

This Deed, made this 11 day of April, 2024, by and between INCHEON PROJECT, LLC, party of the first part, Grantor; and PATRICE RENEE KERR AKINS, party of the second part, Grantee.

- **Witnesseth** -

That for and in consideration of the sum of Seventy-Nine Thousand Two Hundred and 00/100 Dollars (\$79,200.00), which includes the amount of any outstanding Mortgage or Deed of Trust, if any, the receipt whereof is hereby acknowledged, the said Grantor does grant and convey to the said PATRICE RENEE KERR AKINS, in fee simple, all that lot of ground situate in Baltimore City, Maryland and described as follows, that is to say:

BEGINNING For the same on the southeast side of Brooklyn Boulevard, at the distance of One Hundred and Eighty-One feet southwesterly from the southwest side of Garrett Street and at a point in line with the center of the partition wall between the house on the lot now being described and that on the lot adjoining thereto on the northeast running thence southwesterly, along the southeast side of Brooklyn Boulevard, eighteen feet to a point in line with the center of the partition wall between the house on the lot now being described and that on the lot adjoining thereto on the southwest; running thence southeasterly, to, through and along the center of said partition wall, and continuing the same course, in all, one hundred feet to the northwest side of a fifteen foot alley there situate running northeasterly, along the northwest side of said alley, with the use thereof in common, eighteen feet to a point in line with the center of the partition wall first herein mentioned, running thence northwesterly to, through and along the center of said partition wall, and continuing the same course, in all, one hundred feet to the place of beginning,

For informational purposes only: The improvements thereon being known as No. 3821 Brooklyn Boulevard also known as **3821 Brooklyn Avenue**.

BEING the same property conveyed to Incheon Project, LLC from Left Lane Properties, LLC, by Deed dated October 24, 2018, and recorded on December 6, 2018, in Liber 20707, Folio 0449.

Subject to any and all easements, covenants, conditions, restrictions and notations in existence or of record.

Together with the buildings and improvements thereon erected, made or being; and all and every, the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging, or in anywise appertaining.

To Have and To Hold the said tract of ground and premises above described and mentioned, and hereby intended to be conveyed, together with the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto and to the proper use and benefit of the said PATRICE RENEE KERR AKINS, in fee simple.

And the said party of the first part hereby covenants that he has not done or suffered to be done any act, matter or thing whatsoever, to encumber the property hereby conveyed; that he will warrant specially the property hereby granted; and that he will execute such further assurances of the same as may be requisite.

As Witness the hand and seal of said Grantor, the day and year first above written.

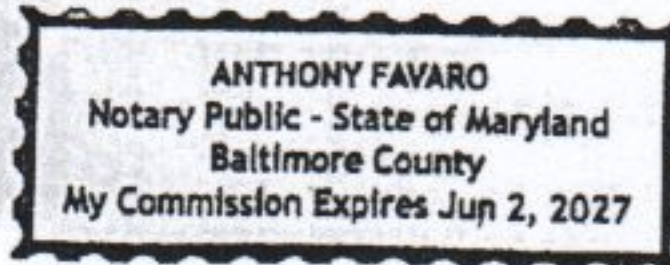
INCHEON PROJECT, LLC

By: [Signature] {SEAL}
*Kristie Sohn-Chung, Member
Kristie

State of Maryland, County of Frederick:

AND NOW, this ^{Kristie} 12 day of April, 2024, before me, the undersigned Notary Public, appeared Kristie Sohn-Chung, who acknowledged himself/herself to be the Member of Incheon Project, LLC, a limited liability company, who, as such Member, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing in my presence the name of the company by himself/herself as such Member.

IN WITNESS WHEREOF, I hereunder set my hand and official seal.



Notary Public
My commission expires 4/2/27

Clearview Settlement Solutions, LLC
1501 Sulgrave Avenue
Suite 208
Baltimore, MD 21209

I hereby certify that the within instrument was prepared by or under the supervision of Terry L. Trimble, an Attorney duly admitted to practice before the Maryland Supreme Court.

[Signature]
Terry L. Trimble, Esq.

CLEARVIEW SETTLEMENT SOLUTIONS, LLC

1501 Sulgrave Avenue, Suite 100-J
Baltimore, MD 21209
Telephone: 443-708-3378 Fax: 443-682-9535

April 12, 2024

Permit Office for the City of Baltimore
417 E. Fayette Street
Baltimore MD 21202

Re: 3821 Brooklyn Avenue, Baltimore MD 21225

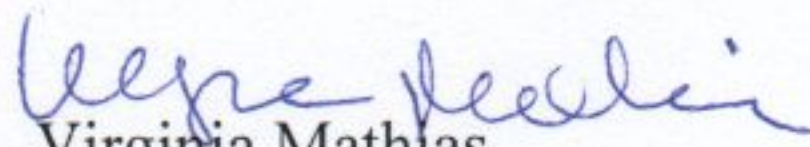
To Whom It May Concern:

This is to inform you that the property located at 3821 Brooklyn Avenue, Baltimore MD 21225, has sold as of 4/12/24. The Deed has been recorded in the Land Records and is attached.

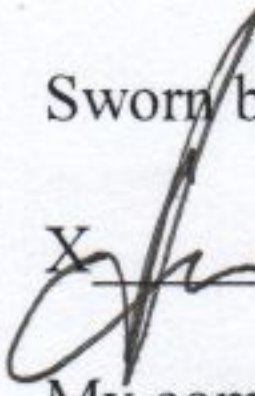
The New Owners information is as follows:

Patrice Renee Kerr Akins
7895 Eagle View Drive
Chesapeake Beach MD 20732

Clearview Settlement Solutions, LLC


Virginia Mathias

Sworn before me on 4/12/2024

X 
My commission expires: 9-30-2026

