

2. Immediate possession will be given.
3. Term of lease, twenty-one years, with right of renewal for further similar terms, at rentals based on fresh valuations, under the provisions of the Public Bodies' Leases Act, 1908.
4. Rent payable half-yearly in advance, on 1st days of January and July in each year, subject to penalty at the rate of 10 per centum per annum for any period during which it remains in arrear.
5. Lessee to maintain in good substantial repair all buildings, drains, and fences; to keep clear all creeks, drains, ditches, and watercourses; to trim all live hedges; and yield up all improvements in good order and condition at the expiration of his lease.
6. Lessee not to transfer, sublet, or subdivide without the consent of the Land Board.
7. Lessee to keep the land free from noxious weeds, rabbits, and vermin.
8. Lessee not to use or remove any gravel without the consent of the Land Board.
9. Lessee not to carry on any noxious, noisome, or offensive trade upon the land.
10. Lessee not to make improvements without the consent of the Land Board.
11. Lessee not to take more than three crops in succession, one of which must be a root crop; after the third crop the land to be left in pasture for at least three years; at least two-thirds of the area cropped to be left in pasture at the expiration of the term; penalty for breach, £5 per acre.
12. Lessee not entitled to any compensation for improvements; but if the lease is not renewed upon expiration, the new lease offered for disposal by public competition will be subject to payment by the incoming tenant of valuation for buildings and improvements effected by the original lessee with the consent of the Board; failing disposal, the land and buildings to revert to the Crown without compensation.
13. Lease liable to forfeiture for non-payment of rent within six months after due date, or for breach of conditions.
14. Land Board may resume not more than 5 acres for school-site upon reduction of rent and compensation for crops.
15. Lessee to have no right to any milling-timber, minerals, or kauri-gum, all rights to which, together with rights of access for the purpose of working the same, are reserved by and on behalf of the Crown.
16. Lessee to keep buildings insured.

Full particulars may be obtained at this office.

H. M. SKEET,  
Commissioner of Crown Lands.

*Village Allotment in Westland Land District for Selection on Renewable Lease.*

District Lands and Survey Office,  
Hokitika, 19th August, 1913.

NOTICE is hereby given that the undermentioned village allotment is open for selection on renewable lease under the provisions of the Land Act, 1908; and applications will be received at this office up to 4 o'clock p.m. on Tuesday, 14th October, 1913.

The ballot for the allotment, if there is more than one applicant, will be held at 2.30 o'clock p.m. on Wednesday, 15th October, 1913, at the District Lands and Survey Office, Hokitika.

Preference will be given to landless applicants who have children dependent on them, or who have within the preceding two years been twice unsuccessful at former ballots.

SCHEDULE.

WESTLAND LAND DISTRICT.—BOROUGH OF RUNANGA.—  
RUNANGA VILLAGE SETTLEMENT.

*Town Land.*

(National Endowment.)

Section.	Block.	Area.	Capital Value.	Half-yearly Rental.
3	XI III	A. R. P. 0 1 0	£ s. d. 30 0 0	£ s. d. 0 12 0

Weighted with £4, valuation for clearing.  
Runanga Village Settlement is situated at the State Coalmine, about three miles by road or railway from Greymouth.

TERMS AND CONDITIONS OF LEASE.

1. The land enumerated above is first-class land, and is a village allotment, open for selection on renewable lease

for periods of sixty-six years under the provisions of the Land Act, 1908 (hereinafter referred to as "the said Act").

2. The rental stated above shall be the price at which the land shall be open for selection.

3. Applications for a lease shall be made in manner as provided in Part I of the said Act; and all such applications shall be made to the Commissioner of Crown Lands, Hokitika; and the lease will be issued in accordance with the provisions of Part I aforesaid.

4. The lease issued for a section in the settlement will be construed and taken to be a demise of the surface of the land only, and shall not entitle the lessee to mine on or under the demised land, or to extract, dig, or search for coal, gold, or any other metals or minerals therein or thereon.

5. The lessee shall have no claim for compensation or otherwise against the lessor, or any other person or persons or body corporate whomsoever or whatsoever, for any loss which the lessee may sustain on account of mining operations carried on below the surface of the demised land or lands adjoining.

6. Each applicant shall state his or her residence, occupation, and condition in life (namely, whether married or single), and will be required to make the prescribed declaration.

7. The successful applicant shall pay the first half-year's rent, together with the lease and registration fee (£1 1s.), immediately the application has been approved or declared successful at the ballot; also the rent for the period elapsing between the date of the lease and the due date of such half-yearly payment.

8. The rent must be paid half-yearly, in advance, on the 1st days of January and July in each year, as provided in section 180 of the said Act; and the first half-year's rent is payable as before provided.

9. Improvements and residence on the land comprised in the lease shall be as provided in Part III of the said Act. The provisions of section 162, and all other provisions of the said Act with respect to substantial improvements, shall apply accordingly to lessee under these regulations. The provisions of section 159, and all other provisions of the said Act in respect of compulsory residence, shall apply accordingly to the lessee under these regulations.

10. No lessee shall divide, sublet, or transfer the land held by him under these regulations, except under and subject to the provisions of Part I of the said Act.

11. No lessee shall hold more than one allotment, and such allotment shall be held for his or her sole use and benefit, and not for the use or benefit of any other person whomsoever. No married woman shall be eligible as a selector; but this provision shall not apply to any married woman who may become a transferee under a will or by virtue of an intestacy.

12. All the provisions of the said Act, so far as applicable, shall extend and apply to the land affected by these regulations, and to the applications and lease to be made and issued thereunder, and generally to the interests created, and the persons whose rights, liabilities, or interests are thereby affected; and the mention of any particular provision of the said Act shall not be deemed to exclude any other provision of the said Act applicable to the particular case.

The valuation for improvements must be paid immediately the applicant has been declared successful at the ballot.

Full particulars may be ascertained and plans obtained at this office.

H. D. M. HASZARD,  
Commissioner of Crown Lands.

*Land in Taranaki Land District for Disposal under the Land Act, 1908.*

District Lands and Survey Office,  
New Plymouth, 2nd September, 1913.

NOTICE is hereby given, in pursuance of section 326 of the Land Act, 1908, that the undermentioned land will be disposed of under section 138 of the said Act on or after Thursday, the 4th day of December, 1913.

SCHEDULE.

TARANAKI LAND DISTRICT.—MAPARA SURVEY DISTRICT.

Section.	Block.	Approximate Area.
8	VII	A. R. P. 448 0 0

G. H. BULLARD,  
Commissioner of Crown Lands.