

require, shall give bond in such amount and with such surety as may be required by the council. The premiums on such bonds shall be paid by the town.

### DEEDS

90. No deed or deeds conveying real estate or chattels, real, situated or located within the corporate limits of the Town of Friendsville shall be admitted to record among the land records of the Circuit Court for Garrett County until the property thereby conveyed or assigned has been duly transferred upon the town assessment books in the office of the clerk-treasurer to the grantee or assignee named in such deed. Before such property shall be transferred on the assessment books, all town taxes, special assessments, water rents, and other public charges due to the Town of Friendsville for the current year and all prior years must be paid, and as evidence of such payment, the clerk-treasurer shall stamp upon the deed his certificate thereof. The clerk-treasurer shall further certify the fact of the transfer upon the deed, and the clerk of the Circuit Court shall not record or accept for recording any deed without the certificates of the clerk-treasurer as prescribed by this section.

### PRIOR RIGHTS AND OBLIGATIONS

91. All right, title, and interest held by the Town of Friendsville or any other person or corporation at the time this charter is adopted, in and to any lien acquired under any prior charter of the town, are hereby preserved for the holder in all respects as if this charter had not been adopted, together with all rights and remedies in relation thereto. This charter shall not discharge, impair, or release any contract, obligation, duty, liability, or penalty whatever existing at the time this charter becomes effective. All suits and actions, both civil and criminal, pending, or which may hereafter be instituted for causes of action now existing or offenses already committed against any law or ordinance repealed by this charter, shall be instituted, proceeded with, and prosecuted to final determination and judgment as if this charter had not become effective.

### EXISTING ORDINANCES

92. All ordinances, resolutions, rules, and regulations in effect in the town at the time this charter is adopted and which are not in conflict with the provisions of this charter, shall remain in effect until amended, altered, or repealed according to the provisions of this charter.