

The improvements not included in the capital value, and which must be paid for separately, consist of a house of five rooms, in good order, and outbuildings, valued at £250.

Section 4.—Undulating land. Altitude, 120 ft. to 500 ft. above sea-level. 130 acres fern and scrub, balance good grass; well watered. Eleven miles and a half from Ruawai or thirteen from Matakoho by formed road.

The improvements included in the capital value consist of half share in 47 chains boundary fence, £23 10s.; and 42 chains irregular road fence, £12 12s. This latter fence will require to be removed and placed on the correct boundary, and the value has been reduced on that account.

Section 5.—Altitude, 120 ft. to 500 ft. above sea-level. 136 acres easy hilly country, inclined to be a little steep at the north end, carrying good grass, with short fern through it; 63 acres at south end easy slope, suitable for dairying. Small patches light bush. Well watered. Ten miles and three-quarters from Ruawai—a quarter of a mile unformed, balance formed; six miles and a half from Matakoho by formed road.

The improvements included in the capital value consist of half share in 47 chains boundary fence, £29 7s. 6d.; 42 chains road fence, £26 5s.; stock-yards, £5; and 65 chains internal fences, £25 13s. 6d.

Section 6.—Altitude, 120 ft. to 350 ft. above sea-level. 100 acres easy hilly country, 19 acres short scrub, balance grass and short fern; 69 acres at south end easy sloping country—58 acres good grass, 11 acres in bush. Ten miles and a half from Ruawai or twelve and a half from Matakoho by formed road.

The improvements included in the capital value of the land consist of half share in 18 chains boundary fence, £11 5s.; 80 chains internal fencing, £50; 79 chains road fencing, £49 7s. 6d.; and water-trough, £5.

The improvements not included in the capital value, and which must be paid for separately, consist of a house of six rooms in good order, a cow-shed, washhouse, storeroom, sheep-dip, yards, and shed, the total value being £500.

Section 7.—Altitude, 300 ft. to 500 ft. above sea-level. 95 acres easy sloping country in good grass, suitable for dairying; 19 acres mixed bush, with grass through it. Ten miles from Ruawai or twelve miles from Matakoho by formed road.

The improvements included in the capital value consist of half share in 19 chains boundary fencing, £11 17s. 6d.; 72 chains road fencing, £45; 19 chains internal fencing, £11 17s. 6d.; and two water-troughs, £10.

Block VIII, Tokatoka Survey District.

Section 1.—Altitude, 120 ft. to 500 ft. above sea-level. Easy sloping ground, in good grass. Eleven miles from Ruawai or thirteen miles from Matakoho by formed road, except last 50 chains access road.

The improvements included in the capital value consist of half share in 33 chains boundary fencing, £20 12s. 6d.; 15 chains internal fencing, £4 10s.; and water-trough, £5.

GENERAL DESCRIPTION.

Parahi Settlement, formerly the property of Messrs. Burch and Son, is situated in the Northern Wairoa District, from nine to thirteen miles from Ruawai on the Northern Wairoa River, and a similar distance from Matakoho. The proposed Waikiekie Railway-station will be from six to seven miles away, but the road of access thereto is not yet laid off.

Practically the whole of the estate is easy undulating country, nearly all in grass, and over half of it is suitable for dairying purposes. There is an abundance of good feed, and the drought-resisting qualities of the land are good.

The soil throughout is of a heavy nature, with a clay subsoil on a sandstone and limestone formation. The clay is of a grayish nature, similar to that in the swamp country in the same locality. The estate is splendidly watered by never-failing streams and springs. On most of the sections a certain amount of bush has been left for shelter and other purposes, the principal trees being taraire, rimu, and puriri, the undergrowth being mostly nikau.

The fences and buildings are generally of good material, both the houses on the estate being built of heart of kauri. The roads where formed are 16 ft. wagon and cart roads. The only unformed roads are two or three short access roads, and provision is being made for their formation.

As witness the hand of His Excellency the Governor, this twenty-third day of December, one thousand nine hundred and fourteen.

H. D. BELL,
For Minister of Lands.

Opening Settlement Lands in Hawke's Bay Land District for Selection.

LIVERPOOL, Governor.

IN pursuance and exercise of the powers and authorities conferred upon me by the Land Act, 1906, and the Land for Settlements Act, 1908, and amendments, I, Arthur William de Brito Savile, Earl of Liverpool, the Governor of the Dominion of New Zealand, do hereby declare that the settlement lands described in the Schedule hereto shall be open for selection on renewable lease on Wednesday, the seventeenth day of February, one thousand nine hundred and fifteen, at the rentals mentioned in the said Schedule; and I do also declare that the said lands shall be leased under and subject to the provisions of the said Acts.

SCHEDULE.

HAWKE'S BAY LAND DISTRICT.—WAIPAWA COUNTY.— GWAVAS SETTLEMENT.—SECOND-CLASS LAND.

Section.	Block.	Area.	Rent per Acre per Annum (approximate).	Renewable Lease: Half-yearly Rent.
<i>Wakarara Survey District.</i>				
		A. R. P.	s. d.	£ s. d.
1	XII	903 0 0	3 8	81 18 0
2	"	859 0 0	4 6	97 4 0
3	"	764 0 0	4 9	90 13 6
4	"	613 0 0	5 0	76 5 6
5	"	682 0 0	5 0	84 16 6
6	"	680 0 0	5 5	92 5 0
7	"	796 0 0	5 0	99 0 0
8	"	183 0 0	5 6	24 19 6
9	"	184 0 0	5 5	24 19 6
<i>Maraekakaho Survey District.</i>				
43	XIII	108 0 0	6 4	17 2 0
44	"	109 0 0	5 11	15 19 6
45	"	108 0 0	5 5	14 12 6

IMPROVEMENTS.

Improvements which are included in the prices of the sections consist of fencing valued as follows:—

Block XII, Wakarara Survey District.

Section 1, £129 7s. 6d.; Section 2, £151 17s. 6d.; Section 3, £68 7s.; Section 4, £170 9s. 9d.; Section 5, £294 15s.; Section 6, £160 17s. 6d.; Section 7, £186 18s.; Section 8, £78 6s.; Section 9, £73 16s.

Block XIII, Maraekakaho Survey District.

Section 43, £44 16s.; Section 44, £27; Section 45, £17 10s.

DESCRIPTION OF SECTIONS.

Block XII, Wakarara Survey District.

Section 1.—Altitude, from 1,100 ft. to 1,500 ft. All open country, with patches of fern and manuka scrub. Mostly easy ridges, with small flats; has fair pasture of native and English grasses; permanent water. Distance from Waipawa by formed road about nineteen miles.

Section 2.—Easy ridges and small flats, in fair English and native grasses, with patches of fern and scrub; permanent water. Altitude, from 1,000 ft. to 1,600 ft. About seventeen miles from Waipawa by formed road.

Section 3.—Easy ridges and small flats, in fair pasture of native and English grasses, with a little scrub and mixed bush on Opokororo Stream. Altitude, from 1,100 ft. to 1,500 ft. About eighteen miles and a half from Waipawa. Permanent water.

Section 4.—Easy ridges and low terraces in fair pasture. About one-half of this section is ploughable; permanent water. Altitude, from 1,000 ft. to 1,400 ft. About sixteen miles and a half from Waipawa.

Section 5.—Easy ridges and small flats, mostly fair pasture of native and English grasses; about 20 acres of mixed bush and patches of manuka scrub and fern; permanent water. Altitude, from 1,000 ft. to 1,400 ft. About eighteen miles from Waipawa.

Section 6.—Easy ridges and small flats, fair pasture of native and English grasses, with patches of fern and manuka scrub; permanent water. Altitude, from 950 ft. to 1,400 ft. About seventeen miles and a half from Waipawa.