

No. 219.

## AN ACT

Relative to the estate of Mary Robinson, deceased, and Joanna L. Hobart, deceased.

WHEREAS, Mary Robinson, formerly of the city of Philadelphia, deceased, did by her last will and testament, bearing date on the twenty-first day of February, A. D., eighteen hundred and twenty-nine, amongst other things, authorize and empower certain trustees and devisees, in fee simple, therein named, or the survivors or survivor of them, to grant on perpetual ground rent or ground rents, all and every, or any of the vacant lots of ground of her said estate, that might be allotted to them on a division provided for in her said will, reserving thereout, payable to them, their heirs and assigns, for the same and like uses as they would have held the premises out of which the same is to be reserved, the best yearly rent, payable half yearly, that can be reasonably obtained therefor, in manner and form as set out in her said will:

*And whereas,* The said trustees and devisees have executed the said power by the letting of all the said vacant lots of ground, at various dates, upon ground rents redeemable in certain terms of years; and they and their said lessees have been informed by counsel learned in the law, that the said leases and conveyances so made and entered into, and so far complied with in good faith by all parties thereto, have not been made in due execution of the power so given by the will aforesaid, to create perpetual ground rents, irredeemable, and are therefore now desirous, in behalf of themselves and their said several grantees, to confirm and perfect the title thereto in their said grantees and their assigns; now therefore,

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 the trustees and devisees mentioned in and by the last will and testament of Mary Robinson, late of the city of Philadelphia, deceased, the survivors and survivor of them, shall have power, by all due and proper conveyances and assurances in the law to be by them executed, to confirm to and perfect the title of their said several grantees, and their heirs and assigns, to all and every portion of the real estate that was of the said Mary Robinson, deceased, which they may heretofore have granted and conveyed to them respectively, upon ground rents, redeemable at the periods and on the terms of their said several ground rent deeds; and such confirmation shall be and remain forever as full, valid and effectual, to confirm and perfect the titles, and vest the said several lots of ground in the said grantees, their heirs and assigns, for the same estate, and as fully and effectually, as if the said original grants and conveyances thereof to them respectively, had been made in the terms and words of the said will of the said Mary Robinson, deceased, and as if the said trustees and devisees had been therein and thereby authorized and empowered to reserve redeemable instead of irredeemable ground rents for the same.

Trustees of Mary Robinson, to perfect deeds, &c.

SECTION 2. The said devisees, and their heirs, under the said last will and testament of Mary Robinson, deceased, shall have full power and authority to sell, grant and convey, in fee simple or otherwise, all that certain strip or piece of land, part of the estate of the said Mary Robinson, deceased, extending in front or breadth five feet or thereabouts, and in length or depth one hundred and ninety-six feet or thereabouts, back of, and bounded by land now of the Evangelical church, on Palmer street, between Prince and Queen streets, in the district of Kensington, in the county of Philadelphia.

Proof of will of  
Joanna L. Hobart.

Joanna L. Hobart.

SECTION 3. WHEREAS, Joanna L. Hobart, late of Ohio, died under the age of twenty-one years, seized of certain real estate, situate in that state, having made and executed her last will and testament, whilst resident in the state of Virginia, wherein she bequeathed said real estate to a citizen of Pennsylvania: *And whereas*, By the laws of Ohio, there is no provision for the probate of wills made and executed by non-residents, for property situate therein; and such will being of no effect in Pennsylvania, the testatrix being under the age of twenty-one years at the date of said will, although the same would be good and valid in the state of Ohio, if properly authenticated; therefore, James Piper, of Fayette county, or any other person interested in the last will and testament of Joanna L. Hobart, who died in the city of Wheeling, seized of real estate, situate in the state of Ohio, is hereby authorized and empowered to make proof of said last will and testament, in the proper office of Fayette county, and such probate shall be good and valid to all intents and purposes, as if the testatrix had been a citizen of Pennsylvania, and of legal age, at the execution of said will and testament.

FINDLEY PATTERSON,

*Speaker of the House of Representatives.*

WILLIAM P. WILCOX,

*Speaker of the Senate.*

APPROVED—The seventh day of April, one thousand eight hundred and forty-five.

FRS. R. SHUNK.