

evidence of indebtedness secured by a secondary mortgage or deed of trust to be signed or executed at any place for which the person does not have a license, except at the office of:

(i) The attorney for the borrower or for the licensee; or

(ii) A title insurance company, a title company, or an attorney for a title insurance company or a title company.

(2) NOTWITHSTANDING PARAGRAPH (1) OF THIS SUBSECTION, A LICENSEE MAY CONDUCT THE LOAN CLOSING AT ANOTHER LOCATION AT THE WRITTEN REQUEST OF THE BORROWER OR THE BORROWER'S DESIGNEE TO ACCOMMODATE THE BORROWER BECAUSE OF THE BORROWER'S SICKNESS. Notwithstanding paragraph (1) of this subsection, ~~IN ORDER TO ACCOMMODATE THE BORROWER AT THE BORROWER'S PRIOR WRITTEN REQUEST, a licensee may [accept a loan application from a borrower by mail or telephone or in person at the borrower's residence or place of employment to accommodate the borrower at the borrower's request]~~ CONDUCT ALL OR PART OF THE BUSINESS OF MAKING LOANS:

~~(I) BY MAIL, TELEPHONE, OR OTHER MEANS OF ELECTRONIC COMMUNICATION; OR~~

~~(II) AT A LOCATION REQUESTED BY THE BORROWER THAT IS DIFFERENT THAN THE LICENSEE'S PLACE OF BUSINESS.~~

(3) (3) The Commissioner shall adopt regulations to ensure that the loan application process is conducted fairly and in a manner consistent with the best interests of both the borrower and mortgage lender.

(f) A license may be issued under this subtitle to a business entity whose principal office is located outside this State provided that the business entity maintains a resident agent within the State at all times during the term of the license, regardless of whether:

(1) The business entity maintains any office within the State; or

(2) The activities of the business entity constitute doing business or having a tax situs in this State under the applicable provisions of the Corporations and Associations Article.

11-506.

~~(a) To qualify for a license, an applicant shall satisfy the Commissioner that the applicant is of good moral character and has sufficient financial responsibility, business experience, and general fitness to:~~

~~(1) Engage in business as a mortgage lender;~~

~~(2) Warrant the belief that the business will be conducted lawfully, honestly, fairly, and efficiently; and~~

~~(3) Command the confidence of the public.~~