

ment shall recover Judgment and Execution, in the same Manner as if the Rent in Arrear had been legally demanded, and a Re-entry made; and in case the Lessee or Lessees, his, her, or their Assignee or Assignees, or other Person or Persons claiming or deriving under the said Leases, shall permit and suffer Judgment to be had and recovered on such Ejectment, and Execution to be executed thereon, without paying the Rent and Arrears, together with full Costs, and without filing any Bill or Bills for Relief in Equity, within Six Calendar Months after such Execution executed; then, and in such Case, the said Lessee or Lessees, his, her, or their Assignee or Assignees, and all other Persons claiming and deriving under the said Lease, shall be barred and foreclosed from all Relief or Remedy in Law or Equity, other than by Writ of Error, for Reversal of such Judgment, in case the same shall be erroneous, and the said Landlord or Lessor shall from thenceforth hold the said demised Premises discharged from such Lease; and if on such Ejectment Verdict shall pass for the Defendant or Defendants, or the Plaintiff or Plaintiffs shall be nonsuited therein, except for the Defendant or Defendants not confessing Lease, Entry, and *Ouster*, then in every such Case such Defendant or Defendants shall have and recover his, her, and their full Costs: Provided always, That nothing herein contained shall extend to bar the Right of any Mortgagee or Mortgagees of such Lease, or any Part thereof, who shall not be in Possession, so as such

**707** \*Mortgagee or Mortgagees shall and do, within Six Calendar Months after such Judgment obtained, and Execution executed, pay all Rent in Arrear, and all Costs and Damages sustained by such Lessor, Person or Persons intitled to the Remainder or Reversion, as aforesaid, and perform all the Covenants and Agreements, which on the Part and Behalf of the first Lessee or Lessees are and ought to be performed.

III. And be it further enacted by the Authority aforesaid, That in case the said Lessee or Lessees, his, her, or their Assignee or Assignees, or other Person or Persons, claiming any Right, Title, or Interest, in Law or Equity, of, in, or to the said Lease, shall, within the time aforesaid, file One or more Bill or Bills, for Relief in any Court of Equity, such Person or Persons shall not have or continue any Injunction, against the Proceedings at Law on such Ejectment, unless he, she, or they do or shall within Forty Days next after a full and perfect