

Directories

- Custer County Oklahoma
Land Deed Map, c. 1910
- Directory of Garfield County, 1896
Business and Resident Directory of
Guthrie and Logan County, 1892
- City Directory Guthrie, 1892
Official Directory of Guthrie
and Logan County, 1898
- Oklahoma City and County
Directory, 1900–1901
- Oklahoma City, 1900–1901
The Homesteaders of Oklahoma County
- Woods County Directory, 1895

Counties Formed from Indian Territory

Adair County	McClain County
Atoka County	McCurtain County
Bryan County	McIntosh County
Carter County	Murray County
Cherokee County	Muskogee County
Choctaw County	Nowata County
Coal County	Okfuskee County
Craig County	Okmulgee County
Creek County	Ottawa County
Delaware County	Pittsburg County
Garvin County	Pontotoc County
Haskell County	Pushmataha County
Hughes County	Rogers County
Johnston County	Seminole County
Latimer County	Sequoyah County
Le Flore County	Tulsa County
Love County	Wagoner County
Marshall County	Washington County
Mayes County	

Counties Formed from Both Territories

Grady County
Jefferson County
Stephens County

Panhandle Counties

Beaver County
Cimarron County
Texas County

Counties Formed from Oklahoma Territory

Alfalfa County	Kay County
Beckham County	Kingfisher County
Blaine County	Kiowa County
Caddo County	Lincoln County
Canadian County	Logan County
Cleveland County	Major County
Comanche County	Noble County
Cotton County	Oklahoma County
Custer County	Osage County
Dewey County	Pawnee County
Ellis County	Payne County
Garfield County	Pottawatomie County
Grant County	Roger Mills County
Greer County	Washita County
Harmon County	Woods County
Harper County	Woodward County
Jackson County	

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Oklahoma Historical Society
Research Center

Land Records Research Guide

An introduction to researching
land records

About Land Records in Oklahoma

While the Oklahoma Historical Society (OHS) Research Center collections do not include original land records, we can offer information leading to records, which are at county or federal government offices.

Individual land ownership in Oklahoma has existed for just over a century. In Indian Territory it began in 1902 with the allotment of lands by the Dawes Commission. Prior to that time, land in the Indian Territory belonged to the respective nation in which the individual lived.

In Oklahoma Territory, with the exception of the Indigenous land allotments made by the Jerome Commission in the late 1880s, ownership began in 1889 and spread with each of the land openings.

The last land opening in Oklahoma Territory, with the minor exception of the salt plains in Alfalfa County, was in 1906. Land ownership in the Panhandle was possible after the first official survey was completed for the area in the 1890s.

Oklahoma statehood occurred on November 16, 1907, joining Oklahoma and Indian Territories.

County Records

The record books of the thirty judicial Recording Districts (the transitional form of government in the Indian Territory just prior to statehood) were not generally preserved by the newly formed state counties. Consequently, the earliest land records in those counties start in November 1907.

In the Oklahoma Territory region, including the Panhandle, several large counties were divided into smaller counties. This may affect the location of county land records. The types and dates of records available varies by county. The Research Center has reference books that provide information regarding county record holdings.

Homesteaders and the Federal Land Tract Books

Locating where someone lived can be the most difficult part of researching land records. The most comprehensive land locator are the Federal Tract Books of Oklahoma [Territory].

The tract books consist of 72 volumes on microfilm. They are arranged by township and range. To search the tract books by surname, consult the *Index to Early Oklahoma Land Tract Books* published by the Oklahoma Genealogical Society. The tract books also list Native American allotments for most of Ottawa County and some of Craig and Delaware Counties.

To obtain homestead files listed in the Tract Books, contact the National Archives or visit archives.gov.

Smith's First Directory

The second most comprehensive land locator in the Research Center is *Smith's First Directory of Oklahoma Territory*, August 1st, 1890–91 (Guthrie: James W. Smith, 1890). This directory lists individuals living in Oklahoma Territory. A name index is also available in print and online at okhistory.org/research/smiths.

School Land

Sections 16 and 36 of government townships were usually reserved as school land. This land could be leased but not homesteaded. The money from school land was designated by the Oklahoma Territory, and later the State of Oklahoma, to support specific colleges and universities. School land tract books are held by the Oklahoma Department of Libraries. Visit their website at libraries.ok.gov.

Townsite Lots

Townsite lot records were recorded in Townsite Trustee Books, which are found at the town's city hall or at the county seat.

Plat Books

Plat books are available for:

- Ellis County, 1910
- Garfield County, 1906
- Grant County, 1928
- Harper County, 1910
- Kay County, 1921
- Kiowa County, 1913
- Noble County, 1912
- Oklahoma County, 1907
- Payne County, 1907
- Woods County, 1906
- Woodward County, 1910