

While the language of this section is broad, subsequent sections prescribe the necessary steps preliminary to the sale of the property of lunatics. This section referred to in construing sections 118 and 121—see notes thereto. *Rutledge v. Rutledge*, 118 Md. 556.

115.

As the lunatic himself cannot, after inquisition found, contract a debt, the claims of the creditors referred to in this section must exist before the inquisition, or may consist of liens on his property. See note to section 118. *Rutledge v. Rutledge*, 118 Md. 556.

116.

This section referred to in construing sections 118 and 121—see notes thereto. *Rutledge v. Rutledge*, 118 Md. 557.

1904, art. 16, sec. 110. 1888, art. 16, sec. 99. 1860, art. 16, sec. 82.
1833, ch. 150, sec. 2. 1894, ch. 221. 1912, ch. 478.

117. The Court, which may have appointed the guardian, committee or trustee of the property of a person *non compos mentis* may, upon the application of such guardian, committee or trustee, without any process or order of publication, order or decree any real or leasehold property of a person *non compos mentis* to be mortgaged, or may order or decree any real or leasehold property of a person *non compos mentis* to be leased for any term of years, or may order or decree the surrender of any lease of the estate or property of such person *non compos mentis* to be accepted, and the same to be demised anew on such terms and conditions as the Court may direct.

This section referred to in construing sections 118 and 121—see notes thereto. *Rutledge v. Rutledge*, 118 Md. 557-63 (decided prior to the act of 1912, chapter 478).

See notes to this section (as it stood in 1911) in volume 1 of the Annotated Code.

1904, art. 16, sec. 111. 1888, art. 16, sec. 100. 1860, art. 16, sec. 83.
1828, ch. 26, sec. 1. 1829, ch. 222. 1833, ch. 150.
1894, ch. 221. 1912, ch. 478.

118. In all applications by a guardian, committee or trustee of the property of a person *non compos mentis* to sell any of the real, leasehold or personal property of such person *non compos mentis*, or to mortgage any of the real or leasehold property of such person *non compos mentis* or to demise any of the real or leasehold property of such person *non compos mentis*, or to accept the surrender of lease thereof, the Court shall, before passing an order, or decree, have proof taken as in other chancery cases as to the value, quantity and condition of the property and after considering all the circumstances if the Court shall deem it to the interest and advantage of such person *non compos mentis* it may order or decree a sale, mortgage, lease or surrender of a lease of the whole or any part of said property on such terms and conditions as the Court may prescribe.

While it is not necessary to adopt the proceedings required by this section to enable the court to order a sale of a lunatic's property for the purpose of paying his expenses or for his support, when a sale is made for such purpose, there should be an application to the court showing the