

UNIVERSAL TITLE
2105 Laurel Bush Road
Suite 201
Bel Air, MD 21015

DEED

WITNESSETH, that for and in consideration of the sum of **SEVENTY ONE THOUSAND FIVE HUNDRED AND 00/100 (\$71,500.00)**, receipt of which is hereby acknowledged, and which the parties of the first part certify under the penalties of perjury as the actual consideration paid or to be paid, including the amount of any mortgage or deed of trust outstanding, the said parties of the first part does grant and convey unto the party of the second part, **as sole owner**, her heirs, personal representatives and/or assigns, in fee simple, all that property situate in **Baltimore City**, State of Maryland, as described as follows:

FOR INFORMATIONAL PURPOSES ONLY: The improvements thereon being known as 3435 Leverton Avenue. — 6227

SUBJECT to covenants, easements and restrictions of record.

All taxes for which assessments have been
Received have been paid as of this date

MD - WARRANTY DEED

Director of Finance of Baltimore City Page 1 of 3

File No.: 3-34389-21

CITY OF BALTIMORE, MARYLAND
Bureau of Revenue Collections, Transfer Tax Division

Date	Transfer Tax Paid	Cash Slip #	Amount
10-12-21	312225	<i>Alvin Fay</i>	\$ 1,072.50
		Authorized Signatory	