BALTIMORE CITY CIRCUIT COURT (Land Records) MB 24224 p.378 MSA_CE_164_33381. Date available 2/17/2022. Printed 10/7/2026.

CITY OF BALTIMORE MARYLAND
Bureau of Revenue Collections
Recordation Tax Paid
10/14/21 # 306888 $ 2000-
Date Transaction # Amount
Authorized Signature

After Recording, Return To:
Christopher Berry and Oana Berry-Mircu
800 N. Miami Avenue Unit E804
Miami, FL 33136

LAKESIDE TITLE COMPANY
File No. MD66359-GR
Tax ID # 27-43-5213-036
Insurer: First American Title Insurance Company
Property Address: 528 Richwood Avenue, Baltimore, MD 21212

-5213

THIS DEED, made this 20th day of **September, 2021**, by and between **CR of Maryland I, LLC**, a limited liability company of the State of Maryland, GRANTOR, and **Christopher Berry and Oana Berry-Mircu**, GRANTEES.

WITNESSETH, That for and in consideration of the sum of **Two Hundred Thousand Dollars and No Cents ($200,000.00)**, the receipt whereof is hereby acknowledged, the said Grantor does hereby grant and convey unto the said **Christopher Berry and Oana Berry-Mircu**, **as tenants by the entireties, their assigns, and unto the survivor of them, and the survivor's personal representatives and assigns,** in fee simple, all that certain lot of ground lying and being situate in the City of Baltimore, State of Maryland, and described as follows, that is to say:

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BEGINNING FOR THE SAME on the northeast side of Richwood Avenue at the distance of three hundred sixty-eight feet and fourteen one-hundredths feet southeasterly from the southeast corner of York Road and Richwood Avenue and running thence southeasterly binding on the northeast side of Richwood Avenue twenty-five feet to the line of the center of the partition wall there erected thence northeasterly at right angles to Richwood Avenue and through the center of said partition wall one hundred feet thence northwesterly parallel to Richwood Avenue twenty-five feet and thence southwesterly one hundred feet to the place of beginning.

BEING that property which, by Deed of Assignment dated April 23, 2021 and intended to be recorded among the Land Records of Baltimore City immediately prior hereto, was granted and conveyed by Shelton A. Burton, unto CR of Maryland I, LLC.

ALSO BEING that property which, by Ground Rent Redemption Deed dated May 6, 2021 and intended to be recorded among the Land Records of Baltimore City immediately prior hereto, was granted and conveyed by The Marion I. & Henry J. Knott Foundation, Inc., unto CR of Maryland I, LLC.

TOGETHER WITH the buildings and improvements thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages to the same belonging, or in anywise appertaining.

All taxes for which assessments have been Received have been paid as of this date
Oct 7, 2021
Director of Finance of Baltimore City By

CITY OF BALTIMORE, MARYLAND
Bureau of Revenue Collections, Transfer Tax Division
Transfer Tax Paid
10/14/21 # 372485 $ 3000-
Date Cash Slip # Amount
Authorized Signature