

32. If a certificate of survey shall be returned within the time herein prescribed, and shall be found to be correct, and the whole composition or purchase-money has been paid, and such certificate has laid six months in the Land Office and no caveat has been entered thereto, the person having such certificate returned, his assignee, devisee or heirs, shall be entitled to a patent thereon; or if the certificate is released by adjudication or by the operation of law from the effect of the caveat, a patent shall issue thereon as if no caveat had been filed.

Id s 31
1782, c 38, s 2
When patent to issue
9 Md 74, 21 Md 119, 23 Md 432,
27 Md 149, 34 Md 428.

33. Every caveat shall be heard and determined by the commissioner of the Land Office within twelve months from the entering of the same, unless he shall under special circumstances give further time to the parties.

Id s 32
1797, c 114, s 10
When caveat to be determined
21 Md 135, 34 Md 428, 38 Md 81

34. The commissioner of the Land Office shall have full power at his discretion to award costs to the party prevailing on the decision of any caveat.

Id s 33
1797, c 114, s 8
Commissioner to award costs.

35. All patents shall be signed by the governor and have affixed thereto the great seal of the State, and the governor, on the presentation to him of a patent by the commissioner of the Land Office, certified by the said commissioner as proper to be issued, shall be authorized to sign such patent, and to cause the great seal to be affixed thereto.

Id s 34
1853, c 21.
Patents how signed and sealed

36. The commissioner of the Land Office may prescribe rules to regulate the conduct of surveyors in making surveys and returning certificates and plats, and he shall in all things regulate his proceedings by the usages and principles which have heretofore been established by the practice of the Land Office not inconsistent with this article or the principles of equity.

Id s 35
Commissioner to prescribe rules for surveyors

37. Any person holding lands and being in actual possession thereof in this State under a warrant and survey, or under a patent granted by the government of Pennsylvania before the divisional line between the two States was fixed, shall be entitled to receive a patent for such land from the proper authorities of this State.

Id s 36
1785, c 86, s 7
Lands on the Pennsylvania line may be patented, where

RIPARIAN RIGHTS.

38. The proprietor of land bounding on any of the navigable waters of this State, is hereby declared to be entitled to all accretions to said land by the recession of said water, whether heretofore or hereafter formed or made by natural causes or otherwise, in like manner and to like extent as such right may or can be claimed by the proprietor of land bounding on water not navigable.

1862, c 129
Owners of land on navigable waters entitled to accretions, etc
22 Md 530, 23 Md 432, 41 Md 529, 42 Md 348,
49 Md 23

39. The proprietor of land bounding on any of the navigable waters of this State, is hereby declared to be entitled to the exclusive right of making improvements into the waters in front of his said land, such improvements, and other accretions as above provided for, shall pass to the successive owners of the land to which they are attached, as incident to their respective estates. But no

1862, c 129
Owners have exclusive right to make improvements into waters
42 Md 348