

No. 246.

AN ACT

To authorize the guardian of Rebecca Francis, minor child of Willing Francis, deceased, to sell and convey certain real estate.

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 guardian of Rebecca Francis, minor child of Willing Francis, late Guardian authorized to sell and convey. of the city of Philadelphia, deceased, who may be appointed by the orphans' court of the city and county of Philadelphia, be and is hereby authorized to sell and convey, in fee simple or otherwise, the estate, right, title and interest, whatever it may be of the said minor, of, in, to and out of a lot or piece of land, situate in Penn township, in the county of Philadelphia: beginning in the middle of a certain thirty-three feet wide lane, a corner of a lot allotted in a certain return of partition to Charles Francis; thence along the middle of the said lane south eighty-six degrees east two perches and fourteen hundredths of a perch to a corner; thence by a lot of ground allotted in a former partition to Elizabeth P. Fisher, north four degrees east forty-one perches and thirty-nine hundredths of a perch, to a corner in the line of land of Jeremiah and Richard Parker; thence by the said Parker's land south eighty-three degrees and thirty minutes west forty-two perches and twenty-two hundredths of a perch to a corner; thence by ground of John Fulmer, the three following courses and distances, viz: south one perch, north eighty-three degrees and thirty minutes east ten perches to a stone, and south three degrees and forty-five minutes west nine perches and thirty-seven hundredths of a perch, to a corner of the said lot of ground allotted to Charles Francis; thence by the same lot south eighty-six degrees and thirty minutes east twenty nine perches and thirty-four hundredths of a perch to a corner, and south four degrees, west twenty-five perches and forty-two hundredths of a perch to the place of beginning, containing three acres, with all and singular the appurtenances; and the deed or deeds of conveyance therefor, executed by the said guardian to the purchaser or purchasers, his, her or their heirs or assigns, shall be deemed and taken to pass and convey the interest of the said minor in the same, and to have the same effect as if the said minor were of full age, and the same was or were duly made and executed by her: *Provided*, That before making any such conveyance, the said guardian shall give bond, with sufficient surety, in such sum as the said orphans' court shall direct, conditioned for the faithful discharge of his or her duty, and the proper application of the money arising from such sale or sales: *And provided also*, That before making such conveyance, the sale or sales hereby authorized, shall have been reported to and approved by the said orphans' court.

Description of property.

Proviso.

JAMES COOPER,
Speaker of the House of Representatives.

CH. GIBBONS,
Speaker of the Senate.

APPROVED—The thirteenth day of March, one thousand eight hundred and forty-seven.

FRS. R. SHUNK,