

**NOTICE FOR SEALED BID
CHEROKEE NATION AGRICULTURE LEASES**

The opening of sealed bids on tracts for agriculture use will be conducted October 22, 2026, at 10:00am under regulatory provisions cited in 25 CFR 162.

Sealed bids will be accepted for leasing of the attached listed and described property for Farming and Grazing until October 22, 2026, at 10:00 am, at which time sealed bids will be opened at the 7 Clans First Council Hotel & Casino, Beaver Bar, 12875 N. Highway 77, Newkirk, Oklahoma 74647. Successful bidders will be posted October 22, 2026, by 2:00 P.M. at the office of Real Estate Services.

Bids must be submitted on the attached **Bid For Agriculture Lease** form and submitted in a sealed envelope (*one envelope per bid please*), clearly marked/addressed to **CHEROKEE NATION REAL ESTATE SERVICES, P. O. Box 948, Tahlequah, Oklahoma, 74465**, and identified on the envelope as follows:

**“BID FOR AG LEASE”
Not to be open until October 22, 2026**

- The successful bidder will be notified October 22, 2026, at 2:00pm.
- First payment of 10% of the Bid per year is due November 16th. (*Payments received after 11/16/2026 will be considered late.*)
- The Remaining balance will be due or postmarked no later than December 15, 2026. (*Payments received after 12/15/2026 will be considered late.*)

In the event of late payments, Cherokee Nation Real Estate Services and Natural Resources departments will follow Policy and Procedures to determine the next successful bidder. Note that any tract may be rebid at the discretion of Cherokee Nation. Thereafter, all invoices will be mailed when payment is due.

- Payments should be made in the form of cashier’s check, personal check or money order.

LEASE FORM:	Standard departmental lease forms are provided by Cherokee Nation and required to be used for bid.
LEASE TERM:	Five (5) years, beginning January 1, 2027 and expiring December 31, 2031.
INITIAL 10% PAYMENT	A one-time payment of 10% of your total bid per year will be charged on acceptance of lease. This payment will be due no later than November 16, 2026.
FENCING	The lessee assumes full responsibility for the upkeep and maintenance of the fencing. Cherokee Nation highly recommends that all bidders inspect the unit prior to submitting a bid.

The lessee shall certify that development and operation of the lease shall be conducted in conformity with the National Environmental Policy Act of 1969.

CHEROKEE PREFERENCE. The Cherokee Nation prioritizes qualified Cherokee bidders. To qualify, you must present a Cherokee Tribal citizenship card. If a Cherokee and a non-Cherokee place the exact same winning bid, the Cherokee bidder is selected.

For more information contact: Cherokee Nation Real Estate Services main line (918) 453-5350 (*office hours 8 A.M. to 5 P.M.*)

Joel Bean, Director (918) 525-2766

Harold Grimmett, Realty Specialist (918) 316-1431

Rodney Sapp, Realty Analyst (918) 506-7970

Cameron Cooper, Realty Specialist (918) 506-9512

Cherokee Nation reserves the right to reject any and all bids received.

CHEROKEE NATION OFFERS THE FOLLOWING UNITS UP FOR BID:

COUNTY	UNIT	TOTAL ACRES	CROP ACRES	OPEN ACRES	AU	MISCELLANEOUS NOTES
Kay	Chilocco 1	236.50	193.00	43.50	13	**Reference CN Online Map**
Kay	Chilocco 2	626.00	480.50	94.70	27	**
Kay	Chilocco 3	471.20	384.60	52.80	15	**
Kay	Chilocco 4	1,010.70	450.52	343.18	98	**
Kay	Chilocco 5	339.80	212.12	77.58	22	**
Kay	Chilocco 6	71.20	58.46	11.74	--	Fireworks Stand
Kay	Chilocco 7	158.50	94.64	62.16	18	**
Kay	Chilocco 8	1,065.00	910.50	154.50	44	**
Kay	Chilocco 9	220.00		220	--	Native Hay Meadow

****Open Acres reflect Grazing / Pasture lands.**

****Total Acres include Crop, Open and Timber acreage.**

**** AU are the recommended carrying capacity for said Lease Unit.**

To locate the maps, you can go to:

Cherokee.gov >>>>

Menu >>>>

Our Nation and then select Maps >>>>

Interactive Maps and select Cherokee Nation >>>>

From there you can navigate to our maps of Chilocco >>>>

In the top right corner, you can select options for an Aerial Photo, Topographical Map, Street map, etc...

BID FOR AGRICULTURE LEASE

Bid Opening @ 10:00 AM
October 22, 2026

Date: _____

Ladies and Gentlemen:

Reference is made to an Agriculture / Grazing or Hay Lease under sealed bid to be held at 10:00 A.M. October 22, 2026, at the 7 Clans First Council Hotel & Casino, Beaver Bar, 12875 N. Highway 77, Newkirk, Oklahoma 74647. The undersigned hereby submits a bid for an agricultural / grazing or hay lease on Cherokee Nation Tribal Trust land.

UNIT NO: _____

NO. ACRES: _____

COUNTY: _____

BID AMOUNT: _____ **PER YEAR**

The Agriculture / Grazing or Hay Lease is to be executed in favor of:

Lessee: _____
(PRINT FIRST NAME, MIDDLE, LAST NAME) as on tribal citizenship card

Cherokee
Citizenship # _____

Address: _____

Telephone: _____

Signed: _____

Submitting Multiple Bids: If you are submitting bids on more than one unit, please note the following:

- **You may duplicate this form.**
- **Do not combine bids for multiple units.**
- **Submit one unique bid sheet per unit.**

Write on envelope: "Bid for Ag Lease" Not to be opened until 10/22/2026

CHEROKEE PREFERENCE: The Cherokee Nation prioritizes qualified Cherokee bidders. To qualify, you must present a tribal citizenship card. If a Cherokee and a non-Cherokee place the exact same winning bid, the Cherokee bidder is selected.

LATE PAYMENTS: In the event of late payments, Cherokee Nation Real Estate Services & Natural Resources departments will follow Policy and Procedures to determine the next successful bidder. Note that any tract **may be rebid at the discretion** of Cherokee Nation.

Cherokee Nation reserves the right to reject any and all bids received.