



from all claim on the part of the said Temperance Hudson to dower, or to a distributive share therein, and of and from all claim of any nature or description whatsoever of the said Temperance; and that the said James Hudson shall not be liable for any debts to be hereafter contracted by the said Temperance Hudson,

CHAPTER 126.

An act for the relief of Margaret Yingling, of Frederick county.

Passed March 7,
1828.

FreemMc.

WHEREAS, Margaret Yingling, of Frederick county, hath set forth by her petition to this General Assembly, that, some time heretofore, a certain Jacob Yingling, as administrator of a certain John Yingling, deceased, exposed at public sale, by order of the orphan's court of Frederick county, a certain lot of ground and premises, in the town of Westminster, in said county, and distinguished as lot number twenty-five, on the plat of said town, at which said sale she became the purchaser of said lot, and, afterwards, received from said administrator a conveyance for the same, bearing date the twenty-fourth day of November, in the year eighteen hundred and sixteen, and which was recorded on the second day of December, of the same year, in liber IS, number three, folio six hundred and seventy-one and six hundred and seventy-two, one of the land records of the county aforesaid. And whereas, she has further set forth, that it has been found, upon examination, that the estate of the said deceased, in the said lot and premises was not an unexpired term of years, as it had been erroneously supposed, but an estate in fee, merely subject to an annual ground rent, and forming no part of the personal assets of the said deceased; and that in consequence thereof, her title, under said sale and conveyance, is wholly imperfect at law, and that she is wholly without relief, except in legislative aid: Therefore,

Proceedings ra-
tified.

Be it enacted by the General Assembly of Maryland, That the title, interest and estate of the said Margaret Yingling, her heirs and assigns, in and to the said lot and premises, being number twenty-five, with the appurtenances, in the town of Westminster aforesaid, be, and the same are hereby declared to be, to all intents and purposes, both at law and in equity, of such force, quality, nature and validity, as if the said Jacob Yingling had been duly authorised, as trustee, by a decree of the high court of chancery, upon proper proceedings before them had for the purpose, to sell and dispose of the same for the benefit of the heirs at law of the said deceased, and had actually made said sale to the said Margaret Yingling, and had executed the said conveyance heretofore mentioned, not as administrator, but as such trustee under the authority and direction of the high court of chancery, and as if said sale had been duly ratified and confirmed by the said high court of chancery, any thing in any acts of assembly to the contrary thereof in any wise notwithstanding.