

STATEMENT OF HOMEOWNERS ASSOCIATION LIEN

This is to certify that the property described as 8728 Oxwell Lane, Laurel, Maryland 20708 is subject to a lien under Title 14, subtitle 2 of the Real Property Article, Maryland Annotated Code, for homeowners association assessments, late fees, costs of collection and reasonable attorney's fees in the amount of \$1198.00 as of September 30, 2021, plus accrued interest, reasonable attorney's fees and costs of collection incurred after that date until the date of payoff. The record owner of the property is Gloria Spindler and Kenneth Spindler. I hereby affirm under the penalty of perjury that notice was given under Section 14-203(a) of the Real Property Article, and that the information contained in the foregoing statement of lien is true and correct to the best of my knowledge, information, and belief.

Respectfully submitted,

Corinne G. Rosen, Esq.
Attorney for Montpelier Community Association, Inc.
P.O. Box 493
Rockville, Maryland 20848-0493
(301) 460-4599

Return Lien To:

Corinne G. Rosen, Esq.
P.O. Box 493
Rockville, Maryland 20848-0493

Parcel ID No. District 10, Account No. 1111400

LR - Statement of Lien
Recording Fee 20.00
Homeowner/Bank Name:
SPINDLER
Ref:
LR - Surcharge 40.00
=====
SubTotal: 60.00
=====
Total: 360.00
11/15/2021 02:20
CC16-PP
#15628080 CC0703 -
Prince George's
County/CC07.03.01 -
Register 01

PRINCE GEORGE'S COUNTY, MD

APPROVED BY: # hp

DATE: 11-3-2021

\$ 8.25 RECORDATION TAX PAID
\$ N/A TRANSFER TAX PAID

State of Maryland Land Instrument Record
☐ Baltimore City ☒ County: Prince George's
Information provided is for the use of the Clerk's Office, State Department of Assessments and Taxation, and County Finance Office Only.
(Type or Print in Black Ink Only—All Copies Must Be Legible)

BOOK: 146572 PAGE: 394

Space Reserved for Critical Court Clerk Recording Validation

1	Type(s) of Instruments	(Check Box if addendum Intake Form is Attached.)						
		<input type="checkbox"/> Deed <input type="checkbox"/> Deed of Trust	<input type="checkbox"/> Mortgage <input type="checkbox"/> Lease	<input type="checkbox"/> Other HOA LIEN	<input type="checkbox"/> Other			
2	Conveyance Type Check Box	<input type="checkbox"/> Improved Sale Arms-Length /1/	<input type="checkbox"/> Unimproved Sale Arms-Length /2/	<input type="checkbox"/> Multiple Accounts Arms-Length /3/	<input type="checkbox"/> Not an Arms-Length Sale /9/			
3	Tax Exemptions (if applicable) Cite or Explain Authority	Recordation State Transfer County Transfer						
4	Consideration and Tax Calculations	Consideration Amount		Finance Office Use Only Transfer and Recordation Tax Consideration				
		Purchase Price/Consideration	\$	Transfer Tax Consideration	\$			
		Any New Mortgage	\$	X () % =	\$			
		Balance of Existing Mortgage	\$	Less Exemption Amount =	\$			
		Other:	\$ 1198.00	Total Transfer Tax =	\$			
		Other:	\$	Recordation Tax Consideration X () per \$500 =	\$			
		Full Cash Value:	\$	TOTAL DUE	\$			
5	Fees	Amount of Fees	Doc. 1	Doc. 2	Agent:			
		Recording Charge	\$ 60.00	\$	Tax Bill:			
		Surcharge	\$	\$	C.B. Credit:			
		State Recordation Tax	\$	\$	Ag. Tax/Other:			
		State Transfer Tax	\$	\$				
		County Transfer Tax	\$	\$				
		Other	\$	\$				
6	Description of Property SDAT requires submission of all applicable information. A maximum of 40 characters will be indexed in accordance with the priority cited in Real Property Article Section 3-104(g)(3)(i).	District	Property Tax ID No. (1)	Grantor Liber/Folio	Map	Parcel No.	Var. LOG	
		10	1111400					(5)
		Subdivision Name		Lot (3a)	Block (3b)	Sect/AR (3c)	Plat Ref.	SqFt/Acreage (4)
		Location/Address of Property Being Conveyed (2)						
		8728 Oxwell Lane, Laurel, MD 20708						
		Other Property Identifiers (if applicable)					Water Meter Account No.	
		Residential or Non-Residential		Fee Simple or Ground Rent		Amount:		
		Partial Conveyance? Yes No		Description/Amt. of SqFt/Acreage Transferred:				
		If Partial Conveyance, List Improvements Conveyed:						
7		Transferred From	Doc. 1 – Grantor(s) Name(s)			Doc. 2 – Grantor(s) Name(s)		
	Gloria Spindler and Kenneth Spindler							
8	Transferred To	Doc. 1 – Owner(s) of Record, if Different from Grantor(s)			Doc. 2 – Owner(s) of Record, if Different from Grantor(s)			
		Montpelier Community Association, Inc.						
9	Other Names to Be Indexed	Doc. 1 – Additional Names to be Indexed (Optional)			Doc. 2 – Additional Names to be Indexed (Optional)			
10	Contact/Mail Information	Instrument Submitted By or Contact Person				<input checked="" type="checkbox"/> Return to Contact Person		
		Name: Corinne Rosen				<input type="checkbox"/> Hold for Pickup		
		Firm Law Offices of Corinne Rosen				<input type="checkbox"/> Return Address Provided		
		Address: PO Box 493						
		Rockville, MD 20848 Phone: (301) 460-4599						
11	IMPORTANT: BOTH THE ORIGINAL DEED AND A PHOTOCOPY MUST ACCOMPANY EACH TRANSFER							
	Assessment Information	Yes	No	Will the property being conveyed be the grantee's principal residence?				
		Yes	No	Does transfer include personal property? If yes, identify:				
		Yes	No	Was property surveyed? If yes, attach copy of survey (if recorded, no copy required).				
Assessment Use Only – Do Not Write Below This Line								
Terminal Verification		Agricultural Verification		Whole		Part		
Transfer Number		Date Received:		Deed Reference:		Assigned Property No.:		
Year	20	20		Geo.	Map	Sub	Block	
Land				Zoning	Grid	Plat	Lot	
Buildings				Use	Parcel	Section	Occ. Cd.	
Total				Town Cd.	Ex. St.	Ex. Cd.		
REMARKS:								

Space Reserved for County Validation