

1. Contracts for conveyance of real property;

2. Leases not required to be recorded under § 3-101(C) OR (D) of this article;

3. Liens of judgment created by § 11-402 of the Courts and Judicial Proceedings Article, and other actions in law or equity which constitute a claim against or encumbrance upon the property;

4. Liens arising from nonpayment of real property taxes; and

5. Claims of the United States not subjected by federal law to the recording requirements of this State.

(2) [Any interest in land required to be recorded by subsection (b)(1), may not be enforced unless it is recorded as in paragraph (1) of this subsection.

(3)] An instrument may not be recorded after June 30, 1981 unless it is legible and contains:

(i) The parcel identifier;

(ii) The county tax account number for the parcel, if any, and if it is different from the parcel identifier;

(iii) The record legal description of the boundaries of the parcel;

(iv) The street address of the parcel, if any;

(v) The full name and address of each party to that instrument and the nature of the party's interest;

(vi) The name of any title insurer insuring the instrument.

[[4)] (3) An instrument [which has been accepted for recording] is not rendered invalid by [the lack of the information required by] FAILURE TO COMPLY WITH THE REQUIREMENTS OF this section.

8-105.

If the effect of any provision of a lease is to indemnify the landlord, hold the landlord harmless, or preclude or exonerate the landlord from any liability to the tenant, or to any other person, for any injury, loss, damage, or liability arising from any omission, fault,