

SCHEDULE.

OTAGO LAND DISTRICT.—VINCENT COUNTY.—TIGER HILL SURVEY DISTRICT.

AN area of 5 acres 3 roods 35 perches, being old railway reserve traversing Section 28A, Block II.

D. M. CALDER,
Deputy Commissioner of Crown Lands.

Settlement Lands in Wellington Land District for Sale or Lease to Discharged Soldiers.

District Lands and Survey Office,
Wellington, 22nd May, 1916.

NOTICE is hereby given that the undermentioned lands are open for sale or lease to discharged soldiers under the Discharged Soldiers Settlement Act, 1915, and the regulations thereunder; and applications will be received at this office, and at the local Lands Office, Wellington, up to 4 o'clock p.m. on Tuesday, 27th June, 1916.

The lands may be purchased for cash or on deferred payments, or selected on lease for thirty-three years, with right of renewal for further successive terms of thirty-three years and a right to acquire the freehold.

Applicants must appear personally before the Land Board, for examination at the District Lands and Survey Office, Wellington, on Thursday, 29th June, 1916, at 10 o'clock a.m. The ballot will be held at the conclusion of the examination of applicants.

SCHEDULE.

WELLINGTON LAND DISTRICT.—SOUTH WAIRARAPA COUNTY.—BLOCKS V AND IX, WAINUIORU SURVEY DISTRICT.—LONGBUSH AND MAHUPUKU SETTLEMENTS.

First-class Land.

Section.	Area.			Capital Value.		Instalment on Deferred Payment (without Interest).		Half-yearly Rent on Lease.	
	A.	R.	P.	£	s. d.	£	s. d.	£	s. d.
<i>Block V.</i>									
1	533	0	0	6,400	0	0	320	0	0
2	316	0	0	3,950	0	0	197	10	0
<i>Block IX.</i>									
1	481	2	0	5,060	0	0	253	0	0
2	395	0	0	3,760	0	0	188	0	0
3	592	0	0	5,330	0	0	266	10	0

IMPROVEMENTS.

The improvements included in the capital value of the sections are as follows:—

Block V.

Section 1.—Felling and grassing, £1,599; 185 chains fencing, £185: total, £1,784.

Section 2.—Felling and grassing, £951; 60 chains fencing, £60: total, £1,011.

Block IX.

Section 1.—Felling and grassing, £1,320; 135 chains fencing, £135: total, £1,455.

Section 2.—Felling and grassing, £1,155; stumping, £70; 149 chains fencing, £149; sheep-yards, £25: total, £1,399.

Section 3.—Felling and grassing, £1,755; stumping, £70; 195 chains fencing, £195: total, £2,020.

DESCRIPTIONS OF SECTIONS.

Block V.

Section 1.—Good spurs, steep in places; all well grassed. Good soil, on papa and limestone formation; watered by streams.

Section 2.—Hilly land, steep in parts; good flat of about 50 acres on river-bank; all well grassed. Good soil, on papa and limestone formation; part west of road not permanently watered.

Block IX.

Section 1.—Hilly land, steep in parts; good flat of about 60 acres on river-bank; all well grassed, except the flat, which is in milled-out bush. Good soil, on papa and limestone formation; the stream in the section is not permanent.

Section 2.—Hilly land, steep in places; good flat of about 30 acres on river-bank; all well grassed. Fair soil, on papa and clay formation; no permanent water except river.

Section 3.—Hilly land, steep in places; good flat of about 30 acres; all in grass. Fair soil, on papa and clay formation; no permanent water except river.

GENERAL DESCRIPTION.

The land lies on the west bank of the Wainuioru River, from twenty-one to twenty-three miles south of Masterton. It is approached from there or from Carterton, via Gladstone, both of which towns are the same distance away—fifteen miles by metalled dray-road, four miles by formed dray-road, and the remainder a surveyed road which is to be formed. The formation will be continued through to give access to all the sections. The block is good sheep and cattle country. It was in former years under forest, but is now in good pasture, having been grazed in conjunction with the Admiral Station for the last fifteen years by Messrs. Pain and Sutherland. The altitude varies from 270 ft. to 1,600 ft. above sea-level.

Sale posters and full particulars may be obtained from this office.

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

Beach Reserve adjoining Town of Westport, Nelson Land District, for Lease by Public Auction.

District Lands and Survey Office,
Nelson, 29th May, 1916.

NOTICE is hereby given that the undermentioned land will be offered for lease by public auction at the local Lands Office, Westport, at 2.30 o'clock p.m. on Friday, 30th June, 1916, under the provisions of the Nelson and Westland Coalfields Administration Act, 1877, and amendments.

SCHEDULE.

NELSON LAND DISTRICT.

Sections 12 and 13, Block III, Kawatiri Survey District.

AREA, 51 acres 0 roods 28 perches; upset annual rental, £35. Weighted with £400, valuation for improvements.

All flat land adjoining the Town of Westport. Covered with gorse, a few lupins, and small patches of grass. Locally known as the Beach Reserve.

TERMS OF SALE.

1. The highest bidder shall be the purchaser. No bid shall advance less than £1, or such sum as the auctioneer may determine. No bid shall be retracted.

2. The purchaser shall immediately upon the fall of the hammer pay the full amount of one half-year's rent at the rate bid, together with all fees necessary in respect of the lease.

3. The land is weighted with £400, valuation for improvements which must be paid to the Receiver of Land Revenue, Nelson, before the purchaser is allowed to enter into possession.

ABSTRACT OF CONDITIONS OF LEASE.

1. The term of the lease shall be twenty-one years from 1st July, 1916, on which date possession will be given.

2. The lessee shall not sublet, transfer, or otherwise dispose of the land or encumber the same with any debt without the approval of the Land Board first had and obtained.

3. The word "lessee" shall include the executors, administrators, or permitted assigns of such lessee.

4. If the lessee fails to execute a lease in due form within one month of being called upon to do so, his interest in the land shall be deemed to have lapsed and all deposits forfeited.

5. The lessee shall submit to the Land Board for approval all proposed improvements.

6. Twelve months before the end of the term the substantial improvements effected with permission upon the land shall be duly assessed in expectation of reletting and the new annual rental determined.

7. If the lessee declines to accept a renewal of the lease the land shall be submitted for lease by public auction, weighted with improvements as assessed.

8. The lessee shall keep the land clear of noxious weeds.

9. A fine of 10 per cent. shall be imposed on all rent remaining over one month in arrears.

10. If either the rent or the fine shall be over six months in arrear, the lease may be forfeited without notice, and the arrears may in addition be sued for.

F. A. THOMPSON,
Commissioner of Crown Lands.