

BOOK REVIEW.

PRINCIPLES OF THE LAW OF REAL PROPERTY, intended as a First Book for the use of students in conveyancing. By Joshua Williams, Esq., of Lincoln's Inn, Q.C. Adapted to the Laws in force in Ontario by Alexander Leith, Q.C. Toronto: Rowsell & Hutchison, 1881.

Mr. Leith's adaptation of Williams' well known and admirable work on the principles of Real Property Law supplies a long felt *desideratum*, and materially increases the debt of gratitude which is already due to the author for his former works in the same department. It is unnecessary for us to say anything in praise of Williams' "First Book," a work whose pleasant style and lucid exposition have guided so many generations of "students in conveyancing" in their arduous search after the principles of real property law. It will be generally admitted that few works have better realized the hope expressed by its author in the preface to his first edition, that he might be the "means of bringing the minds of such beginners as may peruse his pages to that tone of quiet perseverance which alone can enable them to grapple with the increasing difficulties" of his subject. Those very beginners, however, who have profited so much by the English work, have hitherto had to complain of a serious drawback to its usefulness—the fact, namely, that they were compelled in their study of its pages to learn a great deal which they immediately afterwards found it necessary to unlearn, or at all events, expedient to forget, as being inapplicable to or entirely different from Ontario law. The most experienced lawyer is compelled to recognize a difficulty of this kind in his study of English cases and text-books—how much more then must it be felt by the tyros who have year after year been preparing themselves for their "first intermediate" by laboriously "getting up" the old Law of Descent, the Stamp Acts, and the learning of advowsons and copyholds! Mr. Leith has in the work before us done much to remove this stumbling-block from a path which under the most favourable circumstances must be a somewhat thorny one, by expunging from the English work what is useless in Ontario, and inserting the law peculiar to this Province. We cannot, however, help regretting a defect, of which Mr. Leith's preface shows that he himself is conscious—we

refer to the few and meagre references made to Canadian cases. The fact of the author's absence from Ontario during the preparation of the work is doubtless the reason for any deficiency in this respect. We could wish also that he had not included in his list of omissions from the English work such valuable features as the Table of Cases and List of Statutes Cited, and trust that they will not be forgotten when the book reaches a second edition. When their due weight, however, has been allowed to these and to other defects which the critical eye may discover, it will not be the less true that this little work will be of the greatest service to those for whose use it is designed, the beginners, whose primary necessity is a clear and concise exposition of elementary principles, and not a premature exploration of the wilderness of Case and Statute Law. In the interest of that large and important class, we venture to express the hope that the Legal Education Committee will see fit to substitute the Canadian adaptation of Williams for its English original in the curriculum of legal studies. We have but to add that the publishers have done their part well in the excellent typographical execution of the volume, which strikes us as being, in this respect, decidedly above the average of Canadian publications.

ARTICLES OF INTEREST IN COTEMPORARY JOURNALS.

- The right of stoppage in transit.—*Central L. J.*, March 31.
 Will or no will.—*Ib.*
 Telegrams as evidence.—*Ib.*, April 7.
 Does stipulation for attorney's fee render a promissory note non-negotiable.—*Ib.*
 Should a Judge practice in a court in which the judge is his near kinsman.—*Ib.*
 Presumptions of life, death and survivorship.—*Irish L. T.*, March 11, 18, April 1, 8.
 The reform of legal procedure (From the *Times*).—*Ib.* March 11, 18.
 Parisian law student life (From *N. Y. Times*).—*Ib.*, March 18.
 Limitation of penal actions (From the *Justice of the Peace*).—*Ib.*, April 1.
 Injuries to infants.—*Central L. J.*, April 14.