

MARYLAND SPECIAL WARRANTY DEED

I/We _____ with a street address of _____
_____ in the City of _____

State of _____ (the "Grantor(s)") being Married Unmarried.

For consideration paid in the amount of _____ Dollars

(\$ _____), I/we grant to _____

with a street address of _____ in the City of _____
_____ State of _____ (the "Grantee(s)") as:

Husband and wife, tenants by the entirety Joint tenants Tenants in common)

All that property situated in County of _____, Maryland,

and described as follows:

[LEGAL DESCRIPTION OF THE PROPERTY]

The grantor(s) warrants specially the property hereby granted and will defend the property to the grantee against any lawful claim and demand of the grantor and every person claiming or to claim by, through, or under him.

EXECUTED AS A SEALED INSTRUMENT UNDER PENALTIES OF PERJURY ON

THE ____ DAY OF _____, 20_____.

Grantor Signature

_____ Print _____ Date _____

Grantor Signature

_____ Print _____ Date _____

PREPARER'S CERTIFICATION

I hereby certify that the within instrument was prepared by _____, an attorney at law, duly admitted to practice before the Court of Appeals of the State of Maryland.

Attorney:_____

or

I hereby certify that the within instrument was prepared by _____ (Grantor/Grantee/Party Secured), a party to this instrument.

Name:

STATE OF MARYLAND

COUNTY OF _____,

On the ____ day of _____, 20____ before me, the undersigned notary public, personally appeared

proved to me through satisfactory identification of _____, to be the person(s) whose name(s) is/are signed above who personally executed such document in my presence, acknowledged to me that he/she/they signed it voluntarily for its stated purpose and swore or affirmed to me that all statements made herein are true, accurate and complete.

Notary Public

My commission expires: _____

[Affix seal here]

