

of said sale or sales in real estate and mortgages, under the supervision of the said curator to the said substitution and with his consent in writing for the benefit of said estate, and in accordance with the intention of said testator; and provided also, that all sales or exchanges, and conveyances made under and by virtue of the provisions of this act, shall be without liability on the part of the purchasers to see to the application of the purchase money thereof; and provided further, that all sales heretofore made by said executors, in the interest and for the benefit of said estate, wherein the proceeds thereof have been invested, or secured, for the benefit of said estate as hereinbefore provided, shall be deemed and taken to be good and valid in law, in all respects as soon as the said curator to the said substitution shall by a declaratory act before a notary, have made known that he approves of the said sales and investments, and that he confirms the same."

Coming into  
force.

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

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## CHAP. 150

**An Act to validate the sale of certain immoveables belonging to the substitution created by the will of the late Honourable J. O. Beaubien**

[Assented to 27th April, 1909]

Preamble.

**W**HEREAS Octave Beaubien, farmer, of the town of Montmagny, has, by petition, represented :

That the late Honourable J. O. Beaubien, his father, in his lifetime, physician, residing in the town of Montmagny, bequeathed to him as institute and to his oldest son, in full ownership, by his will before Mr. F. X. Gendreau, notary, the twenty-eighth of October, 1877, the following immoveable, to wit : a lot of land, three arpents in front by forty arpents in depth, described on the official plan and book of reference of the village of Montmagny and of the parish of St. Thomas, under the numbers 18, 19 and 116 ;

That the above lot of land does not yield sufficient revenue to enable the petitioner, the institute, to live on it and to make the urgent and necessary repairs, to pay the municipal and school taxes and assessments and for these reasons he has been obliged to sell the said lot of land ;

That there never has been any substitute in the present substitution and there probably never will be ;

That by two deeds of sale before Mr. Georges W. Pion, notary, dated the eighteenth of January, 1909, the petitioner sold the said lot of land and dependencies, partly to Adélard Collin and partly to Joseph Tremblay for the total sum of nine thousand dollars ;

That one of the conditions of such sales is that they shall be ratified by the Legislature of the Province of Quebec ;

That, moreover, with the proceeds of the sales of the said immoveable as above set forth, the petitioner may make a better investment, both for himself and the substitute, in case there should be one, than that represented by the immoveable in its present condition ;

Whereas a petition has been presented praying for the passing of an act ratifying the said two deeds of sale, and 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 :

**1.** The two deeds of sale of the property being lots numbers 18, 19, and 116 of the official plan and book of reference of the town of Montmagny and of the parish of St. Thomas, by <sup>Two deeds of January 18th 1909, ratified.</sup> Octave Beaubien to Adélard Collin of one part thereof and to Joseph Tremblay of the other part, before Mr. Georges W. Pion, notary, on the eighteenth of January, 1909, are ratified, confirmed and declared valid to all intents and purposes, and the purchase prices shall be applied under the provisions of article 953a of the Civil Code.

**2.** The expenses incurred for the present act shall be charged <sup>Expenses of this act.</sup> to the substitution and the institute shall have the right to take from the capital belonging to the said substitution, the sums required to pay the same.

**6.** This act shall come into force on the day of its sanction. <sup>Coming into force.</sup>

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