AN ACT to amend and reenact section eight, article one, chapter forty of the code of West Virginia, one thousand nine hundred thirty-one, as amended, relating to the effect of recorded contracts as to creditors and purchasers, and providing that a memorandum only of a lease need be recorded.

Be it enacted by the Legislature of West Virginia:

That section eight, article one, chapter forty of the code of West Virginia, one thousand nine hundred thirty-one, as amended, be amended and reenacted to read as follows:

Section 8. Effect of Recorded Contract as to Creditors and Purchasers; Memorandum of Lease May Be Recorded.—Any contract in writing made in respect to real estate or goods and chattels in consideration of marriage; or any contract in writing made for the conveyance or sale of real estate, or an interest or term therein of more than five years, or any other interest or term therein, of any duration, under which the whole or any part of the corpus of the estate may be taken, destroyed, or consumed, except for domestic use, shall, from the time it is duly admitted to record, be, as against creditors and purchasers, as valid as if the contract were a deed conveying the estate or interest embraced in the contract. In lieu of the recording of a lease pursuant to this section, there may be recorded with like effect a memorandum of such lease, executed by all persons who are parties to the lease and acknowledged in the manner to entitle a conveyance to be recorded. A memorandum of lease thus entitled to be recorded shall contain at least the following information with respect to the lease: The name of the lessor and the name of the lessee and the addresses of such par-
ties as set forth in the lease; a reference to the lease, with
its date of execution; a description of the leased premises
in the form contained in the lease; the rentals or royalties
to be charged and terms of payment thereof; the term of
the lease, with the date of commencement and the date of
termination of such term, and if there is a right of exten-
sion or renewal, the maximum period for which, or date
to which, the lease may be extended, or the number of
times or date to which it may be renewed and the date or
dates on which such rights of extension or renewal are
exercisable. Such memorandum shall constitute notice of
only the information contained therein.
The Joint Committee on Enrolled Bills hereby certifies that the foregoing bill is correctly enrolled.

Chairman Senate Committee
O. Roy Parker

Chairman House Committee
Ethel L. Goodall

Originated in the House.

Takes effect ninety days from passage.

Clerk of the Senate
Howard Hypes

Clerk of the House of Delegates
O.A. Blankenship

President of the Senate
Howard Poindexter

Speaker House of Delegates
Julius W. Singleford

The within approved this the 13th day of February, 1963.

Governor
T. B. Baxley