

from six miles to ten miles and three-quarters from Balfour Railway-station, which is on the Gore-Lumsden line. Access to three of the sections is by good gravelled road, and provision has been made to form and gravel, where required, the new road up the Tomogalak Stream, which gives access to the remaining sections.

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

G. H. M. McCLURE,
Commissioner of Crown Lands.

Education Reserves in Southland Land District for Lease by Public Auction.

District Lands and Survey Office,
Invercargill, 20th January, 1914.

NOTICE is hereby given that the undermentioned Education Reserves will be offered for lease by public auction for terms of twenty-one years, with perpetual right of renewal for further successive terms of twenty-one years, at this office on Friday, the 10th April, 1914, under the provisions of the Education Reserves Act, 1908, and amendments, and the Public Bodies' Leases Act, 1908:—

SOUTHLAND LAND DISTRICT.—EDUCATION RESERVES.

Section.	Block.	Area.	Upset Annual Rental.
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Wallace County.—Jacob's River Hundred.

Part	Block	A. R. P.	£ s. d.
19	V	70 3 9	17 15 0

Weighted with £29 2s. 8d., valuation for fencing.
Rich loamy soil. 50 acres cleared and cultivated; balance in bush. Situated four miles from school and five miles from dairy factory and railway.

Southland County.—Town of Dipton.

1 to 10	Block	A. R. P.	£ s. d.
	XVI	42 1 7	19 0 0

Weighted with £78, valuation for cottage and fencing.
Good warm soil, all under cultivation. Situated a quarter of a mile from school and one mile from Dipton Railway-station.

Southland County.—Mabel Hundred.

35	Block	A. R. P.	£ s. d.
	II	58 3 0	29 7 6

Weighted with £52 10s., valuation for fencing.
Flat land, all under cultivation. Situated two miles and a half from Woodlands Railway-station, dairy factory, and school by gravel-road.

Southland County.—Waikaka Survey District.

14	Block	A. R. P.	£ s. d.
	VIII	13 3 30	2 2 0

Swampy land, in its natural state. Situated six miles from Mataura by metal-road.

Southland County.—Wyndham Survey District.

4 and 5	Block	A. R. P.	£ s. d.
	X	439 0 25	11 18 0

Weighted with £33 12s., valuation for rabbit-proof fencing.
Hilly land covered with bush. Situated four miles from Glenham.

ABSTRACT OF CONDITIONS OF LEASE.

1. Possession will be given on the 1st May, 1914, and the term of the lease will commence from the 1st July, 1914.
2. A half-year's rent at the rate offered, and rent for the broken period between the 1st May, 1914, and the 30th June, 1914, lease and registration fees, and valuation for improvements to be paid on the fall of the hammer.
3. Term of lease is twenty-one years, with perpetual right of renewal for further successive terms of twenty-one years.
4. Rent of renewal lease to be fixed by arbitration. If lessee does not desire new lease at end of any term, land to be leased by auction. The incoming lessee to pay the value of the improvements, which is to be handed over to outgoing lessee.
5. No assignment or sublease without consent.
6. Lessee to improve the land and keep it clear of all weeds.
7. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.
8. Consent of the Land Board to be obtained before subdividing, erecting any building, or effecting other improvements.
9. Lease will be registered under the Land Transfer Act.
10. Lease is liable to forfeiture if conditions are violated.

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

G. H. M. McCLURE,
Commissioner of Crown Lands.

Lands in Waiariki Settlement, Southland Land District, for Selection on Renewable Lease.

District Lands and Survey Office,
Invercargill, 20th January, 1914.

NOTICE is hereby given that the undermentioned lands are open for selection on renewable lease under the provisions of the Land Act, 1908, and amendments, and the Land for Settlements Act, 1908; and applications will be received at this office up to 4 o'clock p.m. on Thursday, the 19th March, 1914.

SCHEDULE.

SOUTHLAND LAND DISTRICT.—SOUTHLAND COUNTY.—TUTURAU SURVEY DISTRICT.—WAIARIKIKI SETTLEMENT.

Mixed Agricultural and Pastoral Land.

Section.	Block.	Area.	Rent per Acre per Annum (approximate).			Total Half-yearly Rental.
			£	s.	d.	
2	VIII	279 3 7	0	5	5	£ 37 16 0
3 and 4	"	421 0 16	0	5	0	2 10 6
5	"	560 3 8	0	4	8	52 4 0
6	"	657 3 29	0	5	0	21 9 0
7	"	415 2 13	0	4	9	64 16 0
8	"	701 3 2	0	4	1	81 9 0
9	"	438 0 9	0	3	10	49 5 6
10	"	643 2 17	0	3	10	71 2 0
						42 1 6
						61 13 0

* Interest and sinking fund on buildings, valued at £50, payable in cash, or in fourteen years by half-yearly instalments of £2 10s. 6d. Total half-yearly payment, £40 6s. 6d.

† Interest and sinking fund on buildings, valued at £550, payable in cash, or in twenty-one years by half-yearly instalments of £21 9s. Total half-yearly payment, £73 13s.

The improvements which go with the sections are as follows: Section 2—282 chains boundary and subdivisional fencing, plantation, and sheep-dip, valued at £174 10s. Sections 3 and 4—470 chains boundary and subdivisional fencing and plantations, valued at £150 15s. 6d. Section 5—496 chains boundary and subdivisional fencing, valued at £67 3s. Section 6—343 chains boundary and subdivisional fencing, valued at £55 10s. 6d. Section 7—273 chains boundary and subdivisional fencing, valued at £27 15s. 6d. Section 8—358 chains boundary and subdivisional fencing, valued at £54 6s. Section 9—229 chains boundary-fencing, valued at £30 12s. 6d. Section 10—287 chains boundary and subdivisional fencing, valued at £43 5s. 6d.

The improvements which do not go with the land, but which must be paid for separately, comprise: Section 2—five-roomed cottage, valued at £50. Sections 3 and 4—eight-roomed house, men's hut, wool-shed, and stable, cowshed, and implement and buggy shed, of a total value of £550.

DESCRIPTION OF SECTIONS.

Section 2.—Altitude, from about 700 ft. to 860 ft. above sea-level. Adjoins metalled road. Open, flat, undulating agricultural and pastoral land; good rich soil, on sandstone formation; well watered by Waiariki and other small streams; subdivided into three paddocks, with five-roomed cottage adjacent to eastern boundary, and valuable plantation of pines in the north-east corner. About 217 acres have been cultivated and in good heart; the balance, 62 acres, is mostly silver-tussock and surface-sown.

Sections 3 and 4.—Altitude, from about 760 ft. to 1,140 ft. above sea-level. Adjoins metalled road. Flat, undulating, and hilly agricultural and pastoral land; mostly all good rich soil, on sandstone formation; divided into four paddocks; well watered by the Waiariki and other small streams. 210 acres have been cultivated, 107 acres of which are in fescue grass; upwards of £10 10s. per acre was derived from this fescue area last year. 102 acres in old lea; the balance, 104 acres, is in silver-tussock, and has been surface-sown, and is in good heart. On Section 4 are situated the homestead buildings, consisting of eight-roomed house with modern conveniences, men's hut, wool-shed, stable, implement, buggy, and cow sheds, as well as good plantations, garden, and orchard.

Section 5.—Altitude, from about 760 ft. to 1,140 ft. above sea-level. Flat, undulating, and hilly; mostly all rich soil, on sandstone formation; well watered by small streams; agricultural and pastoral land. Fenced on north, and east, and part of south and west boundaries; subdivided into two paddocks. 317 acres have been cultivated, of which 205