

the person of the vladika, but they were separated on the death of Peter II. in 1851. The latter was the author of some poems in the Servian language, the most celebrated being *Louča Mikrokosma* (The Light of the Microcosm), which appeared at Belgrade in 1845. He was succeeded by his son Daniel, first prince of Montenegro, who, dying in 1860, was followed by his nephew Nicholas, the most memorable events of whose reign have been the war with Turkey and the increase of his territory by the treaty of Berlin. (W. R. M.)

SERVITES (Servi Beatae Mariae Virginis). This religious order owes its origin to Bonfiglio Monaldi, a Florentine, who in 1233 withdrew along with six of his comrades to the Campo Marzo near the city for prayer and ascetic exercises in honour of the Virgin. Three years afterwards they removed to Monte Senario, where their numbers were considerably increased. The order at a very early period received from Bishop Ardingus of Florence the rule of St Augustine, but did not obtain papal sanction until 1255. It rapidly spread into France, Germany, the Low Countries, Poland, and Hungary, and from Martin V. it received in 1424 the privileges of the mendicant orders. The Servite Tertiaries were founded about the same time by Giuliano Falconieri. Under Bernardino de Ricciolini arose the Hermit Servites (1593). The members of the order (Observants and Conventuals) are now found chiefly in Italy, Hungary, Austria, and Bavaria.

SERVIUS, the commentator on Virgil, is all but unknown to us, so far as personal information goes. From notices in the *Saturnalia* of Macrobius, where he appears as an interlocutor, we may infer that in or about 380, though still quite young, he was already distinguished as a "grammaticus," that is, as an expert in the criticism, explanation, and teaching of the classical literature of Rome. Servius therefore belongs to the latter half of the 4th and the earlier years of the 5th century, to the age of Symmachus and Claudian, of Jerome and Augustine. The allusions of Macrobius and a short letter from Symmachus to Servius leave no doubt that the grammarian formed one of that band of cultivated men, led by Symmachus, whose eyes were turned towards the pagan past and away from the Christian future, and who breathed into pagan culture its last transient sparks of life and vigour. The race of "grammatici" to which Servius belonged, and which had now run at Rome a course of some 500 years, had done much evil to literature, had helped to corrupt, falsify, encumber, and even in some instances by abbreviations upon abbreviations to kill out the texts on which they worked; but on the whole they had done more good. They had helped to save what could be saved of education, culture, and history, and so had in the main contributed to the preservation of the ancient literature that has come down to us. Of all the "grammatici" none bears on his front more of the virtues and fewer of the vices of the race than Servius. But it must be noted that much which passes under the name of Servius in modern editions, and in modern quotations, most certainly did not proceed from his hand. The comments on Virgil to which his name has been attached come from three different sources. One class of MSS. contains a comparatively short commentary, definitely attributed to Servius. A second class (all going back to the 10th or 11th century) presents a much expanded commentary, in which the first is embedded; but these MSS. differ very much in the amount and character of the additions they make to the original, and none of them bear the name of Servius. The added matter is undoubtedly ancient, dating from a time but little removed from that of Servius, and is founded to a large extent on historical and antiquarian literature which is now lost. The third class of MSS., written for the most part in Italy and of late date, repeats the text of the first class, with numerous interpolated scholia of quite recent origin and little or no value.

The real Servian commentary (for so we must designate the text that we find in the first class of MSS.) practically gives the only complete extant edition of a classic author written before the destruction of the empire. It is constructed very much on the principle of a modern edition, but with very different ideas both as to the relative and the absolute value of the matters treated. Owing to the delicacy and originality of his veiled style, to the innumerable threads of ancient history, mythology, and antiquities shot through the texture of his poems, owing above all to the firm hold he early gained upon the Latin schools, Virgil had a continuous line of expounders stretching almost from his death to the destruction of the Roman government of the West. Servius built his edition in part on the extensive Virgilian literature of preceding times, much of which is known only from the fragments and facts he has preserved. The notices of Virgil's text, though seldom or never authoritative in face of the existing MSS., which go back to, or even beyond, the times of Servius, yet supply valuable information concerning the ancient recensions and textual criticism of Virgil. In the grammatical interpretation of his author's language, Servius does not rise above the stiff and overwrought subtleties of that day; while his etymologies, as is natural, violate every law of sound and sense. As a literary critic the shortcomings of Servius are great, if we judge him by a modern standard, but he shines if compared with his contemporaries. In particular, he deserves credit for setting his face against the prevalent allegorical methods of exposition. But the abiding value of his work lies in his preservation of facts in Roman history, religion, antiquities, and language which but for him might have perished. Not a little of the laborious erudition of Varro and other ancient scholars, to whom time has proved unkind, has survived in Servius's pages. The older MSS. sometimes add to the name Servius that of Magister (given to other distinguished grammarians at different times); the later Italian MSS. in some cases give his name as Maurus Servius Honoratus. Besides the Virgilian commentary, we have other works of Servius,—a collection of notes on the grammar (*Ars*) of Donatus; a treatise on metrical endings; the tract *De Centum Metris* or *Centimeter*.

The most noted editions of the Virgilian commentary are by Fabricius (1551); P. Daniel, who first published the enlarged commentary (1600); and by Thilo and Hagen (Leipzig, 1878-84). The *Essai sur Servius* by E. Thomas (Paris, 1880) is an elaborate and valuable examination of all matters connected with Servius; many points are treated also by Ribbeck in his "Prolegomena" to Virgil, and by Thilo and Hagen as above. The smaller works of Servius are printed in Keil's *Grammatici Latini*.

SERVIUS TULLIUS, the sixth king of Rome, described in one account as originally a slave, is said to have married a daughter of Tarquin, and to have gained the throne by the contrivance of Tanaquil, his mother-in-law. Another legend represented him as a soldier of fortune originally named Mastarna, from Etruria, who attached himself to Cæles Vibenna, the founder of an Etruscan city on the Cælian Hill. Servius included within one circuit the five separately fortified hills which were then inhabited and added two more, thus completing the "Septimontium"; the space thus inclosed he divided into four "regiones," the Suburana, Esquilina, Collina, and Palatina (see *ROME*, vol. xx. p. 813). For his contributions to Roman law see *ROMAN LAW*, vol. xx. p. 669 sq., and for his reforms of the constitution see *ROME*, vol. xx. pp. 734-735. His legislation was extremely distasteful to the patrician order, and his reign of forty-four years was brought to a close by a conspiracy headed by his son-in-law Tarquinius Superbus. The street in which Tullia drove her car over her father's body ever after bore the name of the "Vicus Sceleratus."

SESAME, the most important plant of the genus *Sesamum* (nat. ord. *Pedaliaceae*), is that which is used throughout India and other tropical countries for the sake of the oil expressed from its seeds. *S. indicum* is an herb 2 to 4 feet high, with the lower leaves on long stalks, broad, coarsely toothed or lobed. The upper leaves are opposite, lanceolate, and bear in their axils curved, tubular, two-lipped flowers, each about $\frac{3}{4}$ inch long, and pinkish or yellowish in colour. The four stamens are of unequal length, with a trace of a fifth stamen, and the two-celled ovary ripens into a two-valved pod with numerous seeds. The plant has been cultivated in the tropics from time immemorial, and is supposed on philological grounds to have been disseminated from the islands of the Indian Archipelago, but at present it is not known with certainty in a wild state. The plant varies in the colour of the flower, and especially in that of the seeds, which range from light yellow or whitish to black. Sesame oil, otherwise known as gingelly or til (not to be confounded with that derived from *Guizotia oleifera*, known under the same vernacular name), is very largely used for the same purposes as olive oil, and, although less widely known by name, is commercially a much more important oil; thus, apart from the almost universal use of the oil in India, from 50 to 80 millions of kilogrammes of the seed are stated to have been introduced annually into France in 1870-1872. The seed is also largely exported from Zanzibar and Formosa. The seeds and leaves also are used by the natives as demulcents and for other medicinal purposes. The soot obtained in burning the oil is said to constitute one of the ingredients in India or Chinese ink. The plant might be cultivated with advantage in almost all the tropical and semi-tropical colonies of Britain, but will not succeed in any part of Europe.

SESOSTRIS (Σέσωστρις, so Herodotus; Diodorus writes *Sesoosis*; other forms are *Sesonchosis*, *Sesosis*, *Sesothis*, &c.) is according to Greek historians the name of a king of Egypt who conquered the whole world, even Scythia, the lands of the Ganges, and Æthiopia, which were not subject to any of the later great empires. The conqueror in whose exploits these extravagant legends took their rise was Ramses II. (see *EGYPT*, vol. vii. p. 739); but the Greek accounts unite in his person all the greatest deeds of the ancient Pharaohs, and add much that is purely imaginary. In Manetho's lists Sesostris is identified with a much older king, Usertesen II., perhaps because authentic tradition made him the conqueror of Æthiopia (see vol. vii. p. 734). When Herodotus says that he himself saw monuments of Sesostris in Palestine, he has been thought to refer to the figures of Ramses II. hewn in the rocks of Nahr-al-Kalb, near Beirút, but they do not agree well with his description (*Hdt.*, ii. 102-106), which seems to point rather to Astarte pillars (*Asherim*). The monuments in Ionia of which he speaks still exist in the Karabel Pass. They are not Egyptian but so-called "Hittite," i.e., probably Cappadocian. See Wright, *Empire of the Hittites*, last plate.

SESSA, a town of the kingdom of Italy, province of Terra di Lavoro, situated among hills on the site of the ancient *Suessa Aurunca*, on a small affluent of the Gargliano, is 17 miles east of Gaeta and half a mile from Sant' Agata. The hill on which Sessa is situated is a mass of volcanic tufa, in which have been discovered painted chambers erroneously supposed to have belonged to a city covered by a volcanic eruption. The town contains many ancient remains, particularly the ruins of Ponte Aurunca and of an amphitheatre. It is the see of a bishop, has an interesting basilica with three naves, a gymnasium, a technical school, and a seminary. The cathedral contains inscriptions, a mosaic pavement, and a good ambo decorated with mosaics resting on columns. In the principal street

are memorial stones with inscriptions in honour of Charles V., surmounted by an old crucifix with a mosaic cross. Exclusive of the environs, the town has a population of 6130. The hills of Sessa are celebrated for their vines, the "Ager Falernus" of the Romans.

SESSION, COURT OF. See *SCOTLAND*, p. 535 *supra*. **SETTLE, ELKANAH** (1648-1723), a minor poet and playwright of the Restoration period, immortalized by the ridicule of Dryden and Pope, was born at Dunstable in 1648. He is the "Doeg" of the second part of *Absalom and Achitophel*, and is treated by the satirist with somewhat more good-humoured contempt than his companion in the pillory—Shadwell.

Doeg, though without knowing how or why,
Made still a blundering kind of melody;
Spurr'd boldly on, and dash'd through thick and thin,
Through sense and nonsense, never out nor in.

Dryden treats him as a sort of harmless fool, who "rhymed and rattled" along in perfect satisfaction with himself. For some time also he was taken by the public at his own valuation. At college he seems to have been regarded as a prodigy, and his juvenile verse was preferred to Dryden's. Coming to London, he began to produce tragedies. His *Empress of Morocco* (acted in 1673, when the author was twenty-five) was a signal success on the stage, and is said by Dennis to have been "the first play that was ever sold in England for two shillings, and the first that was ever printed with cuts." Puffed up by this success, Settle made haughty allusions in his preface, which excited the ire of his contemporaries; and Dryden co-operated with Crowne and Shadwell in writing sarcastic notes on *The Empress*. Settle's next collision with Dryden was also provoked by himself. He attempted a counterblast to Dryden's great satire in *Absalom Senior*, and was contemptuously demolished in return. Settle was then comparatively a young man, his age being thirty-five, but he had touched the height of his fame, and the remaining forty years of his life were not so successful. Dryden mockingly said of him that his ambition was to be "the master of a puppet-show," alluding to his duties in the office of city poet, in which he was one of the successors of Lodge, Middleton, Jonson, and Quarles; and to this he was literally reduced in his old age, keeping a booth at Bartholomew Fair, where he is said to have played the part of the dragon in green leather. He died in the Charterhouse in 1723.

SETTLEMENT, in law, is a mutual arrangement between living persons for regulating the present or future enjoyment of property. It also denotes the instrument by which such enjoyment is regulated. The prevailing notion of a settlement is the dealing with property in a manner different from that in which the law would have dealt with it apart from the settlement. Definitions of settlement for the purposes of the Acts are contained in the Acts of 1856, 1877, and 1882 (see below). They are, however, scarcely sufficient for a general definition. On the one hand they are too extensive, and include wills; on the other they are not comprehensive enough, as they apply only to real estate. They also include only cases of successive limitations, but the idea of succession does not in itself seem a necessary part of the conception of settlement, although no doubt most settlements contemplate successive enjoyment. Settlements may be either for valuable consideration or not: the latter are usually called voluntary, and are in law to some extent in the same position as revocable gifts; the former are really contracts, and in general their validity depends upon the law of contract. They may accordingly contain any provisions not contrary to law or public policy.¹

¹ In this English law allows greater freedom than French. By § 701 of the Code Napoléon, in a contract of marriage the succession to a living person cannot be renounced.

The elements of the modern settlement are to be found in Roman law. The *vulgaris*, *pupillaris*, or *exemplaris substitutio* (consisting in the appointment of successive heirs in case of the death, incapacity, or refusal of the heir first nominated) may have suggested the modern mode of giving enjoyment of property in succession. Such a *substitutio* could, however, only have been made by will, while the settlement of English law is, in the general acceptance of the term, exclusively an instrument *inter vivos*. The *dos* or *donatio propter nuptias* corresponds to a considerable extent with the marriage settlement, the instrument itself being represented by the *dote instrumentum* or *pacta dotalia*. In the earliest period of Roman law no provision for the wife was required, for she passed under *manus* of her husband, and became in law his daughter, entitled as such to a share of his property at his death. In course of time the plebeian form of marriage by *usus*, according to which the wife did not become subject to *manus*, gradually superseded the older form, and it became necessary to make a provision for the wife by contract. Such provision from the wife's side was made by the *dos*, the property contributed by the wife or some one on her behalf towards the expenses of the new household. *Dos* might be given before or after marriage, or might be increased after marriage. It was a duty enforced by legislation to provide *dos* where the father possessed a sufficient fortune. *Dos* was of three kinds:—*profectitia*, contributed by the father or other ascendant on the male side; *adventitia*, by the wife herself or any person other than those who contributed *dos profectitia*; *receptitia*, by any person who contributed *dos adventitia*, subject to the stipulation that the property was to be returned to the person advancing it on dissolution of the marriage. The position of the husband gradually changed for the worse. From being owner, subject to an obligation to return the *dos* if the wife predeceased him, he became a trustee of the *corpus* of the property for the wife's family, retaining only the enjoyment of the income as long as the marriage continued. The contribution by the husband was called *donatio propter nuptias*.¹ The most striking point of difference between the Roman and the English law is that under the former the children took no interest in the contributions made by the parents. Other modes of settling property in Roman law were the life interest or *usus*, the *fideicommissum*, and the prohibition of alienation of a *legatum*.

The oldest form of settlement in England was perhaps the gift in frankmarriage to the donees in frankmarriage, and the heirs between them two begotten (Littleton, § 17). This was simply a form of gift in special tail, which became up to the reign of Queen Elizabeth the most usual kind of settlement. The time at which the modern form of settlement of real estate came into use seems to be doubtful. There does not appear to be any trace of a limitation of an estate to an unborn child prior to 1556. In an instrument of that year such a limitation was effected by means of a feoffment to uses. The plan of granting the freehold to trustees to preserve contingent remainders² is said to have been invented by Lord Keeper Bridgman in the 17th century, the object being to preserve the estate from forfeiture for treason during the Commonwealth.³ The settlement of chattels is no doubt of considerably later origin, and the principles were adopted by courts of equity from the corresponding law as to real estate.

¹ See Hunter, *Roman Law*, p. 150; Maine, *Early History of Institutions*, lect. xi.

² The appointment of such trustees has been rendered unnecessary by 8 and 9 Vict. c. 106 and 40 and 41 Vict. c. 83.

³ This sketch of the history of settlement is abridged from a paper by the late Mr Joshua Williams, *Papers of the Juridical Society*, vol. i. p. 45.

At the present time the settlement in England is, so far as regards real estate, used for two inconsistent purposes,—to “make an eldest son,” as it is called, and to avoid the results of the right of succession to real property of the eldest son by making provision for the younger children. The first result is generally obtained by a strict settlement; the latter by a marriage settlement, which is for valuable consideration if ante-nuptial, voluntary if post-nuptial. At the same time it should be remembered that these two kinds of settlement are not mutually exclusive: a marriage settlement may often take the form of a strict settlement and be in substance a resettlement of the family estate.

There are three possible varieties of the marriage settlement:—(1) the dotal system (*régime dotal*), under which the husband generally has the usufruct but not the property in the *dos*; this is the system generally followed in countries where the Roman law prevails; (2) the system of community of goods (*communauté de biens*), by which the wife becomes a kind of partner of the husband; this system, said to have been originally the custom of ancient Germany, is in vogue in France and Louisiana; (3) the system of separate property, by which (subject to contract) the wife's property is free from the control of her husband; this system prevails in the United Kingdom and the United States. An ordinary English marriage settlement of personality is a deed to which the parties are the intended husband and wife and trustees nominated on their behalf. It generally contains the following clauses:—a power to vary the investments of the settled property within limits; trusts of the income for the benefit of the husband and wife during their lives; trusts for the issue, usually according to the appointment of the husband and wife or the survivor, and in default for sons attaining twenty-one and for daughters attaining that age or marrying, equally, subject to a “hotchpot” clause, charging the children with the amount of any previous appointments; a power of advancement of the portions of children in anticipation; a trust for the maintenance of infant children after the death of the parents, with a direction for the accumulation of surplus income; ultimate trusts fixing the destination of the settled property in default of issue. The receipt and trustee clauses, at one time usual, have been rendered unnecessary by recent legislation. The Conveyancing Act, 1881, superseding Lord St Leonard's Act of 1859 and Lord Cranworth's Act of 1860, gives power to appoint new trustees, and makes a trustee's receipt a sufficient discharge. Trustees were formerly much restricted in their investments, but various Acts of Parliament have now increased their powers of choice of investment (see TRUST). The settlement of real estate is still a matter of greater difficulty than that of personality, though it has been considerably simplified by recent legislation. A short statutory form of settlement of real estate is provided by the Conveyancing Act, 1881 (Fourth Schedule, Form iv.). The Act further enacts that a covenant by the settlor for further assurance is to be implied. This takes the place of those covenants usually inserted in settlements before the Act, which were the ordinary covenants for title. (See REAL ESTATE.) The Settled Land Act, 1882, gives statutory authority to certain provisions generally inserted by conveyancers. The clauses must, however, still vary infinitely according to the circumstances of particular cases. Where the settlement is of copyholds, the usual course is to surrender them to the use of trustees as joint tenants in fee upon such trusts as will effect the desired devolution of the property.

A strict settlement of real estate usually takes place on the coming of age or marriage of the eldest son, if it be the intention of the parties that the estate should continue undivided. The consideration for the settlement in the first case is usually an immediate allowance made to the son, in the second the marriage itself; a valuable consideration. It will appear on referring to the articles ENTAIL and REAL ESTATE that an estate cannot be entailed for a period exceeding a fixed number of existing lives and an additional term of twenty-one years, but that if it be sought to bar the entail within that period the consent of the protector of the settlement must be obtained. The process of resettlement is thus described by Lord St Leonards: “Where there are younger children, the father is always anxious to have the estate resettled on them and their issue, in case of failure of issue of the first son. This he cannot accomplish without the concurrence of the son; and, as the son, upon his establishment in life in his father's lifetime, requires an immediate provision, the father generally secures to him a provision during their joint lives as a consideration for the resettlement of the estate in remainder upon the younger sons.” The settlement usually takes the form of a life estate for the father, followed by a life estate for the son, with remainder in tail to the unborn child of the son, the continuance of the estate in the family being further secured by a series of cross-remainders. There is often a name and arms clause, under which, by means of

shifting use (see TRUST), every person succeeding to the settled estate as tenant in tail is forced to assume the name and arms of the settlor under penalty of forfeiture of his estate. Certain parts of the personality of the settlor are often settled upon trusts to devolve with the real estate. In order to attain this end, the chattels are not simply subjected to the same limitations as the real estate. If so subjected, they would vest absolutely in the first tenant in succession, as no estate can be limited in personality (see PERSONAL ESTATE). A declaration is added that they shall not vest absolutely in any tenant until he shall attain twenty-one, and in case he should die under that age that they shall devolve as nearly as possible in the same way as the lands. By means of strict settlement the actual possessor of a settled estate at any given time is in general only a tenant for life. It is a rule of law that in a settlement of this nature there should be a full and complete communication of all material circumstances by the one party to the other.

It is only within a comparatively recent period that any dissatisfaction at the system of settlement has been felt. In 1829 the Real Property Commissioners saw no reason to recommend any alteration of the law as it then existed. To use the words of the First Report, p. 6, “Settlements bestow upon the present possessor of an estate the benefits of ownership, and secure the property to his posterity. The existing rule respecting perpetuities has happily hit the medium between the strict entails which prevail in the northern part of the island, and by which the property entailed is for ever abstracted from commerce, and the total prohibition of substitutions and the excessive restriction of the power of devising established in some countries on the Continent of Europe. In England families are preserved, and purchasers always find a supply of land in the market.” This optimistic view, it is scarcely necessary to say, is not the one generally accepted at present. The inconveniences inseparable in an economical point of view from the settlement of land have been proposed to be met in two ways,—(1) by a total prohibition of the creation of life estates (see LAND), and (2) by an extension of the powers of the limited owner. The latter is the one which has hitherto commended itself to the legislature of the United Kingdom.

Up to thirty years ago a settled estate in England or Ireland could be sold or leased only under the authority of a private Act of Parliament. The dealings of the limited owner with his property were practically confined to certain powers of raising money for draining conferred by 8 and 9 Vict. c. 56 and the Public and Private Drainage Acts (now repealed). The first general Act was the Leases and Sale of Settled Estates Act, 1855, which proceeded on the principles generally followed in the private Acts. The Act allowed the tenant for life to demise the premises (except the principal mansion house) for various terms, and to sell with the approval of the court. Several amending Acts were passed, and finally the law was consolidated and amended by the Settled Estates Act, 1877 (40 and 41 Vict. c. 18). Meanwhile the Improvement of Land Act, 1864 (which applies to the United Kingdom), and the Limited Owners' Residence Acts, 1870 and 1871, had been passed. The Act of 1864 allowed the owner of a settled estate to charge upon the land, by way of rent-charge, the expenses of certain improvements, such as drainage, irrigation, inclosing, reclamation, clearing, erection of labourers' cottages and farmhouse buildings, planting for shelter, construction of any buildings which will increase the value of the land for agricultural purposes, and construction of jetties or landing-places on the sea-coast or navigable rivers and lakes. This list of improvements has been since extended by the Settled Land Act, 1882. The Act of 1870 enabled the owners of settled estates to charge such estates with the expense of building mansions as residences. The building of such mansions is by the Act of 1871 an improvement within the meaning of the Act of 1864. The Settled Estates Act, 1877 (40 and 41 Vict. c. 18), allowed the tenant for life, or for a greater estate, of a settled estate, to demise settled land on an agricultural lease for a term not exceeding twenty-one years (in Ireland, thirty-five years). The lease must not be without impeachment of waste. This is the only case in which the powers of the Act may be exercised without the leave of the court. The court may authorize leases of any settled estates, or of any rights or privileges over or affecting any settled estates, subject to the conditions that—(1) the lease be made to take effect in possession at or within one year next after the making, and be for a term for an agricultural lease as above, for a mining lease not exceeding forty years, a repairing lease sixty years, a building lease ninety-nine years, with power for the court to grant

¹ The law of Scotland was shortly afterwards altered by the Rutherford Act of 1848 (see ENTAIL).

² As by the Code Napoléon, § 896. By § 896 substitutions *vulgaires* are, however, practically allowed, the inconsistency with § 896 being avoided by affirming that these are not substitutions at all. In other countries the right of settlement or substitution has been much modified by legislation, mostly in the direction of limiting the authority of the settlor. Thus in Austria no family settlement (*Familien-Fideicommiss*) can be created without the consent of the legislature, *Civil Code*, § 618.

³ In France the proprietor may only devise half, a third, or a quarter of his estate, according to the number of his children.

for a longer term if in accordance with the custom of the district and beneficial to the inheritance; (2) the best rent must be reserved; (3) in a mineral lease three-fourths of the rent is to be invested (one-fourth where the limited owner is entitled to work the minerals for his own benefit); (4) the lease is not to authorize felling of trees except for the purpose of clearing for building; (5) the lease is to be by deed, and is to contain a condition for re-entry on non-payment of rent for twenty-eight days. The court may also authorize sales of settled estates and of timber, and dedication for streets, roads, squares, gardens, sewers, and other works. The application to the court (which in England is the Chancery Division or the Chancery of Lancashire, in Ireland the Chancery Division) is by petition in a summary way with the consent of the persons having any beneficial estate under the settlement, and all trustees having any estate on behalf of any unborn child. The court may dispense with consent under certain circumstances. No application is to be granted by the court where a similar application has been refused by parliament. Money received on sale under the Act is to be invested as the Act directs, for the benefit of the settled estate. In 1882 the powers of the limited owner were still further increased. In that year was passed the Settled Land Act, 1882 (45 and 46 Vict. c. 38), since amended by 47 and 48 Vict. c. 19. For this very valuable Act the statute book is indebted to the late Earl Cairns. It does not repeal the Act of 1877, but gives cumulative powers. The Act of 1877 must still be brought into action in certain cases to which the Act of 1882 does not apply. The broad distinction between the two Acts is that the powers given by the Act of 1877 are based entirely, except in agricultural leases, on judicial proceedings, while those given by the Act of 1882 may be exercised by the tenant for life at his option, generally without the consent of trustees or the court. The powers are those usually inserted in settlements of real estate, and are conferred upon every tenant for life beneficially entitled to possession. This includes a tenant in tail by Act of Parliament restrained from defeating an estate tail, but not a tenant in tail where the land in respect of which he is restrained was purchased with money provided by parliament, a tenant in fee simple subject to an executory limitation, a person entitled to a base fee, a tenant for years determinable on a life, a tenant *pur autre vie*, a tenant in tail after possibility of issue extinct, a tenant by the curtesy, &c. A married woman may exercise the powers given by the Act in spite of any restraint on anticipation contained in the settlement. The Act does not apply to corporations, whether sole or aggregate. The chief powers given by the Act are those of selling and leasing. A tenant for life may sell settled land or any part of it, or any easement, right, or privilege over it, or the seignory of a manor, and may make exchange or partition. A sale must be for the best price, and an exchange or partition for the best consideration; the sale may be in one lot or several, and by auction or private contract. A reservation as to user or as to mines and minerals may be imposed. Settled land in England may not be exchanged for land out of England. A lease is not to exceed for building ninety-nine years, mining sixty, any other kind twenty-one. The regulations as to leases are in general correspondence with those of the Act of 1877. The time for which non-payment of rent gives a right of re-entry is thirty instead of twenty-eight days, and there are additional regulations as to building and mining leases. Where the tenant for life is impeachable for waste in respect of mines, three-fourths of the mining rent is to be set aside as capital money, in other cases one-fourth. The tenant for life may surrender and regrant leases. The principal mansion house and the demesnes thereof, and other lands usually occupied therewith, cannot be sold or leased without the consent of the trustees of the settlement or the order of the court. The Act provides for three kinds of sale:—(1) by the tenant for life *mero motu*, the ordinary case; (2) with consent of trustees or the court, as in the case of the principal mansion and of the application of money paid for a lease or reversion; (3) by order of the court, as in the case of the variation of a building or mining lease according to the circumstances of the district, of parliamentary opposition for the protection or recovery of settled land, and of the sale or purchase of chattels as heirlooms to devolve with land.⁵ Land acquired by purchase, exchange, or partition is to be settled as far as possible on the same trusts as the other settled property. Capital money is to be applied as the Act directs, generally for the benefit of the settled property. The tenant for life may enter into a contract for carrying into effect the purposes of the Act. A contract not to exercise the powers of the Act is void. As to procedure, an application to the Chancery Division is to be made by petition or summons. Jurisdiction is conferred upon county courts (in Ireland civil-bill courts) in respect to land or personal chattels settled or to be settled, not exceeding in capital value £500 or in

⁴ That is to say, the Act would apply to the estates tail of the marquis of Abergavenny or the earl of Shrewsbury, but not to Blenheim or Strathfieldsaye, purchased with public money for the dukes of Marlborough and Wellington (see REAL ESTATE).

⁵ Land in this sense has quite recently been held to include an hereditary dignity, such as a baronetcy.