intended to apply and do not apply to leases or sub-leases of property leased exclusively for business, commercial, manufacturing, mercantile or industrial purposes, as distinguished from residence purposes, where the term of such lease or sub-leases, including all renewals provided for therein, shall not exceed ninety-nine years.

This section has no application where lease made prior to its adoption. Silberstein *v.* Epstein, 146 Md. 256 (*cf.* concurring opinion).

This section does not affect leases made prior to 1914 or 1922 as the case may be; vested rights. See notes to sec. 111. Marburg *v.* Mercantile Bldg. Co., 154 Md. 440.

This section has no application where the plaintiff had the right to redeem the rent prior to its passage. Brager *v.* Bigham, 127 Md. 159.

See secs. 110 and 111.

An. Code, 1924, sec. 100. 1912, sec. 98. 1916, ch. 619, sec. 97.

116. In every agreement, written or verbal, for the sale or other disposition of real or leasehold property, it shall be presumed (in the absence of a provision to the contrary) that the parties to such agreement intended that the cost of any internal revenue stamps required under any tax law of the United States of America should be equally shared between the grantor and grantee. This section shall only apply until such time as the proper officers of the United States of America shall determine whether the grantor or the grantee is liable for the cost of such stamps in the State of Maryland; and this section shall not apply between mortgagor and mortgagee.