

MAINE STATE LEGISLATURE

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SEVENTY-FIFTH LEGISLATURE

HOUSE

NO. 557

House of Representatives, Mar. 14, 1911.

*Reported by Mr. Williamson from committee on Judiciary
and ordered printed under joint rules.*

C. C. HARVEY, Clerk.

STATE OF MAINE

IN THE YEAR OF OUR LORD ONE THOUSAND NINE
HUNDRED AND ELEVEN.

AN ACT to amend Section 43 of Chapter 106 of the Revised
Statutes relating to Real Actions.

Be it enacted by the People of the State of Maine, as follows:

Section 1. Section 43 of Chapter 106 of the Revised Statutes is hereby amended by striking out of said Section the words "one year" in the eleventh line, and inserting in the place thereof the word 'three years' so that said Section when amended shall read as follows:

'Sect. 43. When a person makes entry into lands or tenements, of which the tenant in possession, or those under whom he claims, have been in actual possession for six years or more, and withholds from such tenant, the possession thereof, the tenant may recover of the person so entering, or of his executor or administrator, in an action of

12 assumpsit for money laid out and expended, the increased
13 value of the premises by reason of the buildings and im-
14 provements made by the tenant, or by those under whom
15 he claims, to be ascertained by the principles hereinbefore
16 provided; these provisions extend to the grantee or as-
17 signee of the tenant in dower and of any other life estate;
18 and a lien is created on the premises in favor of such claim,
19 to be enforced by an action commenced within three years
20 after such entry; and it is no bar to such action, if the
21 tenant, to avoid cost, yields to the superior title.'