

Foreign Address in not a Maryland Corporation may be subject to Withholding Tax

Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search (2007 vw4.3)

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View Map
New Search

Account Identifier: District - 14 Account Number - 1700002195

Owner Information

Owner Name: PARK EAST CORP Use: RESIDENTIAL CONDO
 Mailing Address: 842 S 2ND ST STE 314 PHILADELPHIA PA 19147-3430
 Principal Residence: NO
 Deed Reference: 1) /16000/ 579
 2)

Location & Structure Information

Premises Address: 74 KING CHARLES CIR
 CONDO UNIT: 74
 Legal Description: UNIT 74 BLDG 14
 74 KING CHARLES CIR
 KINGS COURT COND

Map Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:
82	15	35		3			3	Plat Ref: 4/ 77

Special Tax Areas: Town Ad Valorem Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1978	1,116 SF		36

Stories	Basement	Type	Exterior
2	YES	CENTER UNIT	SIDING

Value Information

	Base Value	Value Phase-in Assessments		
		As Of 01/01/2009	As Of 07/01/2008	As Of 07/01/2009
Land	60,000	60,000		
Improvements:	93,750	98,260		
Total:	153,750	158,260	153,750	155,253
Preferential Land:	0	0	0	0

Transfer Information

Seller: FALCO JAMES M Date: 01/22/2002 Price: \$70,000
 Type: NOT ARMS-LENGTH Deed1: /16000/ 579 Deed2:
 Seller: ASKEW KENNETH S Date: 10/06/1980 Price: \$48,600
 Type: IMPROVED ARMS-LENGTH Deed1: / 6213/ 731 Deed2:
 Seller: Date: Price:
 Type: Deed1: Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2008	07/01/2009
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO Special Tax Recapture: * NONE *
 Exempt Class:

** Fee Simple
 Condominium
 By Laws ^{liber} 5489 folio 469 - and as amended
 Last Managet Company we have: WP + m Real Estate
 443-796-7400
http://sdatcert3.resiusa.org/rp_rewrite/details.aspx?County=04&SearchType=STREET&A... 1/14/2009*

This Deed, Made this 30th day of Oct

in the year two thousand and one, by and between JAMES M. FALCO

of the County of Baltimore, State of Maryland, of the first part, and PARK EAST CORP., a body corporate of the State of Nevada, of the second part.

Witnesseth, that in consideration of the sum of Seventy Thousand Dollars (\$70,000.00), receipt of which is hereby acknowledged,

the said party of the first part

does hereby grant and convey unto the said party of the second part, its successors

here and assigns,

in fee simple, all that lot(s) of ground, situate, lying and being in

the County of Baltimore, State of Maryland, and described as follows, that is to say:—

SEE ATTACHED EXHIBIT FOR LEGAL DESCRIPTION OF 74 KING CHARLES CIRCLE

BEING THE SAME LOT OF GROUND described in a Deed dated October 3, 1980, and recorded among the Land Records of Baltimore County in Liber No. 6213, Folio 731, from Kenneth S. Askew and Wife to the Grantor herein.

EXHIBIT

BEING KNOWN AND DESIGNATED AS Unit No. 74 King Charles Circle, in Building No. 14, in King's Court Condominium, Section 3, Phase 9 Condominium Regime as said unit and said Condominium Regime are established pursuant to the Declaration for King's Court Condominium-Section 3 and By-Laws for King's Court Condominium-Section 3 dated November 7, 1974 and recorded among the Land Records of Baltimore County respectively in Liber EHK, Jr. No. 5489, folio 469 et seq. and 496 et seq. and pursuant to Eighth supplemental condominium Plat for King's Court Condominium-Section 3, Phase 9 recorded among the aforesaid Land Records in Plat Book EHK, Jr. No. 4, folio 76 et seq., and pursuant to Eighth Amendment to the Declaration for King's Court Condominium-Section 3, dated March 26, 1975 and recorded among the aforesaid Land Records in Liber BHK, Jr. No. 5532, folio 983, et seq. The improvements thereon being known as No. 74 King Charles Circle.

TOGETHER with all the rights, privileges, and benefits as set forth in the Declaration and By-Laws aforesaid, and any amendments thereto, including an undivided percentage interest in the common elements and profits of the Condominium Regime as set forth in the said Declaration aforesaid and amendments thereto.

AND SUBJECT to the covenants, restrictions, easements, expenses, charges and other burdens as set forth in the Declaration and By-Laws aforesaid and any amendments thereto.

Together with the buildings and improvements thereupon erected, made or being and all and every the rights, alleys, ways, waters, privileges, appurtenances and advantages, to the same belonging, or anywise appertaining.

To Have and To Hold the said lot of ground and premises, above described and mentioned, and hereby intended to be conveyed; together with the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto and to the proper use and benefit of the said party of the second part, its successors

~~heirs~~ and assigns,

in fee simple.
Subject to a Deed of Trust dated September 18, 1975, and recorded among the Land Records of Baltimore County in Liber No. 5568, Folio 233, from Kenneth S. Askew and Wife to Mercantile Mortgage Corporation, Trustee for Mercantile-Safe Deposit and Trust Company.

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

Witness the hand and seal of said grantor

TEST:

[Handwritten signature]

James M. Falco [SEAL]
JAMES M. FALCO

..... [SEAL]

State of Maryland, County of Baltimore, to wit:

I HEREBY CERTIFY, That on this 30th day of Oct, 2001, before me, the subscriber, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared JAMES M. FALCO

known to me (or satisfactorily proven) to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My Commission expires:



[Handwritten signature]

Notary Public

THIS IS TO CERTIFY that the within instrument was prepared by or under the supervision of the undersigned, an attorney duly admitted to practice before the Court of Appeals of Maryland.



Donald P. Mazor, Attorney

DEED

FROM

JAMES M. FAICO

TO

PARK EAST CORP., a body corporate
of the State of Pennsylvania

BLOCK NO. _____

Received for Record _____, 19____

at _____ o'clock ____ M. Same day recorded

in Liber _____ No. _____ Folio _____ &c.,

one of the Land Records of _____

and examined per _____

_____, Clerk

Cost of Record, \$ _____

DONALD P. MAZOR, ESQUIRE
114 Slade Avenue
Baltimore, MD. 21208
(410) 486-0115
File #15448-Falco
DPM/mlc

1016000 583

State of Maryland Land Instrument Intake Sheet

Baltimore City County: Baltimore

Information provided is for the use of the Clerk's Office, State Department of Assessments and Taxation, and County Finance Office only.
(Type or Print in Black Ink Only — All Copies Must Be Legible)

Court Clerk Recording Validation

1 **Type(s) of Instruments** Check Box if Addendum Intake Form is Attached.
 Deed Mortgage Other Other
 Deed of Trust Lease Other Other

2 **Conveyance Type Check Box**
 Improved Sale Unimproved Sale Multiple Accounts Not an Arms-
Arms-Length [1] Arms-Length [2] Arms-Length [3] Length Sale [9]

3 **Tax Exemptions (if Applicable)**
 State Transfer
 County Transfer
City or Explain Authority

FD SURE \$ 5.00
RECORDING FEE 28.00
TAX STATE 358.00
TOTAL 375.00
DAB5 Rpt # 8219
SPC IM Blk # 3692
Jan 22, 2002 18:14 am

4 Consideration and Tax Calculations	Consideration Amount		Finance Office Use Only	
			Transfer and Recordation Tax Consideration	
Purchase Price/Consideration	\$ 70,000		Transfer Tax Consideration	\$
Any New Mortgage	\$		X () % =	\$
Balance of Existing Mortgage	\$		Less Exemption Amount	\$ 1050 -
Other:	\$		Total Transfer Tax	\$
Other:	\$		Recordation Tax Consideration	\$ 350 -
Full Cash Value	\$ 70,000		X () per \$500 =	\$
			TOTAL DUE	\$

5 Fees	Amount of Fees		Doc. 1	Doc. 2	Agent:
Recording Charge	\$	20			
Surcharge	\$	5			
State Recordation Tax	\$	350			
State Transfer Tax	\$	350			
County Transfer Tax	\$	4050			
Other	\$				
Other	\$				

6 **Description of Property** SDAT requires submission of all applicable information. A maximum of 40 characters will be indexed in accordance with the priority cited in Real Property Article Section 3-104(g)(3)(i).

District	Property Tax ID No. (1)	Grantor Liber/Folio	Map	Parcel No.	Var. LOG
14	17-00-002195	623/731			<input type="checkbox"/> (5)
Subdivision Name		Lot (3a)	Block (3b)	Sect/AR(3c)	Plat Ref.
					SqFt/Acreage (4)
Location / Address of Property Being Conveyed (2)					
77 King Charles Circle					
Other Property Identifiers (if applicable)				Water Meter Account No.	
Residential <input checked="" type="checkbox"/> or Non-Residential <input type="checkbox"/> Fee Simple <input checked="" type="checkbox"/> or Ground Rent <input type="checkbox"/> Amount:					
Partial Conveyance? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Description/Amt. of SqFt/Acreage Transferred:					

7 **Transferred From**

Doc. 1 - Grantor(s) Name(s)	Doc. 2 - Grantor(s) Name(s)
James A. Falco	
Doc. 1 Owner(s) of Record, if Different from Grantor(s)	Doc. 2 Owner(s) of Record, if Different from Grantor(s)

8 **Transferred To**

Doc. 1 - Grantee(s) Name(s)	Doc. 2 - Grantee(s) Name(s)
Peak East Corp.	
New Owner's (Grantee) Mailing Address	
842 S 2nd St. # 314 Phila Pa. 19127	

9 **Other Names to Be Indexed**

Doc. 1 - Additional Names to be Indexed (Optional)	Doc. 2 - Additional Names to be Indexed (Optional)
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10 **Contact/Mail Information**

Name: Donald P. Brown, Atty	<input checked="" type="checkbox"/> Return to Contact Person
Firm: 114 Glade Dr	<input type="checkbox"/> Hold for Pickup
Address: 12-12-12 21208	<input type="checkbox"/> Return Address Provided
Phone: (410) 486-0111	

11 **IMPORTANT: BOTH THE ORIGINAL DEED AND A PHOTOCOPY MUST ACCOMPANY EACH TRANSFER**

Assessment Information
 Yes No Will the property being conveyed be the grantee's principal residence?
 Yes No Does transfer include personal property? If yes, identify: _____
 Yes No Was property surveyed? If yes, attach copy of survey (if recorded, no copy required).

Assessment Use Only - Do Not Write Below This Line

Original Verification	Agricultural Verification	Whole	Part	Tran. Process Verification
Number: 20	Date Received: 20	Deed Reference:	Assigned Property No.:	
Land	Geo.	Map	Sub	Block
Use	Zoning	Grid	Plat	Lot
Town Cd.	Use	Parcel	Section	Occ. Cd.
	Ex. St.	Ex. Cd.		

COUNTY, MARYLAND
 00 00
 1,400.00
 002195
 RECORDATION TAXES
 172
 1/22/2002 10:11:24
 BA CIRCUIT COURT (CLERK'S OFFICE)
 PART RECEIPT

**BALTIMORE COUNTY, MARYLAND
STATE AND COUNTY REAL PROPERTY TAXES**

Ownership and Address Information

Parcel ID: 17-00-002195
Tax Year: 2009
Owner Name: Park East Corp
Mailing Address: 842 S 2nd St, Philadelphia, PA 19147
Parcel/Situs Address: 74 King Charles Cir
District: 14
Property Class: 36 Condominium
Semi-Annual Eligible: No
Miscellaneous:

Legal Description

IMPSUNIT 74 BLDG 14
 74 KING CHARLES CIR

Assessment Information

Full Year 153,750
 Tax rate for Full Year: County \$1.10000, State \$0.11200 per \$100 of Assessed Value

Tax Receivable Amounts

Bill Date: 07/01/2008

	Billed Amount	Paid	Outstanding	First SA	Second SA
Taxes/Charges	2,347.18	2,347.18	.00	.00	.00
Fees	.00	.00	.00	.00	.00
Gross/Base	2,347.18	2,347.18	.00	.00	.00
Discount Applied	.00	.00	.00	.00	.00
New Discount	.00	.00	.00	.00	.00
Interest Applied	70.42	70.42	.00	.00	.00
New Interest	.00	.00	.00	.00	.00
Total	2,417.60	2,417.60	.00	.00	.00

Payments Received

Payment	Payment Type	Interest/Discount Calculation Date	Amount Paid
Full	FY	12/01/2008	2,417.60

Detailed Breakdown of Receivable Amounts

Description	Amount	Tax Credits
County Tax	1,691.25	
State Tax	172.20	
Bay Res Fee	30.00	
Sewer Service	362.49	
Water Benefit	6.30	
Water Distribution	84.94	
Total	2,347.18	

The receivable tax amounts reflect the application of the tax credits listed.