

C H A P. XLII.

Passed 22d of
July 1699.An ACT for Enrolment of Conveyances, and securing the Estate
of Purchasers. *Lib. LL. N^o 2. fol. 313.*

N. B. All Conveyances made and enrolled under this Act, are confirmed by the Act of 1715,
ch. 47, §. 6.

FOR the better establishing a Way and Method for Conveying of Ma-
nors, Lands, Tenements and Hereditaments for the future, and for
the avoiding Abuses and Deceits by Mortgages;

Conveyan-
ces to be
made by
Writing In-
dented, Seal-
ed, and Ac-
knowledged.

II. *Be it Enacted by the King's most excellent Majesty, by and with the Advice and Consent of this present General Assembly, and the Authority of the same,* That from and after the Publication hereof, no Manors, Lands, Tenements or Hereditaments whatsoever, within this Province, shall pass, alter or change from one to another, whereby the Estate of Inheritance or Free-hold, or any Estate for above seven Years, shall be made to take Effect, in any Person or Persons, or any Use or Trust, except the Deed or Conveyance by which the same shall be intended to pass, alter or change the same, be made by Writing Indented and Sealed, and the same to be Acknowledged in the Provincial Court, or before two Justices thereof, or in the County Court, or before two Justices of the Peace of the same, where such Manors, Lands, Tenements or Hereditaments do lie; and such Deed or Conveyance to be enrolled in the Provincial, or County Court where the same doth lie: Such Enrolment to be made within Twelve Months after the Date of such Writing Indented as aforesaid. And for the Caption of such Enrolment, there shall be paid to the Parties taking the same Twelve Pence Sterling, and no more. And the Clerks shall well and sufficiently enrol such Deed or Conveyance, in a good sufficient Book in Folio, to remain in the Custody of the Clerk of the same Court, for the Time being, amongst the Records of the same Court; and that the same Clerk shall, on the Back of every such Deed, in a full Legible Hand, make an Endorsement of such Enrolment, and also of the Folio of the Book in which the same shall be enrolled, and shall unto such Endorsement set his Hand.

How to be
acknow-
ledged in a
different
County.

III. *Provided always, and be it hereby Enacted by the Authority aforesaid,* That when the Grantor or Grantors, Bargainor or Bargainors of such Lands, Tenements or Hereditaments, shall live remote from either the Provincial Court, or the County Court where the Land lieth, it shall and may be lawful for such Grantor or Bargainor, to acknowledge the same in the County where such Bargainor liveth; and a Certificate of such Acknowledgment, under the Hand of the County Clerk, and under the Seal of the same County, such Acknowledgment shall be taken, deemed, reputed, and be as good and valid, as if the same had been acknowledged either in the Provincial, or County Court where such Land lieth, and be a sufficient Warrant for such County Clerk where the Land lieth, to enroll the same.

How by Let-
ter of Attor-
ney.

IV. *And* if any such Grantor or Bargainor of any such Lands or Tenements as aforesaid, shall happen to be out of this Province, and within any his Majesty's Dominions, at the Time of Ensealing such Writing or Writings Indented, so as the same cannot be acknowledged in Manner and Form as is before directed, or enrolled within the Time for that Purpose herein before limited; That in every such Case, such Lands or Tenements as aforesaid, shall be acknowledged by Letter of Attorney, well and sufficiently proved, either in the Provincial, or County Court where such Lands or Tenements lie, or before two Justices of the Provincial or County Court as aforesaid, for Acknowledgment, and be enrolled as aforesaid; any Thing herein before contained to the contrary hereof notwithstanding.

V. *And*