

be secured by first hypothec upon one or more immoveable properties situate within the city of Montreal, belonging to the said succession and valued for municipal purposes at the sum of at least eighteen thousand dollars.

The buildings upon all lands so charged with said hypothec shall, at all times, be kept fully insured against damage or destruction by fire. **Insurance of certain buildings.**

**2.** Any judge of the Superior Court for the district of Montreal may, upon a petition presented to him by said curator and institutes, or, after the opening of the substitution by the substitutes, as the case may be, and after summary inquiry, if deemed necessary, order the transfer of any hypothec at the time existing for the securing the payment of the said life rents, either under said last will or by reason of any previous exercise of the provisions of the present law, from the real property theretofore affected by said hypothec to the property set out in such deed of hypothec, a copy of which accompanies the petition. **Transfer of hypothecs.**

**3.** The registrar is authorized, upon production of a copy of such deed of hypothec and of a copy of the judgment rendered under the preceding section, both endorsed with registrar's certificate of due enregistrement, to radiate the hypothec securing the payments of the said rents from the immoveable which may therefore have been charged with the same. **Radiation of hypothec.**

**3.** This act shall come into force on the day of its sanction. **Coming into force.**

## CHAP. 143

An Act respecting the deed of sale by Edmund Sullivan *ès-qualité et al.*, to the Brownville Board Company.

[Assented to 3rd April, 1912.]

**W**HEREAS the Great Northern Lumber Company, Preamble. Limited, has by its petition represented :

That, during the year 1873, the Glasgow-Canadian Land and Trust Company acquired various lots of the township of Clinton, which then formed part of the county of Compton ;

That by such means the company acquired from one Eleazar Clark, lot No. 3 in the first range of the township of Clinton, by deed before E. P. Felton, notary, dated the 3rd November, 1873, and registered on the 11th November, 1873 ;

That by such means, the company acquired from Honourable J. G. Robertson *ès qualité*, lot No. 5 of the first range, lots Nos. 1, 2 and 3 of the second range; lot No. 7 of the third range, and lots Nos. 2, 3 and 4 of the fourth range of the township of Clinton, by deed before Daniel Thomas, N.P., dated the 5th November, 1873, and registered on the 11th November, 1873;

That by such means, the same company acquired from one Lewis Sleeper, lot No. 2 of the first range and lots Nos. 1, 2 and 3 in the third range of the township of Clinton, by deed before Daniel Thomas, notary, dated the 5th November, 1873, and registered on the 11th November, 1873;

That the same company also acquired from the British-American Land Company, lot No. 1 of the first range, lot No. 6 of the second range, lot No. 4 of the third range, and lot No. 1 of the fourth range of the township of Clinton by deed before witnesses dated the 11th November, 1873, and registered on the 17th November, 1873;

That the Glasgow-Canadian Land and Trust Company went into liquidation and its liquidators, duly authorized by the court, sold all the lots above described to the petitioner, the Great Northern Lumber Company, Limited, by deed before J. I. Mackie, notary, dated the 4th March, 1904, and registered on the 8th March of the same year;

That the Great Northern Lumber Company, Limited, sold lot No. 8 of the first range of the township of Clinton to the Lake Megantic Pulp Company by deed before J. N. Thibodeau, notary, dated the 12th July, 1907, and registered on the 12th August, 1907, and that the same company, the petitioner, sold all the other lots above described to Edmund Sullivan and others by deed before J. I. Mackie, notary, dated the 16th August, 1907, and registered on the 21st August, 1907;

That Edmund Sullivan and others sold the same lots to the Brownville Board Company on the 28th May, 1910, by deeds before Edouard Biron, notary: one covering lots No. 3 of the first range and No. 7 of the third range of the township of Clinton, and the other all the other lots sold by the Great Northern Lumber Company, Limited, to the said Edmund Sullivan and others;

That, during such transactions, that portion of the township of Clinton in which the various lots above described were comprised, was transferred from the registration division of the county of Compton to the registration division of the county of Lake Megantic;

That, since their acquisition, the Glasgow-Canadian Land and Trust Company, both itself and through its successors

above mentioned, has been in continuous, uninterrupted, public, unequivocal possession, as owner of all the said lots above described ;

That, under the circumstances, the rights of the Brownville Board Company are established both by the deeds of transmission of property above enumerated and by the acquisitive prescription recognized by law ;

That doubts have arisen as to the rights which third parties might have to two of the lots above sold, namely : lot No. 3 of the first range and lot No. 7 of the third range of the township of Clinton, owing to certain rights that might have been created under a deed of gift of such lots by a Mr. William Vondervelden to Dame Eléonore Robitaille and Alphonse Poulin de Courval, before Théophile Côté, notary, dated the 30th July, 1872, and registered on the 15th August, 1872, establishing a life-rent of two hundred and twenty dollars and other rights created by a deed of sale by the latter, Dame Eléonore Robitaille and Alphonse Poulin de Courval, to Pierre O. Milot, before J. Piché, notary, dated the 2nd December, 1884, and registered on the 19th December, 1884 ;

That the cadastre of the township of Clinton came into force on the 28th May, 1877, and, moreover, the registration division of the county of Lake Megantic was opened on the 1st October, 1902 ;

That, neither since the coming into force of the cadastre of the township of Clinton, nor since the opening of the registration division of the county of Lake Megantic, have the rights, that might result from the two deeds above-mentioned, been renewed, and that they thus appear to be extinguished both by such default of renewal and by prescription ;

That the properties in question are of great value and it is in the interest of all the parties that all doubts be removed as to the validity and regularity of the titles to such properties, by an act of the Legislature, as the courts could not, under the circumstances, afford an adequate remedy ;

That the Great Northern Lumber Company, Limited, the petitioner, as *auteur* and warrantor of Edmund Sullivan and others, and of the Brownville Board Company, is interested in having all doubts removed as to the validity of the said titles ;

That the Great Northern Lumber Company, Limited, the petitioner, applied to the parties who appeared to be interested in the matter, and learned from them that they had no claims nor pretensions to the lots in question ;

That the registration of such deeds against lots Nos. 3 of the first range and 7 of the third range of the township of

Clinton, appears, from the deeds themselves, to be the result of an error and the confounding of the numbers of the lots ;

Whereas it is expedient to grant the prayer to the effect contained in the said petition ;

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

**Ratification  
of certain  
deed of sale.**

**1.** The deed of sale by Edmund Sullivan, John Sheridan and Patrick F. Hinchey, to the Brownville Board Company before Edouard Biron, notary, dated at Montreal the 28th May, 1910, concerning lots Nos. 3 of the first range and 7 of the third range of the township of Clinton, in the county of Lake Megantic, Province of Quebec, is ratified, validated and confirmed, and the Brownville Board Company is declared the owner thereof as against all other persons and all contrary rights apparently registered against the said lots are declared to be prescribed, extinguished and cancelled.

**Registration  
of this act.**

**2.** This act shall be registered in the proper registry office at the diligence and expense of the parties.

**Coming into  
force.**

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

## CHAP. 144

An Act to ratify and confirm the title of George Tanguay to the ownership of certain immoveables in the town of Levis.

*[Assented to 14th March, 1912.]*

**Preamble.**

**W**HEREAS George Tanguay, merchant, of the city of Quebec has by his petition represented: that on the 13th December, 1889, by deed before Mr. J. E. Roy, notary, and registered on the 18th of the same month, in the registry office of Levis, under the No. 30881, James Adam, in his capacity of curator to The St. Lawrence Warehouse Dock & Wharfage Company, in liquidation, sold to François-Xavier Berlinguet and J. Arthur Turcotte, both of the city of Quebec under special authorization of the Superior Court of the district of Quebec, the following immoveable, to wit:

A certain beach lot described in the said deed as forming an irregular part of lot No. 339 of the cadastre and book of reference for St. Lawrence ward in the town and county of Levis, and bounded as follows: to wit: On the north-east and south-east by lot No. 339-2; on the south-west by the