

(J) MAIL.

"MAIL" MEANS TO DEPOSIT IN THE UNITED STATES MAIL, POSTAGE PREPAID.

REVISOR'S NOTE: This subsection is new language added to provide a standard meaning of the term "mail". It is patterned after the similar definition in CA § 1-101(m).

(K) MORTGAGE.

"MORTGAGE" INCLUDES A DEED OF TRUST THAT SECURES A DEBT OR THE PERFORMANCE OF AN OBLIGATION.

REVISOR'S NOTE: This subsection is new language added to indicate that references in this article to a "mortgage" include a deed of trust. The phrase "secures a debt..." is taken from the definition of "deed of trust" in RP § 1-101(d).

(L) MUNICIPAL AREA.

"MUNICIPAL AREA" MEANS A MUNICIPAL CORPORATION OR AN UNINCORPORATED CITY, TOWN, OR VILLAGE.

REVISOR'S NOTE: This subsection is new language that duplicates in substance CA § 1-101(o) — which section, in turn, was derived from since-repealed provisions of Art. 11, §§ 28, 39(a), and 53.

The definition is repeated here in light of the transfer to this article of provisions of the Corporations and Associations Article in which the defined term is used.

(M) NATIONAL BANKING ASSOCIATION.

"NATIONAL BANKING ASSOCIATION" MEANS AN INSTITUTION THAT IS INCORPORATED UNDER FEDERAL LAW AS A BANK.

REVISOR'S NOTE: This subsection is new language derived without substantive change from CA § 6-101(g).

The more correct term "national banking association" is substituted for the term "national bank".

Note that, as defined, the term includes federal savings banks, the establishment of which has been authorized recently by federal law.

(N) PERSON.

"PERSON" MEANS AN INDIVIDUAL, RECEIVER, TRUSTEE, GUARDIAN, PERSONAL REPRESENTATIVE, FIDUCIARY, OR REPRESENTATIVE OF ANY KIND AND ANY PARTNERSHIP, FIRM,