

Sec. 3. **Receiver to furnish bond.**—Before entering upon his duties the receiver so appointed shall file in court a bond for the faithful performance of such duties on his part. Said bond shall run to the owner of the mortgaged leasehold and shall be in such sum as the court shall determine and with such surety or sureties as shall be approved by the court.

Sec. 4. **To enter into possession after filing of bond.**—After filing the bond above mentioned the receiver shall enter into possession of the mortgaged premises and collect all the rents and income therefrom, and shall apply the same to the payment of the expenses of the receivership and to the payment of all sums of money necessary or proper to preserve and protect said leasehold estate, and to maintain and operate the mortgaged premises, and shall pay the surplus (if any) to the owner of the mortgaged leasehold at the termination of the receivership. The receiver may make any or all such payments on his own motion or may make the same in pursuance of an order of the court. Said expenses shall include reasonable attorneys' fees and receiver's fees to be fixed by the court.

Sec. 5. **Receiver to file account for approval.**—At the termination of the receivership for any cause the receiver shall file his account in said court. On the approval and confirmation of such account the receiver shall dispose of the funds in his hands in accordance with the order of court, and shall thereupon be entitled to a discharge by order of court, freeing and releasing him from all further liability on account of such receivership.

Sec. 6. **Not to limit certain rights and remedies.**—The provisions of this act shall in no manner detract from or limit the rights and remedies of the mortgagor or mortgagee respectively now or hereafter provided by law.

Sec. 7. This act shall take effect and be in force from and after its passage.

Approved April 24, 1915.

CHAPTER 306—S. F. No. 398.

An Act to legalize foreclosure sales heretofore made.

Be it enacted by the Legislature of the State of Minnesota:

Section 1. **Certain mortgage foreclosure legalized.**—Every mortgage foreclosure sale by advertisement heretofore made in this state under a power of sale in the usual form contained in any mortgage executed under the laws of the State of Minnesota, and recorded in the office of the register of deeds of the proper county in this state, is together with the record of such sale, hereby legalized and made valid and effective to all intents and purposes as against the following objections, viz:

1. That the hour, book or page of the record of said mortgage or any assignment thereof in the office of the register of deeds is incorrectly stated in the notice of sale or in any of the foreclosure papers, affidavits or instruments;

2. That the date of the mortgage or any assignment thereof, or the date of the filing for record or either, is incorrectly stated in the notice of sale or in any of the foreclosure papers, affidavits or instruments;

3. That the notice of sale was served upon the occupant of the mortgaged premises by leaving a copy thereof with a member of the family of said occupant of suitable age and discretion then resident upon said premises, but who at the time of such service was not upon said premises;

4. That the power of attorney to foreclose the same, provided for by Section 8119 of the General Statutes of Minnesota for 1913, had not been executed and recorded prior to such foreclosure sale, but has since been executed and recorded prior to the passage of this act;

5. That the acknowledgment upon the power of attorney to foreclose such mortgage was taken and certified by a notary public who was also one of the attorneys named in such power of attorney to foreclose such mortgage;

6. That the sheriff's certificate of sale and the affidavit of costs and disbursements of the foreclosure, were not filed in the office of the register of deeds of the proper county within the time required by law, but have been filed and recorded in said register of deeds' office before the passage of this act;

7. That the power of attorney authorizing an attorney to foreclose any such mortgage was made and executed by a person, persons, co-partnership or corporation, their successors or assigns, being at the time of the execution of said power of attorney the owner and holder of said mortgage, but not being at said time the record owner thereof;

8. That the foreclosure sale notice stated a sale day falling on a legal holiday, and said foreclosure sale was held by the sheriff or his deputy of the proper county on a legal holiday;

9. That the mortgage foreclosed or the record thereof is defective by reason or having no witnesses, or only one witness, or has no scroll for a seal, or has a defective certificate or acknowledgement, or has no certificate of acknowledgement;

10. That the power of attorney provided by Chapter 262, General Laws 1897, Section 4461, Revised Laws 1905, and Section 8119 General Statutes 1913, has not been executed and recorded as provided by law, and a written instrument of ratification signed and acknowledged by the party owning and foreclosing such mortgage, ratifying all acts done by the attorney or attorneys conducting such foreclosure, and stating therein that such foreclosure was

authorized by such owner, and the same recorded prior to September 1, 1915, in the office of the register of deeds of the county in which such foreclosure was held.

Sec. 2. **Not to affect pending actions.**—The provisions of this act shall not affect any action or proceeding now pending in any of the courts of this state.

Sec. 3. This act shall take effect and be in force from and after its passage.

Approved April 24, 1915.

CHAPTER 307—S. F. No. 498.

An Act to provide for the necessary expenses of blind students in universities, colleges and conservatories of music.

Be it enacted by the Legislature of the State of Minnesota:

Section 1. **Blind students to receive \$300 expenses while at universities, colleges, etc.**—That any blind person who is, and for five (5) years immediately preceeding the making of his application for aid under this act has been, a resident of this state, and who is a regularly enrolled student pursuing any course of study, profession, art or science in any university, college, or conservatory of music, approved by the board of directors of the Minnesota School for the Blind, may in the discretion and under the direction of the said board, receive a sum or sums of money not exceeding Three Hundred Dollars (\$300.00) in any one year, for the purpose of defraying his necessary expenses, including those of a reader, while in attendance upon such university, college or conservatory, such expenditures to be made from the appropriations for the current expenses of the Minnesota School for the Blind, provided that not more than five (5) such blind persons shall receive such aid in any one year.

Sec. 2. This act shall take effect and be in force from and after August first, 1915.

Approved April 24, 1915.

CHAPTER 308—S. F. No. 585.

An Act to legalize and validate the defective execution of chattel mortgages and the filing thereof in certain cases.

Be it enacted by the Legislature of the State of Minnesota:

Section 1. **Defective execution of chattel mortgages legalized.**—That in all cases where chattel mortgages have heretofore been executed between the first day of January, 1911, and the first day of January, 1914, which were attested by only one subscribing witness, and have been actually filed with the register