

CHAPTER 480

(Senate Bill 748)

AN ACT concerning

Baltimore City – Extinguishment of Ground Rents

FOR the purpose of authorizing the Mayor and City Council of Baltimore City to apply to the State Department of Assessments and Taxation to extinguish a ground rent on certain property under certain circumstances; requiring a tenant seeking to extinguish a ground rent to give certain notice to the landlord; requiring a tenant seeking to extinguish a ground rent to make a certain application and pay certain fees to the Department; requiring the Department to post a certain notice on its website regarding an extinguishment application under certain circumstances; requiring the tenant to pay certain back rent and provide a certain affidavit to the Department under certain circumstances; requiring the Department to issue to the tenant a ground rent extinguishment certificate under certain circumstances; providing that the extinguishment of a ground rent is effective to conclusively vest a fee simple title in the tenant; authorizing a landlord whose ground rent has been extinguished to file a certain claim with a certain Baltimore City unit of government to collect certain amounts under certain circumstances; authorizing a landlord whose ground rent has been extinguished to file an appeal regarding the valuation of the extinguishment amount under certain circumstances; providing that a landlord is entitled to receive a certain amount on appeal; requiring the Department to hold extinguishment amounts received in a certain account in a certain fund; requiring the Department to maintain a list of properties for which ground rents have been extinguished; requiring extinguishment amounts not collected by a landlord after a certain number of years to escheat to the State; authorizing the recordation of a ground rent extinguishment certificate; and generally relating to the extinguishment of ground rents in Baltimore City.

BY repealing and reenacting, without amendments,

The Public Local Laws of Baltimore City

Section 21-17(a)

Article 4 – Public Local Laws of Maryland

(1979 Edition and 1997 Supplement, and 2000 Supplement, as amended)

(As enacted by Chapter 429 of the Acts of the General Assembly of 2003)

BY repealing and reenacting, without amendments,

Article – Corporations and Associations

Section 1-203(a)

Annotated Code of Maryland

(1999 Replacement Volume and 2003 Supplement)

BY repealing and reenacting, with amendments,

Article – Corporations and Associations