

to be filed, and when so filed shall be conclusive evidence in all the Courts of this State as to whether the area embraced therein is or is not a natural oyster bed, bar or rock, subject, however, to the rights or resurvey, review and appeal hereinafter provided.

SEC. 98. After the survey or resurvey provided for herein shall have been completed, it shall be the duty of the Board of Shell Fish Commissioners to lease, in the name of the State of Maryland, tracts or parcels of land beneath the waters of this State, whether within the limits of the Counties or elsewhere, in the area to be opened for oyster culture, according to the provisions of this Act; provided that no tract so leased, if situated within the territorial limits of any County in this State, shall contain less than one acre of land, and if situated in any other place, no tract so leased shall contain less than five acres. It shall be the duty of said Board to require that the tracts so leased shall be as nearly rectangular as is convenient. It shall be the duty of the said Board to demand from each lessee payment of the rent each year in advance. No person shall be permitted, by lease, assignment or in any other manner, to acquire a greater amount of land than thirty acres situated within the territorial limits of any of the Counties, or five hundred acres in any other place; provided, however, that an individual may acquire a tract not exceeding one hundred acres of land beneath the waters of Tangier Sound. Leases of such lands shall be made only to residents of Maryland. The term of such leases shall be twenty years, and the annual rent reserved to the State shall be one dollar per acre for each of the first two years of said term of twenty years; two dollars per acre for the third year; three dollars per acre for the fourth year; four dollars per acre for the fifth year and five dollars per acre during the remainder of the term. On and after April 1st, 1913, the Board of Shell Fish Commissioners may lease at a rental price which, in their judgment, is a proper one and commensurate with the value of the land so leased, any land subject to the provisions of this Act which has not been applied for or leased up to that time; provided, however, that no land shall be leased at a less price than twenty-five cents (25c.) per acre, and the land so leased under this provisions shall be subject to all other provisions of this Act. If any part of the rent reserved under such leases shall remain unpaid for more than sixty days after the same becomes due, such lease or leases may at the option of said Board be declared void, and in that event the land