

ABSTRACT OF CONDITIONS OF LEASE.

1. A half-year's rent at the rate offered, valuation for improvements, and lease and registration fees (£2 2s.) to be paid on the fall of the hammer.
  2. The term of the lease is twenty-one years, without right of renewal.
  3. At the end of term lease to be offered at auction for further term of twenty-one years at rent to be fixed by arbitration, the incoming lessee to pay the value of the improvements, which is to be handed over to the outgoing lessee.
  4. No transfer or sublease allowed without consent of Land Board.
  5. Interest at rate of 10 per cent. per annum to be paid on rent in arrear.
  6. Consent of Land Board to be obtained before erecting any building or cutting up or subdividing the allotments.
  7. Lease will be registered under the Land Transfer Act.
  8. Lease is liable to forfeiture if conditions violated.
- Full particulars may be ascertained and plans obtained at this office.

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

Reserves in Taranaki Land District for Lease by Public Tender.

District Lands and Survey Office,  
New Plymouth, 20th April, 1914.

NOTICE is hereby given that written tenders for leases of the undermentioned reserves will be received at this office up to 4 o'clock p.m. on Wednesday, the 20th May, 1914, under the provisions of the Public Reserves and Domains Act, 1908, and amendment.

Possession will be given one month from the date of acceptance of tender.

SCHEDULE.

TARANAKI LAND DISTRICT.—TOWN OF HAWERA.

Lot.	Section.	Area.	Minimum Annual Rental.	Term.
		A. R. P.	£ s. d.	
28, 29, 30	19	0 2 38	1 0 0	3 years.
Sub. A of 9	37	3 0 0	10 0 0	"
" B "	37	2 3 32.4	11 5 0	"

The lots comprise flat land, all in grass.

TERMS AND CONDITIONS OF LEASE.

1. Six months' rent at the rate offered, together with £1 ls. lease fee, must accompany each tender.
2. The leases shall be for the term stated, and shall be subject to termination by twelve months' notice in the event of the land being required by the Government.
3. There are no restrictions or limitations as to the number of sections which one person may lease, and no declaration is required. Residence is not compulsory. No compensation shall be claimed by the lessee, nor shall any be allowed by the Government, on account of any improvements effected by the lessee, or on account of the aforesaid possible resumption, or for any other cause.
4. The lessee shall pay all rates, taxes, and assessments that may become due and payable.
5. The rent shall be payable half-yearly in advance.
6. The lessee shall have no right to sublet, transfer, or otherwise dispose of the land comprised in the lease without the written consent of the Commissioner of Crown Lands.
7. The land shall not be cropped nor broken up except with the written consent of the Commissioner of Crown Lands.
8. The lessee shall prevent the growth and spread of gorse, broom, and sweetbrier on the land comprised in the lease, and he shall with all reasonable despatch remove or cause to be removed all noxious weeds or plants as may be directed by the Commissioner of Crown Lands.
9. The lessees of the subdivisions of Lot 9 shall at all times during the term of the lease keep all boundary-fences, subdivision-fences, hedges, gates, and water-troughs now erected or which may hereafter be erected on the said land, or on the boundaries thereof, in good repair, order, and condition, and so yield up the same on the expiration or sooner determination of the said lease; and they shall properly cut and trim at least once in every year all live hedges which may be growing upon the land or any of the boundaries thereof, at the proper season, so as to prevent seeding or spreading.

10. The lease will be liable to forfeiture in case the lessee fails to fulfil any of the conditions of the said lease within twenty-one days after the date on which the same ought to have been fulfilled.

Tenders should be addressed "The Commissioner of Crown Lands, New Plymouth," and marked on the outside "Tender for Reserve."

Full particulars may be ascertained at this office and at the post-office, Hawera.

The highest or any tender not necessarily accepted.

G. H. BULLARD,  
Commissioner of Crown Lands.

Education Reserves in Hawke's Bay Land District for Lease by Public Auction.

District Lands and Survey Office,  
Napier, 15th April, 1914.

NOTICE is hereby given that the undermentioned sections 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 Wednesday, the 10th day of June, 1914, under the provisions of the Education Reserves Act, 1908, and amendments, and the Public Bodies' Leases Act, 1908.

SCHEDULE.

HAWKE'S BAY LAND DISTRICT.—EDUCATION RESERVES.

Section.	Area.	Upset Annual Rental.
<i>Town of Hampden.</i>		
	A. R. P.	£ s. d.
10	0 3 8	1 5 0
Weighted with £165, valuation for improvements comprising billiard-room with lean-to and loft, grain-shed with four compartments, shed containing two loose-boxes, cart-shelter shed, whare, and well.		
<i>Town of Tarawera.</i>		
52	0 1 0	0 7 6
53	0 1 0	0 7 6
60	0 1 0	0 7 6
61	0 1 0	0 7 6
73, 74, 75	0 2 3	0 14 0
76	0 2 25	0 10 0
<i>Suburbs of Tarawera.</i>		
2	8 1 0	2 17 6

These sections are about fifty-three miles from Napier by coach and motor road, on the tourist route between Napier and Taupo, and one mile from Tarawera Hot Springs. Light pumice soil.

TERMS AND CONDITIONS OF LEASE.

1. A half-year's rent at rate offered, lease and registration fees (£2 2s.), and valuation for improvements (if any) to be paid on fall of hammer.
  2. Term of lease, twenty-one years from date of sale, with perpetual right of renewal for further successive terms of twenty-one years.
  3. 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 improvements, which is to be handed over to outgoing lessee, less any sums due to the Crown.
  4. No transfer or sublease allowed without the consent of the Land Board.
  5. Lessee to cultivate and improve land, and keep it clear of weeds. Creeks, drains, and watercourses to be kept open.
  6. Interest at the rate of 10 per cent. per annum to be paid on rent in arrears.
  7. Buildings on land to be kept in good order, repair, and condition.
  8. No gravel to be removed from the land without consent of the Land Board.
  9. Lessee will not carry on any offensive trade.
  10. Consent of Land Board to be obtained before making improvements.
  11. Lessee to pay all rates, taxes, and assessments.
  12. Lease is liable to forfeiture if conditions are violated.
- Form of lease may be perused and plans and full particulars obtained at this office.

W. H. SKINNER,  
Commissioner of Crown Lands.