

# MAINE STATE LEGISLATURE

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REVISED STATUTES  
OF THE  
STATE OF MAINE  
1954

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1955 SUPPLEMENT

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ANNOTATED

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IN FIVE VOLUMES

VOLUME 4

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**Place in Pocket of Corresponding  
Volume of Main Set**

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THE MICHIE COMPANY  
CHARLOTTESVILLE, VIRGINIA  
1955

created are in addition to and not in substitution for any other rights. (1955, c. 328.)

**Sec. 12. Uniformity of interpretation.** — This chapter shall be so interpreted and construed as to effectuate its general purpose to make uniform the law of those states which enact it. (1955, c. 328.)

**Sec. 13. Short title.** — This chapter may be cited as the Uniform Civil Liability for Support Act. (1955, c. 328.)

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## Chapter 168.

### Conveyances by Deed. Form and Construction. Trusts.

**Sec. 13. Conveyances to 2 or more.**—Conveyances not in mortgage, and devises of land to 2 or more persons, create estates in common, unless otherwise expressed. Deeds in which two or more grantees are named as joint tenants shall be construed as vesting an estate in fee simple in such grantees with right of survivorship.

(1955, c. 431.)

**Effect of amendment.**—The 1955 amendment rewrote the second sentence of the first paragraph. As the rest of the section was not changed by the amendment, only the first paragraph is set out.

**Sec. 23. Deeds and other instruments acknowledged; admitted to record.**—Deeds and all other written instruments before recording in the registries of deeds, except those issued by a court of competent jurisdiction and duly attested by the proper officer thereof, and excepting plans and notices of foreclosure of mortgages and certain chattel mortgages as provided in section 1 of chapter 178, and excepting notices of liens for internal revenue taxes and certificates discharging such liens as provided in section 240 of chapter 89, shall be acknowledged by the grantors, or by the persons executing any such written instruments, or by one of them, or by their attorney executing the same, or by the lessor in a lease or one of the lessors or his attorney executing the same, before a justice of the peace, or notary public having a seal, in the state; or before any clerk of a court of record having a seal, notary public, justice of the peace or commissioner appointed by the governor of this state for the purpose, or a commissioner authorized in the state where the acknowledgment is taken, within the United States; or before a minister or consul of the United States or notary public in any foreign country. The seal of such court or the official seal of such notary public or commissioner, if he has one, shall be affixed to the certificate of acknowledgment, but if such acknowledgment is taken outside the state before a justice of the peace, notary public not having a seal or commissioner, a certificate under seal from the secretary of state, or clerk of a court of record in the county where the officer resides or took the acknowledgment, authenticating the authority of the officer taking such acknowledgment and the genuineness of his signature, must be annexed thereto.

(1955, c. 2.)

**Effect of amendment.**—The 1955 amendment inserted in the first sentence of this section the words “and excepting notices of liens for internal revenue taxes and certificates discharging such liens as provided in section 240 of chapter 89.” As the rest of the section was not changed by the amendment, only the first paragraph is set out.