

In any conveyance or lease executed, and acknowledged in form, for passing feme covert's real estate, of any lands, tenements, or hereditaments; and the court of chancery, or any county court, as a court of equity, shall, as concerns such feme covert's dower, deem such conveyance or lease equitable, expedient, or proper, the said court, on application by any of the parties interested, and on proper parties, defendants being made, may, according to the rules of equity, proceed to adjudge and decree that such conveyance or lease be confirmed, and made and declared valid, from the time of execution of the same to every effect, intent, and purpose, as if the feme covert, at the said execution, were of the full age of twenty-one years.

In respect to dower, join in conveyance or lease.

If court deem it equitable.

May confirm such conveyance

SEC. 8. *And be it enacted*, That the bond required to be given by the second section of the act, passed at November session of the year seventeen hundred and eighty-five, chapter seventy-two, entitled, an act, for enlarging the powers of the high court of chancery, in cases where a foreclosure of any mortgage on sale of any land, shall be applied for in which any infant shall be interested, may be given to and in the name of the state of Maryland, as obligee and the form of such bond and the security therein, shall be such as the chancellor, or county court, or any of the judges thereof, as the case may be, shall approve or prescribe; and every infant who, at the time of the decree for the sale or foreclosure of the mortgage of any land, or of any estate or interest therein shall have any right or claim to any part or share of any such land, estate or interest, and all persons claiming under any such infant, shall be entitled to institute and prosecute in the name of the state, for the use and at the cost of such person or persons, an action or actions at law on such bond, or proceed by bill or other proper proceeding in equity, in his, her or their own name or names against the principal and sureties in such bond or any of them, and recover therein for any breach of the condition of such bond as fully beneficially and effectually, as if such bond had been given to and in the name of such infant; *Provided always*, that such action shall be brought, or suit instituted by the infant within three years after he or she shall have attained the age of twenty-one years, or in case of the death of such infant, by his or her legal representative within one year after such death.

Bond required under act of 1785, ch. 72, sec. 2, respecting foreclosure of mortgage, for sale of land of infants. Name of the state used.

Proceedings thereon regulated.

Time limited.

SEC. 9. *And be it enacted*, That in every case in the court of chancery, or in any of the county courts as courts of equity in this state, where the defendants, or any of them shall be infants residing out of this state, in any other of the United States; on the prayer or petition of the complainant, a commission may be issued without any other process to any two persons, in the discretion of the chancellor, or any judge of the equity court, as commissioners authorizing them or either of them to appoint a

Case where defendants are infants non-residents.

Commission issue.