

in said section and inserting in lieu thereof, the figures "1897" changed to "1898."

SEC. 2. That the term of the present incumbent, who is now filling the vacancy created by said chapter 69 of the acts of the 25th General Assembly, be and it is hereby extended until the 1st day of January, 1899, and until his successor is elected and qualified.

SEC. 3. All acts or parts of acts in conflict or inconsistent with this act are hereby repealed.

Approved April 4, 1896.

CHAPTER 73.

A BILL for an act regulating the forfeiture of contracts for sale of real estate.

Be it enacted by the General Assembly of the State of Iowa:

SECTION 1. Any contract hereafter made for the sale of real estate in the State of Iowa, and which provides for the forfeiture of vendee's rights therein upon the happening of certain conditions, shall not be forfeited or canceled unless 30 days before a declaration of forfeiture is made a written notice be served on the vendee or assignee, notice of whose rights as assignee has been conveyed to vendor, and on the party in possession of said real estate, which notice shall be served in same manner and by same parties authorized to serve original notices, and shall contain a declaration of an intention to forfeit said contract and the reason therefor.

SEC. 2. For the period of 30 days after service of said notice the vendee or those claiming under him may discharge any unpaid payment and costs of service of notice of forfeiture, or perform any condition broken; and, if said payments are made or conditions broken are performed within said period of 30 days, the right to forfeit for defaults occurring before said notice is served is terminated.

SEC. 3. The requirements contained in sections one and two shall be operative in all cases where the intention of the parties as gathered from the contract and surrounding circumstances is to sell or agree to sell an interest in real estate, any contract or agreement of the parties to the contrary notwithstanding.

Approved March 7, 1896.