

ANNO OCTAVO & NONO

VICTORIÆ REGINÆ.

****

CAP. CXII.

An Act to render the Assignment of satisfied Terms unnecessary. [8th *August* 1845.]

WHEREAS the Assignment of satisfied Terms has been found to be attended with great Difficulty, Delay, and Expence, and to operate in many Cases to the Prejudice of the Persons justly entitled to the Lands to which they relate: Be it therefore enacted by the Queen's most Excellent Majesty, by and with the Advice and Consent of the Lords Spiritual and Temporal, and Commons, in this present Parliament assembled, and by the Authority of the same, That every satisfied Term of Years which, either by express Declaration or by Construction of Law, shall upon the Thirty-first Day of *December* One thousand eight hundred and forty-five be attendant upon the Inheritance or Reversion of any Lands, shall on that Day absolutely cease and determine as to the Land upon the Inheritance or Reversion whereof such Term shall be attendant as aforesaid, except that every such Term of Years which shall be so attendant as aforesaid by express Declaration, although hereby made to cease and determine, shall afford to every Person the same Protection against every Incumbrance, Charge, Estate, Right, Action, Suit, Claim, and Demand as it would have afforded to him if it had continued to subsist, but had not been assigned or dealt with, after the said Thirty-first Day of *December* One thousand eight hundred

On 31st Dec. 1845 satisfied Terms of Years attendant on Inheritance, &c. of Land, to cease, except, &c.

hundred and forty-five, and shall for the Purpose of such Protection be considered in every Court of Law and of Equity to be a subsisting Term.

Satisfied Terms now subsisting, &c., to cease on becoming attendant upon Inheritance, &c. of Lands.

II. And be it enacted, That every Term of Years now subsisting or hereafter to be created, becoming satisfied after the said Thirty-first Day of *December* One thousand eight hundred and forty-five, and which, either by express Declaration or by Construction of Law, shall after that Day become attendant upon the Inheritance or Reversion of any Lands, shall immediately upon the same becoming so attendant absolutely cease and determine as to the Land upon the Inheritance or Reversion whereof such Term shall become attendant as aforesaid.

Construction of Act.

III. And be it enacted, That in the Construction and for the Purposes of this Act, unless there be something in the Subject or Context repugnant to such Construction, the Word "Lands" shall extend to all Freehold Tenements and Hereditaments, whether corporeal or incorporeal, and to all such Customary Land as will pass by Deed, or Deed and Admittance, and not by Surrender, or any undivided Part or Share thereof respectively; and every Word importing the Singular Number only shall extend and be applied to several Persons or Things as well as one Person or Thing; and every Word importing the Masculine Gender only shall extend and be applied to a Female as well as a Male.

Not to extend to Scotland.

IV. And be it enacted, That this Act shall not extend to *Scotland*.

LONDON: Printed by GEORGE E. EYRE and ANDREW SPOTTISWOODE, Printers to the Queen's most Excellent Majesty. 1845.