

~~[(f)] (G) Any provision in a [foreclosure consulting] contract or other agreement concerning a [foreclosure reconveyance] SALE OR TRANSFER OF A RESIDENCE ON DEFAULT that attempts or purports to waive the homeowner's rights under this [section] TITLE, consent to jurisdiction for litigation or choice of law in a state other than Maryland, consent to venue in a county other than the county in which the property is located, or impose any costs or filing fees greater than the fees required to file an action in a circuit court, is void.~~

~~[(g)] (H) A [foreclosure reconveyance] SALE OR TRANSFER OF A RESIDENCE IN DEFAULT may not be carried out using:~~

- ~~(1) [a] A power of attorney from the homeowner; OR~~
- ~~(2) A QUIT CLAIM DEED.~~

~~[(h)] (I) A notice of [rescission] CANCELLATION need not take the particular form specified in this [subtitle] SECTION or any form contained in any agreement with the [foreclosure consultant or foreclosure] purchaser and is effective, however expressed, if it indicates the intention of the homeowner to [rescind] CANCEL the [reconveyance agreement] CONTRACT.~~

~~[(i)] (J) The right to [rescind] CANCEL may not be conditioned on the repayment of any funds.~~

~~[(j)] (K) Within 10 days after receipt of a notice of [rescission] CANCELLATION given in accordance with this [subtitle] SECTION, the [foreclosure] purchaser shall return, without condition, any original deed, title, contract, and any other document signed by the homeowner.~~

~~[(k)] (L) During the [3 day] 5 DAY [rescission] CANCELLATION period, a deed or other document affecting title to the homeowner's residence IN DEFAULT may not be recorded.~~

[7-311.] 7-312.

[(a) (1) In this section the following words have the meanings indicated.

(2) "Primary housing expenses" means the total amount required to pay regular principal, interest, rent, utilities, hazard insurance, real estate taxes, and association dues on a property.

(3) "Resale" means a bona fide market sale of property subject to a foreclosure reconveyance by the foreclosure purchaser to an unaffiliated third party.