

*the application, the date of issuance of the warrant, the name of any person substituted as applicant and the date of such substitution, the date of filing of the certificate or amended certificate upon which the patent is based and a description of the land as contained in such certificate. The patent shall grant to the applicant the interest of the State to the land described. It shall bear a certificate of the Commissioner that the patent is proper to be issued and shall be sealed with his seal. When so prepared, the patent shall be presented to the Governor for signature; and the great seal of the State shall be affixed thereto. The Governor shall rely upon the certificate of the Commissioner as to propriety of the issuance of the patent.*

*13-114. Termination of proceeding to obtain patent; unpaid fees, etc., constitute debt to State; lien therefor.*

*(a) Generally. A proceeding to obtain a patent shall terminate upon the issuance of a patent, upon the entry of a final decision or order by the Commissioner refusing to issue a patent, or upon abandonment of the proceeding by the applicant.*

*(b) Failure of surveyor to return certificate. If the certificate of the surveyor is not returned within the time prescribed by § 13-107 or within any extension granted during such period, the proceeding shall be deemed to have been abandoned by the applicant; and a declaration to that effect shall be entered in the proceedings by the Commissioner. Termination shall not, however, be dependent upon the entry of such declaration.*

*(c) Failure of applicant to pay fees, etc. If after return of the certificate of the surveyor and notification of the applicant by the Commissioner that a patent will be issued upon payment of all fees and costs and the purchase price for any vacant land, the applicant fails within a period of sixty days to pay such charges, he shall be deemed to have abandoned the proceeding. After the entry of an order to that effect in the proceeding by the Commissioner, no patent shall be issued therein which includes any land which has been re-surveyed. Within six months after the entry of such order, any person may make written application for a patent for the vacant land described in the certificate of the surveyor in the abandoned proceeding. Such application shall be accompanied by a deposit of the purchase price and all costs, fees, and charges for such vacant land and shall be filed in the order received by the Commissioner. In granting any such request for the patent, persons who have filed applications pursuant to § 13-106 prior to the date of the order of termination shall be preferred, in the order of filing such applications, to all other persons. When such request is granted, the applicant therein shall be substituted in the proceeding for the original applicant; and no further notice or proof shall be required.*

*(d) Debt and lien for unpaid fees, etc. All costs, fees, expenses and the purchase price for any vacant land shall constitute a debt to the State of Maryland by the applicant or other person against whom such costs, fees, expenses or purchase price are properly assessed from the time of the termination of the proceeding. No patent shall be issued until such costs, fees, expenses and purchase price have been paid by the applicant to the Commissioner. After a proceeding has been terminated otherwise than by issuance of a patent, the Commissioner shall file a certified list of any unpaid costs, fees, expenses*