

LAWS OF MARYLAND

MARYLAND, *Sct:*

At a session of the General Assembly of Maryland, begun and held in the City of Annapolis, on the fifth day of January, 1910, His Excellency AUSTIN L. CROTHERS being Governor, the following laws were enacted, to wit:

ARTICLE II.

AGENTS AND FACTORS.

CHAPTER 178.

AN ACT to add a new section to Article 2, entitled "Agents and Factors," of the Code of Public General Laws, relating to the compensation of real estate brokers, to be known as Section 17, to follow immediately after Section 16.

SECTION 1. *Be it enacted by the General Assembly of Maryland,* That a new section be and the same is hereby added to Article 2, entitled "Agents and Factors," of the Code of Public General Laws, to be known as Section 17, to follow immediately after Section 16, and to read as follows:

17. Whenever, in the absence of special agreement to the contrary, a real estate broker employed to sell, buy, lease or otherwise negotiate real or leasehold estates or mortgages, or loans thereon, procures in good faith a purchaser, seller, lessor or lessee, mortgagor or mortgagee, borrower or lender, as the lease may be, and the person so procured is accepted as such by the employer, and enters into a valid, binding and enforceable written contract of sale, purchase, lease, mortgage, loan or other contract, as the case may be, in terms acceptable to the employer, and such contract is accepted by the employer and signed by him, the broker shall be deemed to have earned the customary or agreed commission, as the case may be, whether or not the contract entered into be actually into effect, unless the performance of such contract be prevented, hindered or delayed by any act of the broker.

SEC. 2. *And be it enacted,* That this Act shall take effect from the date of its passage.

Approved April 5, 1910.