

TITLE 1. GENERAL PROVISIONS.

1-101. DEFINITIONS.

(A) IN THIS ARTICLE THE FOLLOWING WORDS HAVE THE MEANINGS INDICATED UNLESS OTHERWISE APPARENT FROM CONTEXT.

REVISOR'S NOTE: This subsection is new language combining the standard introductory language to a definition section with the language presently used in Art. 21, §1-101.

(B) "COUNTY" INCLUDES BALTIMORE CITY.

REVISOR'S NOTE: This subsection presently appears as Art. 21, §1-101(a) of the Code. No changes are made.

(C) "DEED" INCLUDES ANY DEED, GRANT, MORTGAGE, DEED OF TRUST, LEASE, ASSIGNMENT, AND RELEASE, PERTAINING TO LAND OR PROPERTY OR ANY INTEREST THEREIN OR APPURTENANT THERETO.

REVISOR'S NOTE: This subsection presently appears as Art. 21, §1-101(b) of the Code. The only changes are in style.

(D) "DEED OF TRUST" MEANS ONLY A DEED OF TRUST WHICH SECURES A DEBT OR THE PERFORMANCE OF AN OBLIGATION, AND DOES NOT INCLUDE A VOLUNTARY GRANT UNRELATED TO SECURITY PURPOSES.

REVISOR'S NOTE: This subsection presently appears as Art. 21, §1-101(c) of the Code. The only changes are in style.

(E) "GRANT" INCLUDES CONVEYANCE, ASSIGNMENT, AND TRANSFER.

REVISOR'S NOTE: This subsection is new language proposed by the Commission to indicate explicitly that the noun "grant" and the verb "to grant" as used in this Article include the common law definitions of "conveyance," "assignment," and "transfer" and their verb forms. This definition is necessary because at common law these terms have different meanings which are not intended to be changed. This definition also reflects the provisions of §2-101 which provides that the word "grant" in a deed "passes to the grantee the whole