

becomes due after a tax sale of the property and be entitled to reimbursement for the amount paid plus interest at a certain rate.

BY repealing and reenacting, with amendments,

Article - Tax - Property

Section 14-843

Annotated Code of Maryland

(1994 Replacement Volume and 1996 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND, That the Laws of Maryland read as follows:

Article - Tax - Property

14-843.

(a) Except as provided in subsection (b) of this section, on redemption, the plaintiff or the holder of a certificate of sale is entitled to be reimbursed for expenses incurred in any action or in preparation for any action to foreclose the right of redemption. In addition, the plaintiff or holder of a certificate of sale, on redemption, is entitled to be reimbursed for fees paid for recording the certificate of sale, for attorney's fees in the sum of \$400 for each certificate of sale, for expenses incurred in the publication and service of process by publication, for reasonable fees for a necessary title search, and for taxes, together with interest and penalties on the taxes, arising after the date of sale that have been paid by the plaintiff, INCLUDING, *IN BALTIMORE CITY ONLY*, TAXES, INTEREST, AND PENALTIES PAID IN ACCORDANCE WITH SUBSECTION (C) OF THIS SECTION AND INTEREST AT THE RATE OF REDEMPTION PROVIDED IN § 14-820 OF THIS SUBTITLE FROM THE DATE OF PAYMENT TO THE DATE OF REDEMPTION. The plaintiff or holder of a certificate of sale is not entitled to be reimbursed for any other expenses.

(b) (1) Except as provided in paragraph (2) of this subsection, in Anne Arundel County, Baltimore City, Baltimore County, Calvert County, Caroline County, Cecil County, Charles County, Harford County, Howard County, Kent County, Prince George's County, Queen Anne's County, St. Mary's County, and Washington County, the plaintiff or holder of a certificate of sale is not entitled to be reimbursed for expenses incurred within 4 months after the date of sale.

(2) This subsection does not apply to property for which the holder may file a complaint any time after 60 days from the date of sale, pursuant to § 14-833(e) of the Tax - Property Article.

(C) *IN BALTIMORE CITY*, ON OR AFTER OCTOBER 1 OF EACH YEAR, THE PLAINTIFF OR HOLDER OF A CERTIFICATE OF SALE MAY PAY TAXES, INTEREST, AND PENALTIES THAT BECOME DUE AFTER THE DATE OF THE SALE ON THE PROPERTY DESCRIBED IN THE TAX SALE CERTIFICATE AND THAT HAVE NOT BEEN PAID BY THE OWNER OF THE PROPERTY.

SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect July 1, 1997.