CITY OF BALTIMORE MARYLAND
Bureau of Revenue Collections
Recordation Tax Paid
3/5/25 5507 825.00
Date Transaction # Amount
Authorized Signature

Terrain Title & Escrow Company
File No. **24-18295**
Tax ID # **06-01-1675-073**

This Assignment, made this 3 day of September, 2024, by and between **2015 REO, LLC, a Marylad limited liability company**, Grantor; and **Remo-Incs Enterprise LLC, a Nevada limited liability company**, Grantee.

- Witnesseth -

That in consideration of the sum of EIGHTY TWO THOUSAND FIVE HUNDRED AND 00/100 ($82,500.00), and other good and valuable consideration, the receipt whereof is hereby acknowledged, the said Grantor does hereby grant and assign to the said Grantee, its successors and assigns the LEASEHOLD interest in all that lot of ground situate in the City of Baltimore, State of Maryland, and described as follows, that is to say:

Beginning for the same on the west side of Belnord Avenue (formerly Baxter Street) at the distance of one hundred ninety-four feet and six inches at the center of a partition wall there situate; running thence southerly, binding on the west side of Belnord Avenue, twelve feet and six inches to the center of another partition wall there situate; thence westerly, through the center of the said last mentioned partition wall and continuing the same course in all sixty-six feet, more or less to the east side of an alley ten feet wide there situate; thence northerly, bounding on said alley, twelve feet and six inches to intersect a line drawn through the center of the partition wall in this description first mentioned; and thence easterly, reversing the said line so drawn and binding thereon, sixty-six feet and six inches more or less to the place of the beginning.

The improvements thereon being known as 408 North Belnord Avenue. 1675

Being the same prperty whicy by Deed dated 5/19/2022 and recorded immediately prior hereto, was granted and assigned by Henry Raymond, Director of Finance and Collector of State Taxes for the Mayor and City of Council of Baltimore unto 2015 REO, LLC, a Maryland limited liability company.

By the execution of this Assignment, the Grantor hereby certifies under the penalties of perjury that the actual consideration paid or to be paid, including the amount of any Mortgage or Deed of Trust outstanding, is as hereinbefore set forth.

Together with the buildings thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging or in anywise appertaining.

To Have and To Hold the said described lot of ground and premises to the said Grantee(s), for all the residue of the term of years yet to come and unexpired therein, with the benefit of renewal forever, subject to the payment of the annual rent of $48.00 payable semi-annually on the 21st days of March and September in each and every year.

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

All taxes for which assessments have been Received have been paid as of this date
3/5/25
Director of Finance of Baltimore City By
Authorized Signature

CITY OF BALTIMORE, MARYLAND
Bureau of Revenue Collections, Transfer Tax Division
Transfer Tax Paid
3/5/25 434817 1237.50
Date Cash Slip # Amount
Authorized Signature

BALTIMORE CITY CIRCUIT COURT (Land Records) XAC 27730, p. 0403, MSA_CE164_36887. Date available 03/10/2025. Printed 03/12/2025.