

FOR the purpose of correcting certain omissions; correcting and clarifying certain language in the Real Property Article; and generally relating to real property.

BY repealing and reenacting, with amendments,

Article - Real Property

Section 3-104(b), 4-106(c), 4-109(c), 5-106, 6-102(d) and (e), 7-105(e), 7-106(c), 8-208(c)(2), 8-211(n), 8-212(b), 8-305(a), 8-402(a)(2), 10-107(a), 10-108, 10-301(a), 11-102.1(b), 12-107(d)(5), and 15-102(18)

Annotated Code of Maryland
(1974 Volume and 1975 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND, That Sections 3-104(b), 4-106(c), 4-109(c), 5-106, 6-102(d) and (e), 7-105(e), 7-106(c), 8-208(c)(2), 8-211(n), 8-212(b), 8-305(a), 8-402(a)(2), 10-107(a), 10-108, 10-301(a), 11-102.1(b), 12-107(d)(5), and 15-102(18) of Article - Real Property, of the Annotated Code of Maryland (1974 Volume and 1975 Supplement) be and they are hereby repealed and reenacted, with amendments, to read as follows:

Article - Real Property

3-104.

(b) (1) Except as provided in subsection (c) OF THIS SECTION, [no] property may NOT be transferred on the assessment books or records until:

[(1)] (I) all public taxes, assessments, and charges due on the property have been paid [as required by law] TO THE TREASURER, TAX COLLECTOR, OR DIRECTOR OF FINANCE OF THE COUNTY IN WHICH THE PROPERTY IS ASSESSED[,]; and

[(2)] (II) all taxes on personal property in the county due by the transferor have been paid when all land owned by him in the county is being transferred.

(2) The certificate of the collecting agent designated by law, showing that all taxes, assessments, and charges have been paid, shall be endorsed on the deed, and the endorsement shall be sufficient authority for transfer on the assessment books.

4-106.

(c) Any affidavit required by this section may be made by one of the several mortgagees or parties secured by the deed of trust and has the same effect as if made by all. [[In case of a deed of trust to secure a bond to