



CHAPTER 172

An Act to validate a deed of sale to J. Arthur Gadoury

[Assented to, the 20th of March, 1930]

WHEREAS J. Arthur Gadoury, notary, of Saint-Gabriel Preamble.
de Brandon, district of Joliette, has, by his petition,
represented:

That on the 2nd of April, 1911, by an authentic deed before Hector Champagne, notary, he acquired from Albert Lamarche, Aldiana Lamarche, Elvina Lamarche, Emma Lamarche and Guildée Lamarche, represented in the said deed by Adalbert Grenier, the following immoveable: "A building lot situated in the village of Saint-Gabriel de Brandon, known as being part of lot number two hundred and thirty-two L (232-L), of the subdivision plan of the said number two hundred and thirty-two (232), of the official cadastre of the parish of Saint-Gabriel de Brandon, measuring about fifty-five feet in front by one hundred and thirty-five feet in depth, the whole, more or less, whatever the difference may be, bounded in front by Blanche street, in rear by number two hundred and thirty-two O (232-O), on one side to the north by number two hundred and thirty-two M (232-M) and on the other side by the other part of the said lot belonging to Dr. J. A. Sarrazin, with house and dependencies thereon erected";

That he has since always occupied or possessed the said immoveable as owner, both through himself and his assigns or representatives;

That doubts have arisen as to the validity of the said deed of sale, and consequently as to the rights of ownership of the said J. Arthur Gadoury in the above-described immoveable;

That the complaint against the said deed of sale is that the said J. Adalbert Grenier was not legally authorized to represent the vendors;

That the said J. Arthur Gadoury has paid the purchase price of the land described in the said deed of sale, and that for eighteen years since the date of the deed, the validity whereof is questioned, no person has ever contested his rights in the said land;

That it is expedient to pass an act declaring the deed of the 2nd of April, 1911, valid for all legal purposes, and conferring upon the said J. Arthur Gadoury a good title of ownership to the immoveables therein described;

Whereas it is expedient to grant such prayer;

Therefore, His Majesty, with the advice and consent of the Legislative Council and of the Legislative Assembly of Quebec, enacts as follows:

Deed of
sale ratified.

1. The said J. Adalbert Grenier is declared to have validly represented the vendors in the deed of sale by Albert Lamarche and others to J. Arthur Gadoury, executed before Mtre. Hector Champagne, on the 2nd of April, 1911, and registered on the 20th of April, 1911, which is ratified and validated insofar as the capacity and authorization of the said J. Adalbert Grenier to represent the vendors are concerned.

Coming into
force.

2. This act shall come into force on the day of its sanction.