

No. 105.

AN ACT

Authorizing Samuel Rockwell, Jr., administrator of the estate of John C. Rose, late of Bradford county, deceased, to convey certain real estate, and for other purposes.

WHEREAS, John C. Rose, late of Canton township, in the county of Bradford, died intestate, leaving a widow, Sophia, since intermarried with Seth K. Porter; also leaving two daughters, Desire Rose and Jane E. Rose, both minors, under the age of fourteen years, and said survivors are now all living in the township aforesaid: Preamble.

And whereas, The said John C. Rose, during his lifetime, made a parol agreement with one Thomas Owen, of said county, whereby it was agreed that the said John C. Rose should convey in fee simple, by deed of general warranty, to the said Thomas Owen, a certain piece or parcel of land, hereafter more particularly described, with the appurtenances, situate in the township and county aforesaid, in consideration of the sum of seventy-five dollars:

And whereas, The said Thomas Owen, from the time of said agreement, continued in possession of said premises till the second day of September, Anno Domini, one thousand eight hundred and forty-four, at which last mentioned time he conveyed all his interest in said land unto William S. Baker, of the township and county aforesaid, by deed, recorded in the office for recording deeds of Bradford county, Pennsylvania, in deed book volume twenty-three, page two hundred and twenty-four, et cetera, and from the date of said deed the said William S. Baker has been and still is in possession of said premises:

And whereas, The aforesaid John C. Rose died without perfecting said agreement during his lifetime, and the said William S. Baker, and the said Sophia Porter, guardian of the minor children aforesaid, are desirous of having the title to said premises perfected, which cannot be by reason of the minority of the said children of said John C. Rose, deceased:

SECTION 1. *Be it enacted by the Senate and House of Representatives of the Commonwealth of Pennsylvania in General Assembly met, and it is hereby enacted by the authority of the same,* That Samuel Rockwell, Jr., authorized to convey certain real estate. it shall and may be lawful for Samuel Rockwell, junior, administrator of the estate of the said John C. Rose, deceased, on payment to him of the purchase money aforesaid, by deed of general warranty, duly executed and acknowledged according to the laws of this commonwealth, to convey unto the said William S. Baker, his heirs and assigns forever, all that certain lot, piece or parcel of land, situate in the township of Canton, county of Bradford, and state of Pennsylvania, bounded and described as follows: Beginning at a white maple tree, a corner of lands of David S. Grantier and William S. Baker; thence running east twenty-seven perches along lands of said Baker to a stake, south ————— degrees west along lands in possession of the heirs of David Pratt, deceased, eight perches to a stake; thence east along the same lands five perches to the main road leading to Elmira; thence along the middle of said road to lands belonging to the heirs of John C. Rose, deceased; thence along lands of the said

last mentioned heirs west thirty-three perches to a stake on the line of David S. Grantier; thence along said line north twenty-four perches to the place of beginning; containing about five acres, and being parts of lots of lands sold by David S. Grantier to said John C. Rose, together with all and singular the improvements thereon and the appurtenances thereunto belonging or in anywise appertaining, being the same premises which the said John C. Rose agreed to convey to the said Thomas Owen as aforesaid, and which said Owen has conveyed by deed as aforesaid to William S. Baker; and the said administrator's deed, duly executed and acknowledged as aforesaid, shall be as valid and effectual to pass the interest of said minors in the said estate, as if the same had been duly executed and acknowledged by them, being of full age and unmarried: *Provided*, That the said administrator, before executing such conveyance, shall give bond to the commonwealth, with surety as shall be approved of by the orphans' court of Bradford county, in the sum of twice the amount of said purchase money, conditioned for the faithful application of said money.

Administrators of Reuben Nash to execute certain deed.

SECTION 2. The administrators of the estate of Reuben Nash, late of Bradford county, deceased, be and they are hereby authorized to execute deeds of release to the settlers, and those interested in lands contained in warrants numbers nine hundred and sixty-five and nine hundred and sixty-six, situate in Columbia township, in said county, in pursuance of the contract of said deceased, and with the same effect as if executed by him in his lifetime.

FINDLEY PATTERSON,

Speaker of the House of Representatives.

WILLIAM P. WILCOX,

Speaker of the Senate.

APPROVED—The seventeenth day of March, one thousand eight hundred and forty-five.

FRS. R. SHUNK.

No. 106.

AN ACT

To allow and regulate appeals to the supreme court, for the Eastern district of Pennsylvania, from the decrees in equity of the court of common pleas of the county of Philadelphia.

SECTION 1. *Be it enacted by the Senate and House of Representatives of the Commonwealth of Pennsylvania in General Assembly met, and it is hereby enacted by the authority of the same, That any person or persons, body or bodies politic or corporate, parties to any suit in equity now pending, or hereafter to be instituted in the court of common pleas of the county of Philadelphia, who may be affected by any interlocutory or final order or decree in such suit in equity, hereafter to be made by the said court of common pleas, shall be entitled to appeal therefrom to the supreme court, in and for the Eastern district of*

Appeals to supreme court.