

Senate Engrossed House Bill
evictions; satisfaction of judgments

State of Arizona
House of Representatives
Fifty-seventh Legislature
Second Regular Session
2026

CHAPTER 194

HOUSE BILL 2244

AN ACT

AMENDING SECTIONS 12-1567 AND 22-247, ARIZONA REVISED STATUTES; RELATING TO EXECUTION OF JUDGMENTS.

(TEXT OF BILL BEGINS ON NEXT PAGE)

1 Be it enacted by the Legislature of the State of Arizona:

2 Section 1. Section 12-1567, Arizona Revised Statutes, is amended to
3 read:

4 12-1567. Satisfaction of judgment; superior court; filing
5 procedures; hearing; bond

6 A. The prevailing party shall file a satisfaction of judgment in
7 the superior court within forty days after a judgment has been paid in
8 full.

9 B. If the prevailing party fails to file a satisfaction of judgment
10 or cannot be located after the opposing party has exercised due diligence
11 in attempting to locate the prevailing party, the opposing party may file
12 a motion to compel satisfaction of the judgment. The opposing party shall
13 include with the motion to compel satisfaction of the judgment an
14 affidavit that evidences proof of payment and, if necessary, the due
15 diligence that was performed in attempting to locate the prevailing
16 party. If the motion is granted, the judgment is deemed satisfied.

17 C. A judge may hold a hearing on the motion to compel satisfaction
18 of the judgment.

19 D. A judge may compel the moving party to post a bond with the
20 court in the amount of the judgment.

21 E. NOTWITHSTANDING SUBSECTIONS B AND C OF THIS SECTION, IF A TENANT
22 FILES A MOTION TO COMPEL SATISFACTION OF THE JUDGMENT AGAINST A LANDLORD
23 FOLLOWING AN EVICTION ACTION AND THE LANDLORD FAILS TO RESPOND TO THE
24 MOTION TO COMPEL SATISFACTION OF THE JUDGMENT WITHIN FIFTEEN DAYS AFTER
25 THE MOTION IS FILED, ALL OF THE FOLLOWING APPLY:

26 1. THE FEE FOR FILING A MOTION TO COMPEL SATISFACTION OF THE
27 JUDGMENT IS WAIVED.

28 2. THE JUDGE MAY NOT HOLD A HEARING ON THE MOTION TO COMPEL
29 SATISFACTION OF THE JUDGMENT.

30 3. THE JUDGMENT IS DEEMED SATISFIED IF THE TENANT SUBMITS PROOF OF
31 PAYMENT.

32 4. THE JUDGE MAY ISSUE AN ORDER SEALING ALL RECORDS RELATED TO THE
33 EVICTION ACTION PURSUANT TO SECTION 33-1379.

34 Sec. 2. Section 22-247, Arizona Revised Statutes, is amended to
35 read:

36 22-247. Satisfaction of judgment; filing procedures; hearing;
37 bond

38 A. The prevailing party shall file a satisfaction of judgment in
39 the justice court within forty days after a judgment has been paid in
40 full.

41 B. If the prevailing party fails to file a satisfaction of judgment
42 or cannot be located after the opposing party has exercised due diligence
43 in attempting to locate the prevailing party, the opposing party may file
44 a motion to compel satisfaction of the judgment. The opposing party shall
45 include with the motion to compel satisfaction of the judgment an

1 affidavit that evidences proof of payment and, if necessary, the due
2 diligence that was performed in attempting to locate the prevailing
3 party. If the motion is granted, the judgment is deemed satisfied.

4 C. A justice of the peace may hold a hearing on the motion to
5 compel satisfaction of the judgment.

6 D. A justice of the peace may compel the moving party to post a
7 bond with the justice court in the amount of the judgment.

8 E. NOTWITHSTANDING SUBSECTIONS B AND C OF THIS SECTION, IF A TENANT
9 FILES A MOTION TO COMPEL SATISFACTION OF THE JUDGMENT AGAINST A LANDLORD
10 FOLLOWING AN EVICTION ACTION AND THE LANDLORD FAILS TO RESPOND TO THE
11 MOTION TO COMPEL SATISFACTION OF THE JUDGMENT WITHIN FIFTEEN DAYS AFTER
12 THE MOTION IS FILED AND SERVED AS REQUIRED BY THE RULES OF PROCEDURE FOR
13 EVICTION ACTIONS, ALL OF THE FOLLOWING APPLY:

14 1. THE FEE FOR FILING A MOTION TO COMPEL SATISFACTION OF THE
15 JUDGMENT IS WAIVED.

16 2. THE JUSTICE OF THE PEACE MAY NOT HOLD A HEARING ON THE MOTION TO
17 COMPEL SATISFACTION OF THE JUDGMENT.

18 3. THE JUDGMENT IS DEEMED SATISFIED IF THE TENANT SUBMITS AN
19 AFFIDAVIT THAT EVIDENCES PROOF OF PAYMENT.

20 4. THE JUSTICE OF THE PEACE, AT THE JUSTICE OF THE PEACE'S
21 DISCRETION, MAY SEAL THE EVICTION PURSUANT TO SECTION 33-1379 IF THE
22 JUSTICE OF THE PEACE BELIEVES THAT SEALING THE RECORD IS AN APPROPRIATE
23 REMEDY GIVEN THE LANDLORD'S FAILURE TO COMPLY WITH SUBSECTION A OF THIS
24 SECTION.

APPROVED BY THE GOVERNOR JUNE 19, 2026.

FILED IN THE OFFICE OF THE SECRETARY OF STATE JUNE 22, 2026.