

BY: Conference Committee

AMENDMENTS TO HOUSE BILL 274  
(Third Reading File Bill)

AMENDMENT NO. 1

On page 1, in line 2, strike “Foreclosure Sales of”; in line 8, strike “party that files a certain”; in line 9, strike “file” and substitute “be filed”; in line 10, after “procedures;” insert “providing that the filing of a certain motion shall constitute the sole post-ratification remedy available to a certain party under certain circumstances;”; in line 11, strike “sections” and substitute “provisions”; in lines 11 and 12, strike “for a deficiency judgment” and substitute “to collect the unpaid balance due on”; in line 13, strike “accrues” and substitute “arises”; and in line 18, strike “in connection with foreclosure sales of” and substitute “with regard to”.

AMENDMENT NO. 2

On page 3, in line 4, strike “BY A MORTGAGOR”; in line 27, strike “SECURED PARTY OR PARTY IN INTEREST THAT FILES A”; in line 28, strike “MUST FILE WITHIN 2” and substitute “SHALL BE FILED WITHIN 3”; in line 29, strike the first “OF” and substitute “AFTER”; and after line 31, insert:

**“(F) THE FILING OF A MOTION FOR DEFICIENCY JUDGMENT IN ACCORDANCE WITH THIS SECTION AND THE MARYLAND RULES SHALL CONSTITUTE THE SOLE POST-RATIFICATION REMEDY AVAILABLE TO A SECURED PARTY OR PARTY IN INTEREST FOR BREACH OF A COVENANT CONTAINED IN A DEED OF TRUST, MORTGAGE, OR PROMISSORY NOTE THAT SECURES OR IS SECURED BY OWNER-OCCUPIED RESIDENTIAL PROPERTY.”**

AMENDMENT NO. 3

On page 4, in line 5, after “That” insert “, except as provided in Section 4 of this Act,”; in line 6, strike “is filed” and substitute “arises”; strike beginning with “for” in line 7 down through “filed” in line 10; in lines 11 and 12, strike “for a deficiency”.

(Over)

judgment” and substitute “to collect the unpaid balance due”; in line 13, strike “by a mortgagor”; strike beginning with “order” in line 14 down through “accrues” in line 15 and substitute “property was transferred with the unpaid balance that arises”; in line 16, strike “Section” and substitute “§”; in line 18, strike “2016” and substitute “2017”; in line 19, after “That” insert “, except as provided in Section 6 of this Act.”; and in line 31, strike “2016” and substitute “2017”.