

*The Provincial Statutes of Lower-Canada, Being the fourth session of the fourteenth Provincial Parliament of Lower-Canada.* Quebec: John Carleton Fisher & William Kemble, Law Printer to the King's Most Excellent Majesty, 1834.

4 William IV – Chapter 5

**An Act to extend the provisions of the “Act to establish Registry Offices in the Counties of Drummond, Sherbrooke, Stanstead, Shefford and Missisquoi,” to lands held in free and common socage in the Counties of the Two Mountains and Acadie. (18<sup>th</sup> March, 1834.)**

Whereas it is expedient to extend the provisions of the Act hereinafter mentioned to the Counties of the Two Mountains [Deux-Montagnes] and Acadie, and to provide for the enregistration of all instruments in writing in any way affecting Lands held in free and common socage in the said Counties:—Be it therefore enacted by the King's Most Excellent Majesty, by and with the advice-and consent of the Legislative Council and Assembly of the Province of Lower Canada, constituted and assembled by virtue of and under the authority of an Act passed in the Parliament of Great Britain, intituled, “An Act to repeal certain parts of an Act passed in the fourteenth year of His Majesty's Reign, intituled, ‘An Act for making more efectual provision for the Government of the Province of Quebec in North America,’ and to make further provision for the Government of the said Province;” And it is hereby enacted by the authority of the same, that all the provisions now in force of a certain Act passed in the tenth and eleventh years of the Reign of His late Majesty, chapter eighth, intituled, “An Act to establish Registry Offices in the Counties of Drummond, Sherbrooke, Stanstead, Shefford and Missisquoi,” shall extend and they are hereby extended to all such Lands and other immoveable property as now are or shall hereafter be held in free and common socage in the said County of the Two Mountains, or in the said County of Acadie.

II. And be it further enacted by the authority aforesaid, that every person owning or claiming to own any landed or immoveable property whatsoever held in free and common socage, and lying within either of the said Counties of the Two Mountains, and Acadie, by virtue of any Act or deed in Law, or instrument in writing executed before the passing of this Act, except the Letters Patent of His Majesty, shall before the first day of May, one thousand eight hundred and thirty-six, enregister the same in the Registry Office of that one of the said two Counties, in which such Land or immoveable property shall be situate, and every such legal instrument which shall not be so enregistered shall be utterly void and of no effect whatsoever against any subsequent purchaser for a valuable consideration, and no Act or deed in Law or instrument in writing made before the passing of this Act, by which a mortgage or hypotheque has been created shall bind or affect as a mortgage, incumbrance or hypotheque, any Land or immoveable property held in free and common socage within either of the said Counties, unless such Act, deed in Law., or instrument in writing be duly enregistered in the Registry Office of that one of the said Counties, in which such Land or immoveable property is situate, on or before the first day of May, one thousand eight hundred and thirty-five, aforesaid.

III. And be it further enacted by the authority aforesaid, that this Act shall be and remain in force until the expiration of the Act herein before cited and extended, and no longer.