

DR. C. SESS.  
1815.

Passed Jan.  
2, 1816.  
Trustee may  
sell—bond.

## CHAPTER 93.

*An act to authorise the sale of the real estate therein mentioned.*

SEC. 1. BE IT ENACTED by the General Assembly of Maryland, That it shall and may be lawful for the chancellor of this state, upon petition of all or any of the parties interested if upon a full examination of facts he shall be of opinion it will be for the benefit of all concerned, to appoint one or more persons as he shall think proper, to sell and dispose of all the lands of which Philip Barton Key died possessed in Montgomery county, on such terms and in such quantities as to him may appear most for the benefit of the heirs and representatives of the said deceased, and to authorise the trustee or trustees appointed to make said sale, to make and execute a deed or deeds of conveyance for the said lands, or such part or parts thereof as may be sold as aforesaid, upon the receipt of the purchase money, to the purchaser or purchasers thereof, and to order the said proceeds of sale to be invested in such fund as he may deem most beneficial for those concerned, by said trustee or trustees, or order the said trustee or trustees to pay over the same to the persons entitled, as the same may be received by him or them in such way as he may direct, after paying the expenses of such sale or sales, and such commission as the chancellor may allow him or them for their trouble in making the same; *Provided*, that before any deed shall be executed and delivered by the said person or persons to be appointed as aforesaid, for conveying the said lands or any parts thereof to the said purchaser or purchasers, the sale thereof shall be confirmed by the chancellor; *And provided also*, that the said person or persons so to be appointed, or such person or persons as shall act under such appointment, shall before they proceed to act enter into bond to the State of Maryland, with two sureties to be approved by the chancellor, in the sum of fifty thousand dollars, conditioned for his or their faithful performance of the said trust and for their compliance with the orders of the said chancellor in the premises, who shall direct what proportion of the said purchase money received for the said lands or such part of them as may be sold as aforesaid, shall be paid over to the widow of the deceased, in compensation and lieu of her dower in the said lands; which said bonds shall be recorded among the records of the chancery court, and upon such bond or an office copy thereof, suit or suits may be instituted against the obligor or obligors therein or any of them, for any breach or non-compliance with the condition thereof by any person interested therein.

Provisos.

Deed.

2. AND BE IT ENACTED, That a deed or deeds executed by the said person or persons, or such of them as shall act, after the sale made by him or them of the said lands or any of them shall have been confirmed by the chancellor, and the purchase money paid shall have the effect to convey to the purchaser or purchasers all the right, title, claim and interest both at law and in equity, which the said Philip Barton Key had at the time of his death in the lands mentioned in such deed or deeds to have been thereby bargained and sold, and shall be a bar to any claim of dower by the said widow of the said deceased, and to the right or claim of his representatives, which deed or deeds shall be acknowledged and recorded in the manner and within the time limited by law in the case of other deeds.