

FOR the purpose of altering ~~the certain conditions under which certain notice is required to be accomplished~~ to certain holders of certain subordinate interests in a foreclosure sale and in an action to foreclose the right of redemption; requiring the land records office of each county to maintain a certain listing; establishing certain procedures to be followed by individuals sending a notice under this Act; specifying that a certain failure to record a certain request does not affect a certain duty; providing for the filing of a certain return receipt or affidavit in an action under this Act; making stylistic changes; and generally relating to notice to holders of subordinate interests in a foreclosure sale or an action to foreclose the right of redemption.

BY repealing and reenacting, with amendments,

Article - Real Property

Section 7-105(b) and (c)

Annotated Code of Maryland

(1988 Replacement Volume and 1991 Supplement)

BY repealing and reenacting, with amendments,

Article - Tax - Property

Section 14-836

Annotated Code of Maryland

(1986 Volume and 1991 Supplement)

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

Article - Real Property

7-105.

(b) (1) In addition to any notice required to be given by provisions of the Annotated Code of Maryland or the Maryland Rules [of Procedure], the person authorized to make a sale in an action to foreclose a mortgage or deed of trust shall give written notice of the proposed sale to the present record owner of the property to be sold.

(2) (I) The written notice shall be sent by certified mail, POSTAGE PREPAID, return receipt requested, bearing a postmark from the United States Postal Service, to the [present record owner's last known address] RECORD OWNER.

(II) The notice shall state the time, place, and terms of the sale [The notice] AND shall be sent not earlier than 30 days and not later than 10 days before the date of sale.

(III) The person giving the notice shall file in the proceedings [a]:

1. A return receipt [or an]; OR
2. AN affidavit that [the]: