

**Revised Statutes of 1846 (EXCERPT)**  
**CHAPTER 65. OF ALIENATION BY DEED, AND THE PROOF AND RECORDING OF**  
**CONVEYANCES, AND THE CANCELING OF MORTGAGES.**

**565.4 Conveyance of greater estate than possessed; effect.**

Sec. 4. A conveyance made by a tenant for life or years, purporting to grant a greater estate than he possessed or could lawfully convey, shall not work a forfeiture of his estate, but shall pass to the grantee all the estate which such tenant could lawfully convey.

**History:** R.S. 1846, Ch. 65;—CL 1857, 2723;—CL 1871, 4206;—How. 5654;—CL 1897, 8958;—CL 1915, 11690;—CL 1929, 13280;—CL 1948, 565.4.