
BILL

To afford speedy redress against Tenants and Lessees, wrongfully remaining in possession of Houses and other Tenements after the expiration of their Leases, and for other purposes therein-mentioned.

WHEREAS Proprietors often experience vexation by reason of Tenants, Sub-tenants and others, occupying their Houses or parts thereof, not sufficiently furnishing the same with Furniture to answer for the rent, as by Law provided, and who do not use the same in a proper manner, (*en bon père de famille*,) and persist in occupying such houses or parts of houses against the will of the Proprietor, without furniture as aforesaid, or paying their rent. And whereas also, it often happens that Tenants, Sub-Tenants and others, occupying houses or parts of houses, refuse or neglect to deliver up the same at the expiration of their leases, or (when there is no written lease) at the usual term of dislodging, that is to say, on the first of May, or, when the lease is verbal, and for a term short of a year, at the expiration of the term whereby the proprietor or proprietors is or are prevented from re-entering into the possession of the same, at the time agreed, or at the expiration of the terms herein above-mentioned, and are thereby exposed to law-suits and serious losses. And whereas in all those cases which require celerity, there is no other remedy open to such proprietors as aforesaid for the recovery of their rent, for re-entering into possession of their property and obtaining justice, than the usual course of Law actually existing, which by reason of the unavoidable delays is found to be inefficient; 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 effectual provision for the Go-
" vernment 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 it shall be lawful for every proprietor or lessor of any house, out-house or other tenement, or part thereof, in case the tenant, sub-tenant, or other occupier shall omit to furnish the same with sufficient furniture to secure the rent thereof, or shall not make a proper use-