

(J) A STATEMENT OF LIEN IS SUFFICIENT FOR PURPOSES OF THIS SUBTITLE IF IT IS IN SUBSTANTIALLY THE FOLLOWING FORM:

STATEMENT OF LIEN

THIS IS TO CERTIFY THAT THE PROPERTY DESCRIBED AS
IS SUBJECT TO A LIEN UNDER TITLE 14, SUBTITLE 2
OF THE REAL PROPERTY ARTICLE, MARYLAND ANNOTATED CODE, FOR
DAMAGES IN THE AMOUNT OF \$_____. THE PROPERTY IS OWNED BY
_____.

I HEREBY AFFIRM UNDER THE PENALTY OF PERJURY THAT NOTICE WAS GIVEN UNDER SECTION 14-203(A) OF THE REAL PROPERTY ARTICLE, AND THAT THE INFORMATION CONTAINED IN THE FOREGOING STATEMENT OF LIEN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

(NAME OF PARTY CLAIMING LIEN)

(K) IF AN ORDER IS ENTERED UNDER SUBSECTION (I) OF THIS SECTION DENYING A LIEN, OR IF A BOND IS FILED UNDER SUBSECTION (H) OF THIS SECTION, THE CLERK OF THE CIRCUIT COURT SHALL ENTER A NOTATION IN THE LAND RECORDS RELEASING THE LIEN.

14-204.

~~{A}--A LIEN MAY NOT BE ENFORCED UNTIL THE EARLIER OF-~~

~~{1}--IF--A COMPLAINT IS NOT FILED UNDER §-14-203 {C}-OF THIS SUBTITLE, THE EXPIRATION OF 120 DAYS AFTER NOTICE IS--MAILED UNDER §-14-203 {A}-OF THIS SUBTITLE, OR~~

~~{2}--IF--A--COMPLAINT--IS FILED, THE ENTRY OF AN ORDER UNDER §-14-203 {C}-OF THIS SUBTITLE-~~

~~{B}-~~ {1} (A) A LIEN MAY BE ENFORCED AND FORECLOSED BY THE PARTY WHO OBTAINED THE LIEN IN THE SAME MANNER, AND SUBJECT TO THE SAME REQUIREMENTS, AS THE FORECLOSURE OF MORTGAGES OR DEEDS OF TRUST ON PROPERTY IN THIS STATE CONTAINING A POWER OF SALE OR AN ASSENT TO A DECREE.

{2} (B) IF THE OWNER OF PROPERTY SUBJECT TO A LIEN IS PERSONALLY LIABLE FOR ALLEGED DAMAGES, SUIT FOR ANY DEFICIENCY FOLLOWING FORECLOSURE MAY BE MAINTAINED IN THE SAME PROCEEDING, AND SUIT FOR A MONETARY JUDGMENT FOR UNPAID DAMAGES MAY BE MAINTAINED WITHOUT WAIVING ANY LIEN SECURING THE SAME.

{3} (C) ANY ACTION TO FORECLOSE A LIEN SHALL BE BROUGHT WITHIN 3 YEARS FOLLOWING RECORDATION OF THE STATEMENT OF LIEN.

14-205.