US/Mexico	0	0	0	117	0	117
US/Netherlands	1,106	1,446	209	0	0	2,761
US/New Zealand	0	1,052	0	0	0	1,052
US/Panama	130	0	0	30	0	160
US/Saudi Arabia	59	0	46	0	0	105
US/Singapore	0	0	537,838	0	0	537,838
US/Switzerland	3,101	105	287	18	40	3,551
US/United Kingdom	1,215	14,846	1,164	450	272	17,947
US/third tier	420	500	213,291	0	0	214,211
Subtotal ²	21,950	33,942	908,996	1,181	569	966,638
Total all land dispositions	36,369	36,380	2,335,838	3,458	1,569	2,413,614

¹ Total interests excluding U.S. corporations with foreign shareholders.

² Total interests of U.S. corporations with foreign shareholders.

Table 40--Acquisitions and dispositions of foreign-owned U.S. agricultural land, by date,
January 1981 - December 1996

Date	Acquisitions			Dispositions		
	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
1981						
January	153	67,204	106,435	53	44,136	29,207
February	152	44,004	87,272	36	11,066	17,664
March	284	2,489,023	1,922,653	44	105,183	31,220
April	176	105,283	126,701	55	50,437	35,157
May	188	144,732	224,143	55	10,853	17,352
June	197	115,763	111,843	60	50,818	35,890
July	176	137,844	183,462	55	61,668	41,815
August	316	681,384	283,925	46	26,429	58,717
September	156	50,684	104,517	40	5,287	8,718
October	158	111,384	66,278	47	18,190	13,804
November	157	75,567	77,122	50	23,154	18,752
December	149	113,428	108,537	61	31,421	35,779
Multiple	7	1,846	2,018	1	11	204
Total	2,269	4,138,146	3,404,906	603	438,653	344,279
1982						
January	193	92,524	156,961	65	33,098	44,971
February	103	51,792	73,947	36	25,870	17,294
March	143	50,474	91,683	36	8,437	12,254
April	122	55,224	67,241	38	28,722	20,708
May	119	84,260	65,485	39	9,156	26,175
June	141	79,414	65,174	47	29,471	39,797
July	136	70,556	87,916	40	11,633	19,168
August	108	192,259	97,743	31	15,860	23,957
September	78	47,116	35,028	30	24,609	10,719
October	98	38,649	34,542	43	2,830	2,727
November	88	125,187	157,806	39	19,720	66,027
December	92	36,484	55,906	58	16,699	22,828
Multiple	7	5,552	3,875	0	0	0
Total	1,428	929,491	993,307	502	226,105	306,625
1983						
January	98	31,593	59,186	30	12,705	14,841
February	78	45,893	47,207	36	125,215	23,651
March	79	22,321	46,244	33	8,104	15,202
April	112	92,058	59,255	71	26,568	24,706
May	118	37,318	67,502	69	27,507	18,535
June	74	29,725	56,413	59	7,096	41,642
July	87	46,636	46,979	53	18,659	27,690
August	71	33,826	30,901	53	34,153	23,677
September	71	104,823	98,673	40	11,272	12,203
October	48	19,091	27,416	41	4,571	28,029
November	78	55,184	325,405	61	176,802	290,889
December	79	32,502	64,826	75	15,809	34,139
Total	993	550,970	930,007	621	468,461	555,204
1984						
January	117	318,592	138,527	127	55,458	56,750
February	44	19,238	51,288	27	13,920	22,447
March	68	78,165	89,735	52	26,609	24,878
April	81	72,868	95,844	50	34,856	42,621
May	69	15,459	19,811	42	7,885	11,067
June	75	50,994	70,831	42	29,884	37,041

Table 40--Acquisitions and dispositions of foreign-owned U.S. agricultural land, by date,
January 1981 - December 1996---Continued

Date	Acquisitions			Dispositions		
	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
July	54	14,098	156,227	47	14,162	24,759
August	68	35,707	90,410	49	14,020	31,104
September	56	26,637	41,415	53	6,278	9,699
October	47	19,633	36,530	35	21,380	28,153
November	47	43,840	41,830	61	14,085	16,550
December	88	964,261	278,404	71	836,284	101,679
Multiple	1	170	575	0	0	0
Total	815	1,659,662	1,111,427	656	1,074,821	406,748
1985						
January	55	115,007	73,409	27	7,395	9,947
February	29	8,852	24,450	19	12,167	10,931
March	45	13,452	89,034	29	5,798	16,496
April	46	17,054	20,673	47	9,285	13,290
May	41	60,793	23,631	34	2,844	6,900
June	41	21,651	26,261	26	26,265	11,171
July	50	68,527	51,170	27	2,062	3,414
August	36	8,747	15,716	31	7,431	4,109
September	116	1,755,035	40,243	28	193,417	11,736
October	61	17,263	85,535	36	16,452	8,699
November	28	8,878	26,616	18	6,974	7,340
December	139	83,297	71,154	144	37,826	50,159
Multiple	1	439	293	0	0	0
Total	688	2,178,995	548,185	466	327,916	154,192
1986						
January	47	13,960	63,237	29	5,101	10,111
February	27	9,901	7,095	21	2,661	3,419
March	44	36,251	51,541	18	13,070	10,530
April	57	25,778	135,753	23	5,538	6,195
May	99	1,605,263	131,784	90	1,641,979	22,458
June	61	97,164	48,537	37	17,975	4,198
July	37	26,962	33,239	22	20,734	27,192
August	33	16,351	22,053	34	8,395	15,539
September	34	36,048	58,043	26	3,757	10,088
October	138	240,661	62,891	37	19,201	8,887
November	48	15,744	18,399	34	11,615	6,831
December	131	53,609	105,859	77	58,781	50,233
Total	756	2,177,692	738,431	448	1,808,807	175,681
1987						
January	26	9,508	20,307	25	6,006	8,290
February	32	14,316	39,974	29	6,393	6,821
March	58	139,557	52,919	43	33,646	18,865
April	64	68,547	30,108	72	27,647	30,026
May	40	44,665	30,545	33	10,634	20,567
June	47	203,785	49,532	61	227,011	25,552
July	44	29,408	36,453	35	30,206	14,904
August	47	37,944	28,895	36	7,826	36,191
September	39	17,546	31,656	44	6,594	13,257
October	69	24,558	58,315	39	5,349	8,730

Table 40--Acquisitions and dispositions of foreign-owned U.S. agricultural land, by date,
January 1981 - December 1996---Continued

Date	Acquisitions			Dispositions		
	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
November	50	140,936	29,998	44	15,080	16,914
December	105	99,044	67,516	160	38,837	52,607
Total	621	829,814	476,218	621	415,229	252,724
1988						
January	74	65,295	72,109	53	26,278	22,633
February	49	31,563	24,748	52	60,267	46,828
March	57	37,658	93,887	102	57,912	49,931
April	45	35,692	29,478	63	266,203	80,047
May	49	71,839	54,241	59	34,967	13,023
June	98	149,180	92,418	70	22,380	11,357
July	55	33,996	78,419	61	13,705	25,804
August	57	349,835	59,114	67	313,175	73,320
September	45	17,067	97,658	53	10,794	9,483
October	85	237,661	128,205	502	248,205	113,088
November	57	59,442	38,632	46	194,829	21,383
December	113	271,477	236,483	105	334,779	61,483
Total	784	1,360,705	1,005,392	1,233	1,583,494	528,380
1989						
January	67	50,056	81,848	47	22,172	13,651
February	42	27,050	94,557	28	6,564	7,300
March	76	135,615	97,213	50	31,694	22,845
April	41	28,111	40,267	34	22,389	19,275
May	63	29,832	128,076	40	6,138	25,792
June	60	67,713	56,704	46	17,031	7,178
July	45	15,124	39,985	21	12,187	11,971
August	53	95,753	68,283	60	68,992	27,309
September	91	299,729	134,418	44	5,607	11,299
October	48	42,285	57,801	26	1,903	4,587
November	85	519,446	95,669	25	5,769	7,217
December	118	425,787	229,219	47	44,162	25,337
Multiple	1	36	63	0	0	0
Total	790	1,736,537	1,124,103	468	244,608	183,761
1990						
January	66	33,256	70,237	39	11,080	6,813
February	48	80,727	41,525	32	11,787	10,356
March	55	143,673	93,962	35	107,807	71,017
April	54	57,933	22,357	41	10,395	11,719
May	57	20,848	94,366	46	26,220	50,245
June	60	27,465	60,992	37	8,405	19,810
July	119	294,017	110,423	32	5,561	21,388
August	71	40,145	36,592	35	5,943	9,338
September	90	627,859	70,373	34	12,473	6,893
October	68	81,829	119,406	60	137,048	54,621
November	51	32,884	48,891	39	6,403	15,907
December	196	163,087	87,946	51	25,850	27,927
Multiple	2	454	20,728	0	0	0
Total	937	1,604,177	877,798	481	368,972	306,034

Table 40--Acquisitions and dispositions of foreign-owned U.S. agricultural land, by date,
January 1981 - December 1996---Continued

Date	Acquisitions			Dispositions		
	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
1991						
January	57	17,186	58,286	28	4,760	5,413
February	47	13,745	39,234	39	5,369	11,772
March	53	44,997	48,511	20	106,049	16,612
April	41	55,930	36,676	45	50,261	18,333
May	108	21,890	37,650	30	5,740	2,765
June	50	77,799	33,855	36	190,028	23,669
July	156	133,253	170,065	16	7,352	8,828
August	53	21,881	17,334	36	4,424	6,023
September	39	22,214	29,678	21	3,495	9,025
October	35	7,589	8,583	34	16,867	7,243
November	39	8,543	14,493	29	8,042	3,119
December	78	38,048	38,965	68	162,716	27,013
Multiple	0	0	0	1	60	914
Total	756	463,075	533,330	403	565,163	140,729
1992						
January	79	12,315	18,926	51	35,141	30,854
February	49	8,642	29,902	26	5,267	4,683
March	49	42,504	41,456	54	28,876	17,363
April	50	23,211	43,721	69	15,121	10,914
May	35	43,373	14,239	55	70,463	10,521
June	34	18,730	16,472	56	28,012	14,729
July	51	38,290	50,478	55	55,678	15,212
August	46	82,232	96,621	58	52,992	103,953
September	51	158,377	57,670	59	329,075	17,110
October	51	18,358	36,788	44	12,670	5,579
November	114	108,283	48,644	258	50,197	13,121
December	75	47,573	34,064	77	55,067	37,588
Multiple	0	0	0	1	19	291
Total	684	601,888	488,981	863	738,578	281,918
1993						
January	39	10,537	21,243	56	19,983	15,057
February	39	9,789	12,986	60	14,797	19,490
March	77	75,019	53,728	74	37,011	18,733
April	61	19,223	24,768	58	29,393	21,184
May	49	89,330	40,352	51	128,442	33,984
June	53	29,020	22,253	55	33,548	15,794
July	71	163,805	23,025	60	14,113	8,064
August	32	25,683	6,440	84	17,486	8,217
September	58	32,307	42,191	57	14,012	13,713
October	35	26,336	13,494	67	208,026	44,895
November	28	8,021	6,962	49	29,746	29,183
December	56	311,078	86,104	72	39,183	32,102
Total	598	800,148	353,546	743	585,740	260,416
1994						
January	35	52,917	31,859	33	91,763	18,888
February	19	8,249	5,640	24	2,021	2,010
March	37	13,514	43,433	30	30,382	12,681
April	43	6,212	12,702	38	12,470	15,614
May	32	8,107	19,940	36	6,015	7,748

Table 40--Acquisitions and dispositions of foreign-owned U.S. agricultural land, by date,
January 1981 - December 1996---Continued

Date	Acquisitions			Dispositions		
	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹	Parcels reported (Number)	Acres (Number)	Value (1,000 dollars) ¹
June	33	11,547	14,630	52	12,280	32,808
July	27	3,113	18,664	52	103,174	18,183
August	31	6,154	23,391	84	14,049	15,823
September	30	7,128	8,282	64	13,322	13,302
October	18	4,411	7,946	38	8,702	4,331
November	15	3,766	12,557	44	7,328	15,481
December	24	918,225	92,171	76	29,372	24,857
Total	344	1,043,343	291,215	571	330,878	181,726
1995						
January	55	86,656	38,893	116	59,982	47,732
February	29	11,218	8,802	40	17,210	13,459
March	47	13,876	45,592	39	4,044	3,805
April	53	26,836	39,629	46	21,211	29,097
May	24	2,946	4,608	41	24,987	20,958
June	39	109,337	15,193	37	6,097	12,333
July	38	21,260	17,194	55	7,461	6,905
August	31	43,915	82,945	31	21,579	32,906
September	29	4,413	14,415	34	40,631	11,448
October	30	30,547	17,643	34	6,563	6,802
November	28	23,482	18,617	26	7,152	5,348
December	98	104,512	36,366	67	36,701	30,465
Total	501	478,998	339,897	566	253,618	221,258
1996						
January	30	5,714	17,614	53	160,081	76,013
February	54	299,898	13,616	31	8,876	11,679
March	72	1,040,570	837,884	190	772,021	627,217
April	47	22,762	14,586	101	292,062	31,360
May	30	6,791	5,884	87	880,004	77,932
June	23	10,129	7,871	28	4,953	4,470
July	21	5,052	30,031	24	4,565	16,675
August	26	7,449	7,188	55	259,004	26,471
September	21	7,557	10,954	20	2,593	3,426
October	10	5,186	3,339	12	29,043	3,661
November	9	4,465	43,659	3	393	129
December	0	0	0	2	19	3
Total	343	1,415,573	992,626	606	2,413,614	879,036

¹ Value is purchase price or nonpurchase price (estimated value) at time of acquisition.

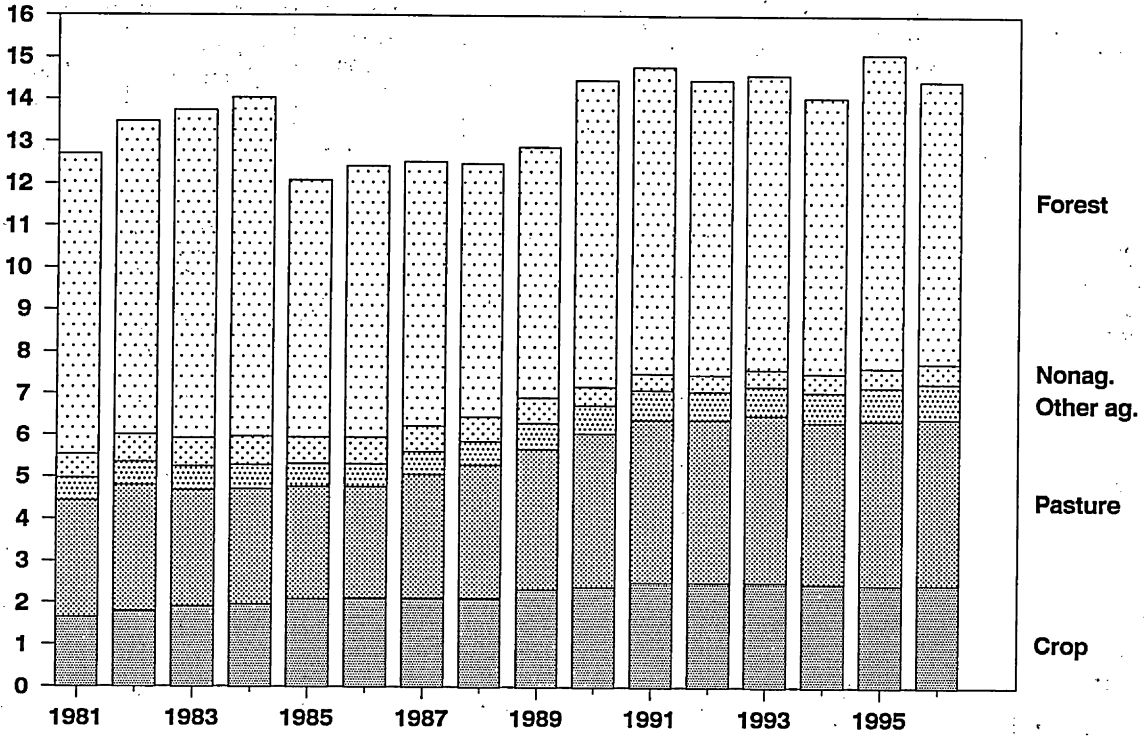
Program Costs and Penalties

Administration of the Agricultural Foreign Investment Disclosure Act of 1978 for obtaining and analyzing the data required an estimated 10.5 staff-years at a cost of approximately \$540,000 to USDA for the past year, of which the Farm Services Agency contributed approximately 9.4 staff-years at an estimated cost of \$482,268. The remaining costs and staff-years are attributable primarily to the Economic Research Service, with some contributions by the Office of the General Counsel and the Office of Public Affairs. During 1996, USDA assessed 163 penalties for late filings, totaling \$93,277.

Figure 3

Trends in Foreign Ownership of Agricultural Land by Type of Use, 1981-96

Million acres



Appendix: Report Form FSA-153

Formerly ASCS-153, use old stock.

Form Approved - UMB No. 0560-0097

FSA-153
(03-19-96)

U.S. DEPARTMENT OF AGRICULTURE
Farm Service Agency

AGRICULTURAL FOREIGN INVESTMENT DISCLOSURE ACT REPORT

NOTE: Read Instructions on reverse Before Filing in Any Data Below. If Additional Space is Needed, Use Reverse.

1. TYPE ACTIVITY (See Reverse) (Check one)

- A. Land Holding B. Land Acquisition C. Land Disposition
 D. Land Use Change To Agriculture E. Land Use Change To Non-Agriculture

ITEM	OFFICE USE ONLY	ITEM
2. Tract Location and Description		5. Type of Interest Held in the Agricultural Land (Check One) CHECK
A. LEGAL DESCRIPTION OR FSA TRACT NUMBER		A. Fee Interest (ownership) Whole
B. COUNTY OR PARISH		B. Fee Interest (ownership) Partial WHAT PERCENT %
C. NO. OF ACRES		C. Life Estate
D. STATE		D. Trust Beneficiary
3. Owner of Tract (in item 2A) (See Reverse)		E. Purchase Contract
A. NAME		F. Other (explain)
B. ID NO. (Nine digits)		6. How was this Tract Acquired or Transferred? CHECK
CHECK IF NO. NOT KNOWN <input type="checkbox"/>		A. Cash Transaction
C. LEGAL ADDRESS (Street, City, State/Province, Country)		B. Credit or Installment Transaction
D. Type of Owner (Check One)		C. Trade
1. Individual (including husband/wife)		D. Gift or Inheritance
a. Citizen		E. Foreclosure
2. Government (name of country)		F. Other (explain)
3. Organization		7. Value of Agricultural Land
a. Type		A. Purchase Price of Land or if a land disposition, the original price paid by seller \$
1) Corporation		B. Non-Purchase, Estimated Value at the Time of Acquisition \$
2) Partnership		C. What is the estimated current value or if a land disposition, the selling price of the tract of land? \$
3) Estate		D. How much of purchase price in Item 7A remains to be paid? \$
4) Trust		8. Date of Acquisition or Transfer (See Reverse) MONTH DAY YEAR
5) Institution		9. Current Land Use (Usual use of land. For idle land, report as other Agriculture.) Report in Whole Numbers ACRES
6) Association		A. Crop
7) Other		B. Pasture
b. Gov't. or country under whose law the organization is created		C. Forest or Timber
c. Principal place of business (for organizations only)		D. Other Agriculture
d. List on separate sheet, the Name, Address and Country of all foreign persons who individually or in the aggregate hold significant interest or substantial control 1/ in the person owning the land.		E. Non-Agriculture
E. Complete only if Item 1C - Land Disposition - Is checked		F. Total (Should equal 2C)
1. NAME OF PERSON RECEIVING TRACT		10. Intended Use as of This Date (Check One) CHECK
2. ADDRESS (Street, City, State/Province, Country)		A. No Change
3. CITIZENSHIP USA <input type="checkbox"/> FOREIGN <input type="checkbox"/> UNKNOWN <input type="checkbox"/>		B. Other Agriculture
4. Representative of Foreign Person (completing form, if applicable)		C. Non-Agriculture
A. NAME		11. Relationship of Owner to Producer (If applicable) CHECK
B. ADDRESS (Street, State, Country)		A. Producer is:
C. TELEPHONE NO. (Area Code)		1. Owner
D. Relationship of Representative to Foreign Person		2. Manager
1. Attorney		3. Tenant or sharecropper
2. Manager		B. Rental agreement is:
3. Agent		1. A crop share
4. Other (Explain on Reverse)		2. Cash or fixed rent
13. CERTIFICATION - I certify that the information entered in this report is complete and correct. I understand that falsification of reporting is subject to a civil penalty not to exceed 25% of the fair market value of the interest held in the tract of land.		12. The Producer on This Tract is:- CHECK
14. SIGNATURE (Owner or legally authorized representative)		A. The same person as when the tract was acquired
TITLE		B. A new person
DATE		

NOTE:

The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a) and the Paperwork Reduction Act of 1995, as amended. The authority for requesting the following information is P.L. 95-460. The information will be used to determine the effects of foreign persons acquiring, transferring and holding agricultural land, and the effects of such activity on family farms and rural communities. Furnishing the requested information is mandatory. Failure to comply or falsification of reporting is subject to civil penalty, not to exceed 25 percent of the fair market value of the interest held in the tract on the date of the assessment of such penalty.

Federal Agencies may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a currently valid OMB control number. Public reporting burden for this collection of information is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to Department of Agriculture, Clearance Officer, OIRM (OMB No. 0580-0097), AG Box 7630, Washington, D.C. 20250. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

DETERMINATION OF "FOREIGN PERSON" STATUS

DEFINITION: "Person" means any individual, corporation, company, association, firm, partnership, society, joint stock company, trust, estate, or any other legal entity.

You are a "foreign person" under the provisions of P.L. 95-460 and must complete the front side of this form (FSA-153) if your answer is "NO" to all the statements numbered 1, 2, and 3 below.

	YES	NO
1. I AM a citizen of the United States.		
2. I AM a citizen of the Northern Mariana Islands or the Trust Territories of the Pacific Islands.		
3. I AM lawfully admitted to the United States for permanent residence, or paroled into the United States, under the Immigration and Nationality Act.		

You are a "foreign person" under the provisions of P.L. 95-460 and must complete the front side of this form (FSA-153) if your answer is "YES" to any of the statements numbered 4a, 4b, and 5 below.

	YES	NO
4. I AM a "person" other than an individual or government, which is created or organized under the laws of: a. A foreign government of which has its principal place of business located outside the United States.		
b. Any State of the United States, and in which significant interest or substantial control <u>1/</u> is held directly or indirectly by any foreign individual, government, or person.		
5. I AM a foreign government.		

GENERAL INSTRUCTIONS

Complete this form in an original and three copies for each tract of land. Insertion of carbons is necessary. Report as a tract all acreages under the same ownership in each county or parish acquired or transferred on the same date. Land in different counties or parishes and land acquired or transferred on different dates must be reported as separate tracts.

Return the original and two copies to the County Farm Service Agency (FSA) Office where the tract of land is located. Retain the last copy (Foreign Person Copy) for your records. **DO NOT SEND THIS FORM DIRECTLY TO WASHINGTON, D.C. UNLESS GRANTED PERMISSION BY THE FSA IN WASHINGTON, D.C.**

After the original disclosure on FSA-153 on the tract(s) of land owned by the same person within a county or parish, each subsequent change of ownership or use must be reported by filing another FSA-153.

ITEM INSTRUCTIONS AND REPORTING DATES

ITEM 1. ONLY ONE BOX MAY BE CHECKED

If the tract of land to be listed under item 2 on the front side of this document was:

-Owned on February 1, 1979, check **A. Land Holding**) Reporting Date: This document is required to be completed and returned by August 1, 1979.

If the tract of land to be listed under item 2 on the front side of this document was, on or after February 2, 1979:

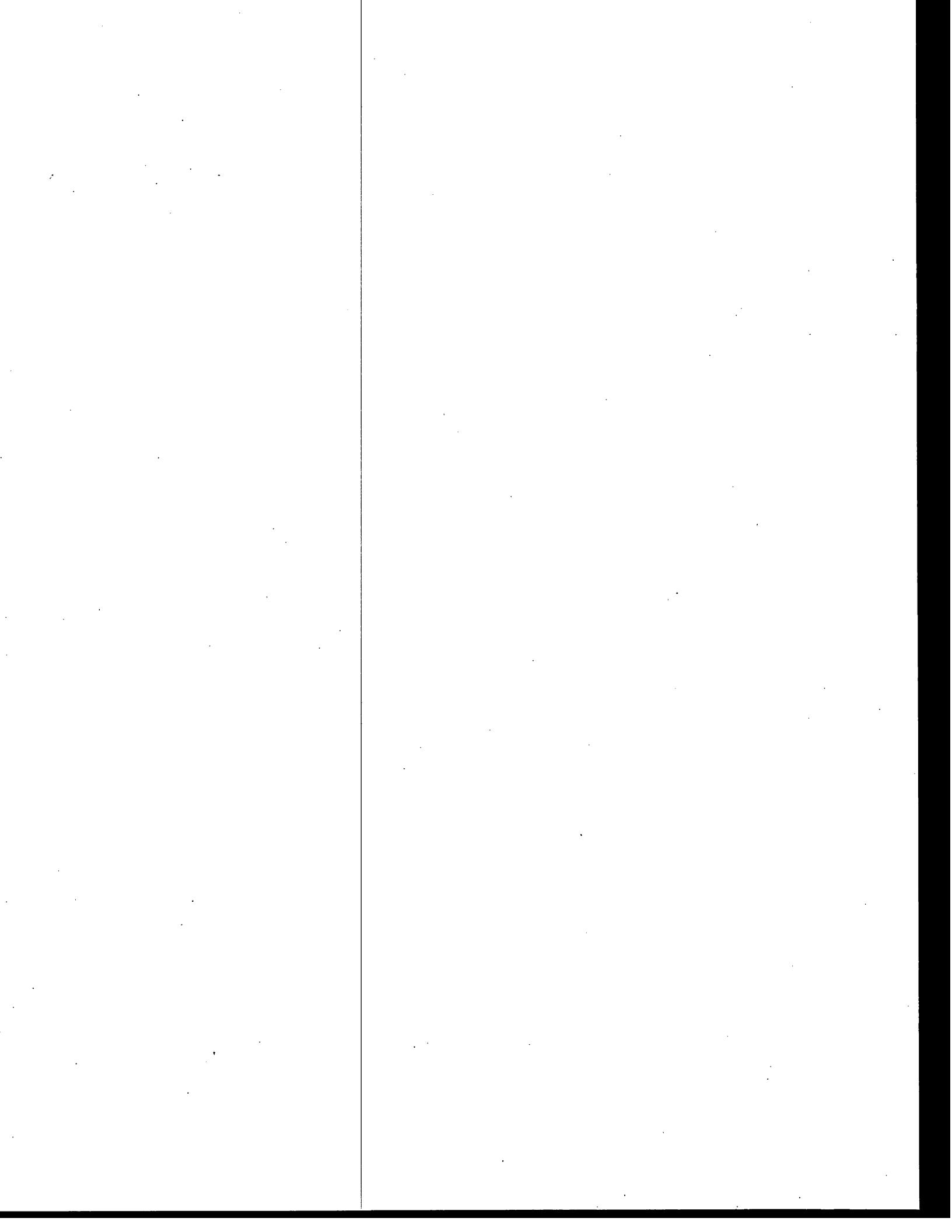
-Acquired, check **B. Land Acquisition**
 -Disposed of, check **C. Land Disposition**
 -Changed from non-agricultural to agricultural use, check **D. Land Use Change To Agriculture**
 -Changed from agricultural to non-agricultural, use check **E. Land Use Change To non-Agriculture**) **Reporting Date:** If any of these activities are checked in Item 1, return the completed FSA-153 within ninety (90) days from the date of the transaction.

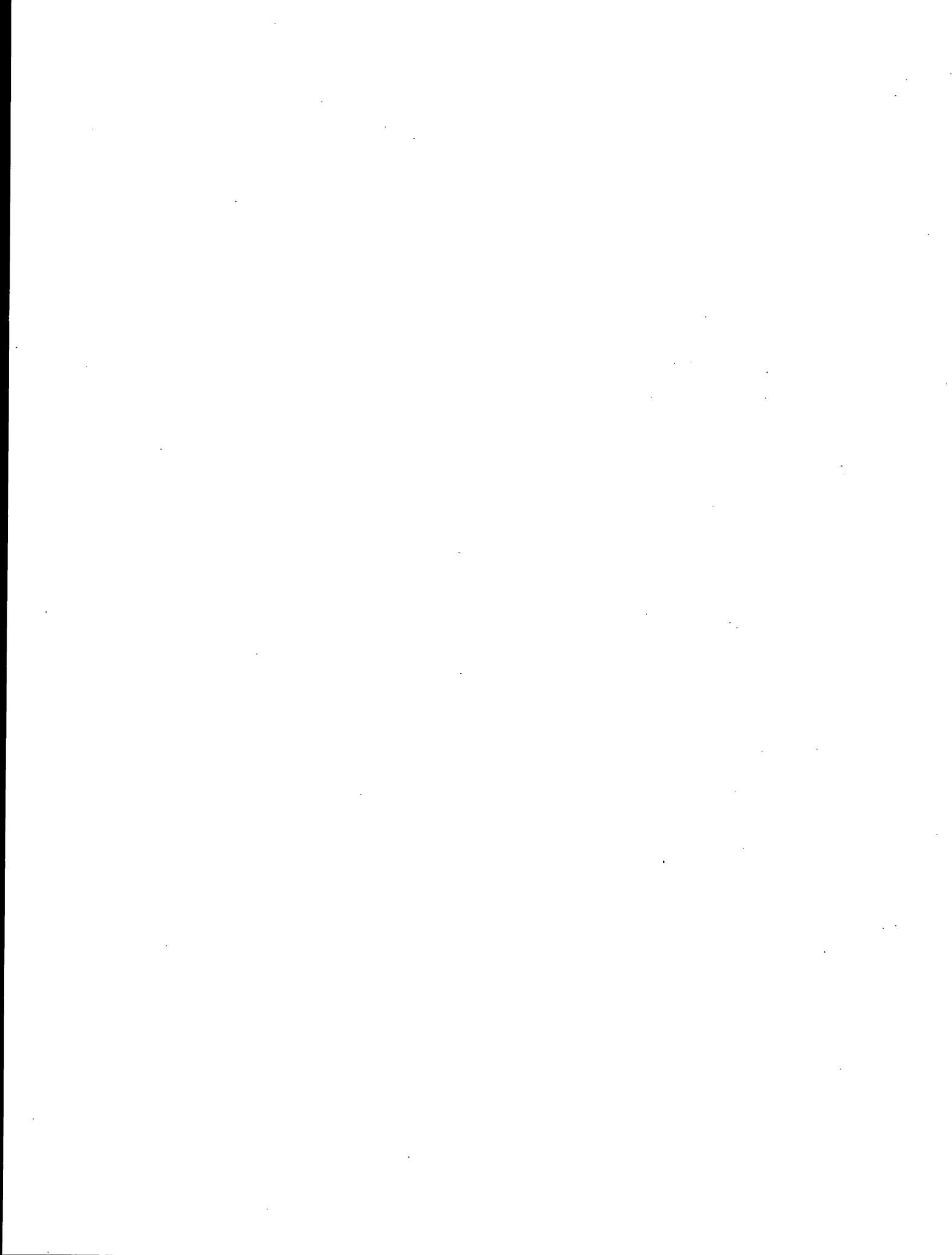
ITEM 8. The date entered would be as follows for the activity checked in Item 1:

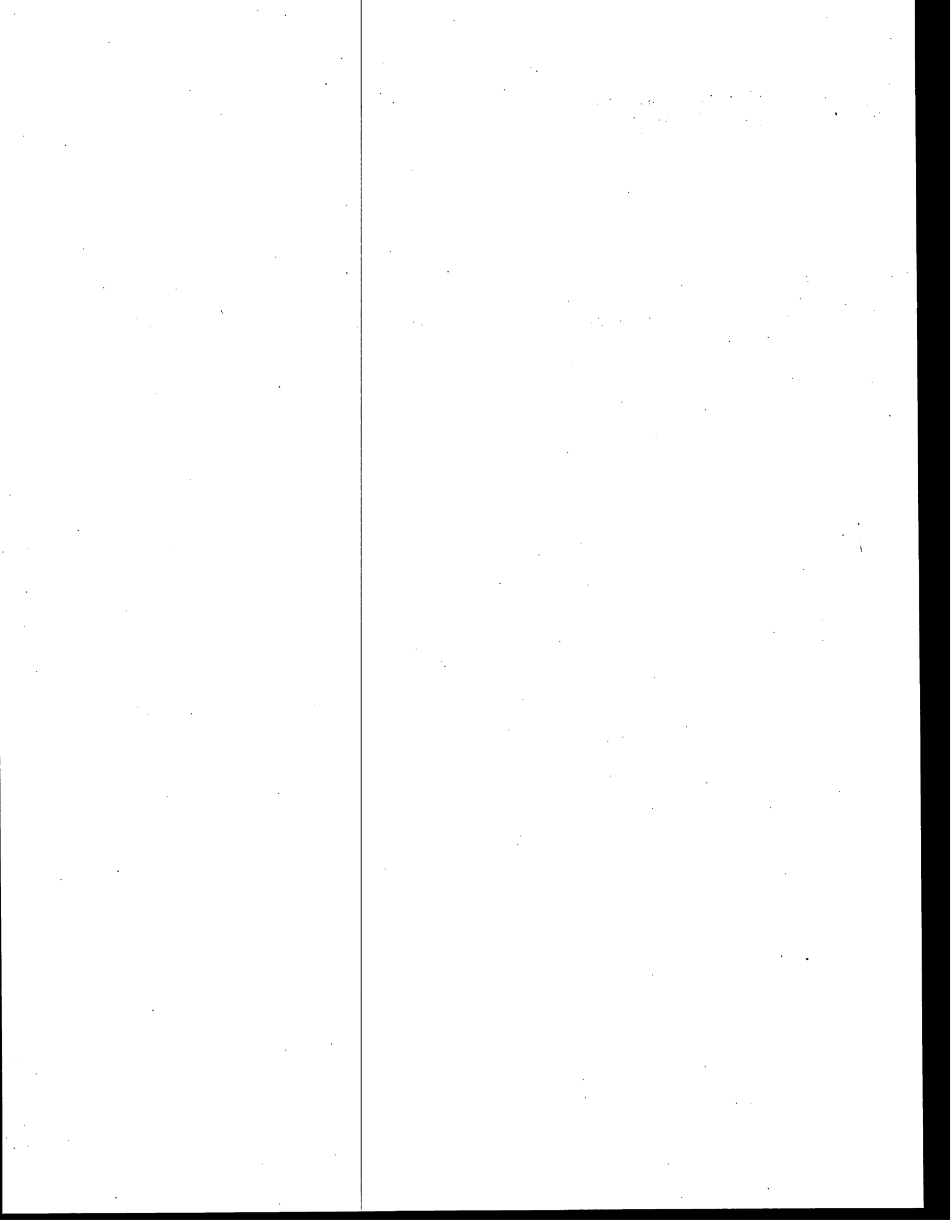
- Box A or B - Date acquired.
- Box C - Date disposed of.
- Box D or E - Date land use changed

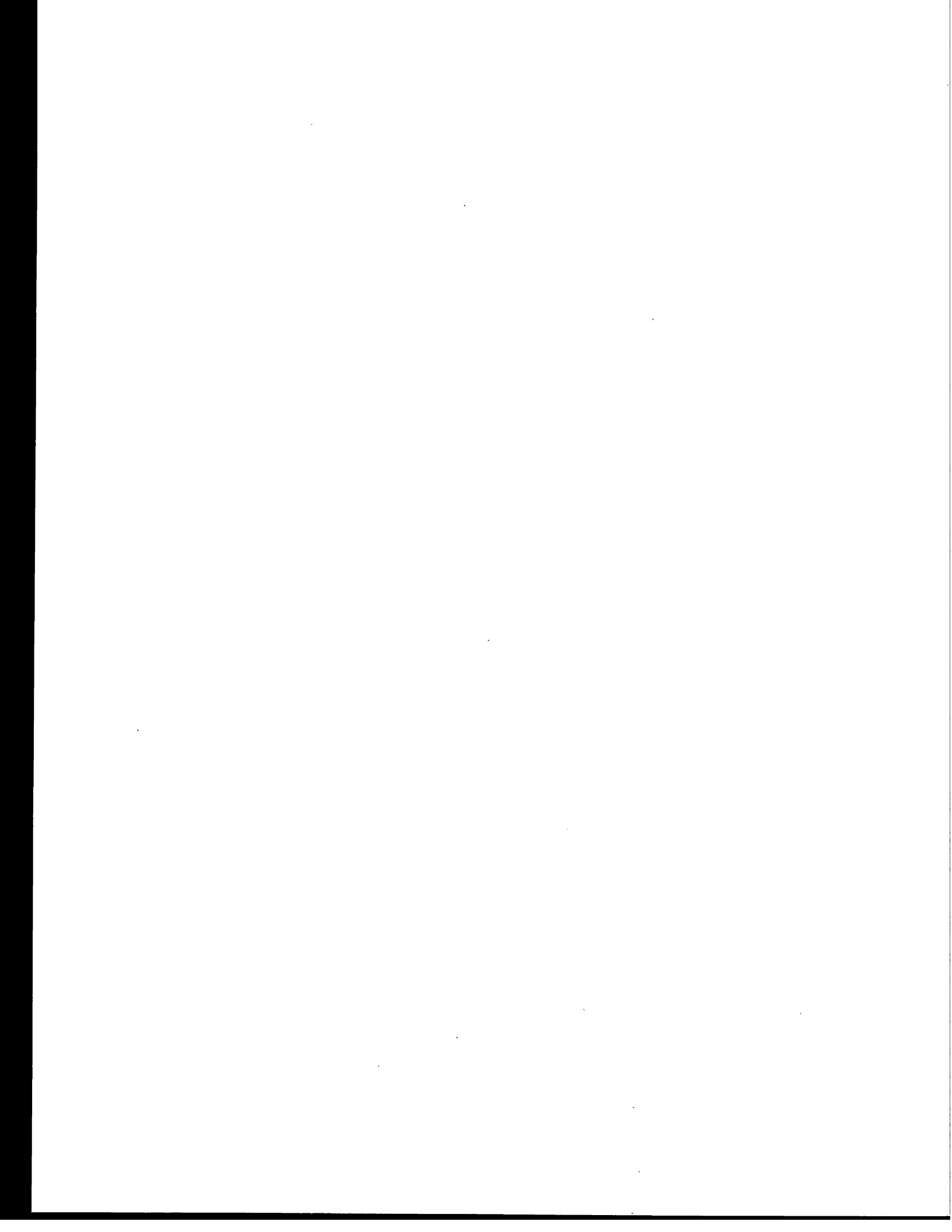
ADDITIONAL INFORMATION (Use additional sheets if more space is needed)

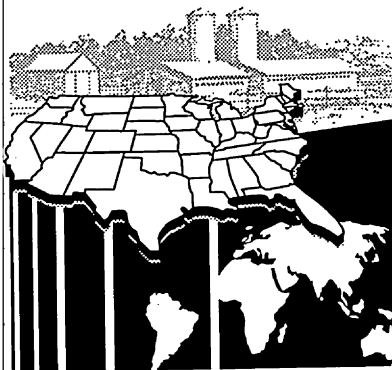
1/ Significant interest or substantial control as defined in 7 CFR 781.2 (k).











United States Department of Agriculture
Economic Research Service
1800 M Street, NW
Washington, DC 20036-5831