

## CHAPTER 47.

AN Act for quieting possessions, enrolling conveyances, and securing the estates of purchasers.

Supplemental and other laws are, 1715, ch. 8; 1725, ch. 8; 1752, ch. 8; Nov. 1766, ch. 14; Nov. 1773, ch. 3; Nov. 1779, ch. 10; Nov. 1782, ch. 23; 1785, ch. 9, 66, 72; 1791, ch. 45; 1794, ch. 57; 1796, ch. 43; 1797, ch. 103; 1798, ch. 103; 1801, ch. 74; 1805, ch. 65; 1807, ch. 52, 154; 1808, ch. 73; 1809, ch. 133, 164; 1816, ch. 71, 171; 1813, ch. 102, 104; 1816, ch. 74, 119; 1818, ch. 104, 194; 1820, ch. 172; 1821, ch. 249; 1822, ch. 104; 1825, ch. 50, 53, 203; 1827, ch. 67; 1830, ch. 164; 1831, ch. 116, 205, 304; 1832, ch. 128; 1833, ch. 68, 88; 1834, ch. 80; 1835, ch. 165, 211, 332; 1836, ch. 93; 1837, ch. 97.

Forasmuch as a good and beneficial law, entitled, an act for quieting of possessions, was made the twenty-seventh day of March, *anno domini* one thousand six hundred and seventy-one, in this province, which by the use thereof hath been found very much conducing to the benefit of the said province.

SEC. 2. *Be it therefore enacted by the King's most excellent majesty, by and with the advice and consent of his majesty's Governor, Council and Assembly of this province, and the authority of the same,* That all sales, gifts and grants, at any time before the thirteenth day of April, one thousand six hundred seventy-four, (and not after,) of any lands, tenements or hereditaments, within this province, by any person or persons whatsoever that had right to sell, give or grant such lands, tenements or hereditaments, made by writing only, with or without seal, shall forever hereafter be accounted good and available in law to bar the heirs of such vendors, donors or grantors, any error in the form only of such writing to the contrary notwithstanding.

SEC. 3. *And,* forasmuch as divers assignments of patents, written on the backside of such patent for land, are now worn out, and also other sales in paper either worn out or quite lost, for which the purchase money hath been bona fide paid, *Be it further enacted by the authority, advice and consent aforesaid,* That all sales, gifts or grants, at any time before the said thirteenth day of April, one thousand six hundred seventy-four, made by persons that right had as aforesaid, if either the sale, gift, grant or payment, bona fide, can be proved by witnesses, such sale, gift or grant, shall for ever hereafter be accounted good and available in law to bar the heirs of such vendors, donors or grantors, or any person claiming dower from such vendor, donor or grantor, any law, usage or custom to the contrary thereof notwithstanding.

SEC. 4. *And be it further enacted, by the authority, advice and consent aforesaid,* That all sales and grants of any lands, tenements and hereditaments, made by deed indented and enrolled since the said thirteenth day of April, one thousand