

certified to, witnessed and sealed according to law; providing the said deeds, mortgages, bonds of conveyances, bills of sale and other conveyances and agreements are in other respects in conformity with the laws; provided, further, that nothing in this section shall affect the interest of bona fide purchasers or creditors, without notice, who may have become so previous to June 1st, 1941.

107. Any assignment of any mortgage, which assignment has been heretofore executed and recorded, but which has not been sealed and in which no mention of any seal has been made or in which either of such defects, or any mortgage or assignment of mortgage sworn to or not sworn to at all, shall be and they are hereby made valid to all intents and purposes, as if said mortgage or assignment of mortgage had been in such matters in full conformity with the law in force at the time of such execution, provided, that any such mortgage or assignment of mortgage is in other respects legal and valid; and provided, further, that nothing in Sections 103 and 107 shall affect the rights of any bona fide purchasers or creditors, without notice, who become so prior to June 1st, 1941.

SEC. 2. *And be it further enacted*, That this Act shall take effect June 1, 1941.

Approved April 15, 1941.

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## CHAPTER 142.

(Senate Bill 139)

AN ACT to repeal and re-enact, with amendments, Section 314 of Article 93 of the Annotated Code of Maryland (1939 Edition), title "Testamentary Law", sub-title "Widows".

SECTION 1. *Be it enacted by the General Assembly of Maryland*, That Section 314 of Article 93 of the Annotated Code of Maryland (1939 Edition), title "Testamentary Law", sub-title "Widows", be and the same is hereby repealed and re-enacted to read as follows:

314. A surviving husband or widow shall be barred of his or her right of dower in land or share in land or share in the personal estate by any such devise or bequest, unless within thirty days (30) after the expiration of the