

5. All rates, taxes, charges, and assessments whatsoever to be paid by the lessee.

6. The lessee shall throughout the term of the lease keep and maintain in good order, condition, and repair, to the satisfaction of the Resident Officer, Rotorua, all buildings, structures, fixtures, and fences which may be erected or placed upon the land.

7. The lessee shall not erect any building until the plan of the same has been first submitted to the Resident Officer or local authority, Rotorua, for approval, and duly approved.

8. The leases shall be prepared generally in accordance with the provisions of the Public Bodies' Leases Act, 1908.

H. M. SKEET,
Commissioner of Crown Lands.

Settlement Land in Auckland Land District for Sale by Public Auction.

District Lands and Survey Office,
Auckland, 17th September, 1917.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction, for cash or on deferred payments, at the District Lands and Survey Office, Auckland, on Thursday, the 29th day of November, 1917, at 11 o'clock a.m., under the provisions of the Land Act, 1908, and amendments, and the Land for Settlements Act, 1908.

SCHEDULE.

AUCKLAND LAND DISTRICT.—WHAKATANE COUNTY.—
WAIMANA VILLAGE.

Section	Area.	Upset Price.	
		£	s. d.
45	0 2 2	25	0 0
46	0 1 38	35	0 0
47	0 1 0	15	0 0
48	0 1 0	15	0 0
49	0 1 0	20	0 0
50	0 1 0	15	0 0
51	0 1 0	25	0 0
52	0 1 0	15	0 0
53	0 1 0	25	0 0
54	0 1 0	15	0 0
55	0 1 0	25	0 0
56	0 1 6	40	0 0
57	0 1 0	25	0 0
58	0 1 0	25	0 0
59	0 1 0	25	0 0
60	0 1 2-6	15	0 0
61	0 1 0	15	0 0
62	0 1 32	25	0 0
63	0 2 1	25	0 0
64	0 1 31	25	0 0

Level land, in grass; good soil. Situated in Waimana Settlement, about twelve miles from Kutarere Landing in Ohiva Harbour.

TERMS OF SALE.

The purchaser may pay for the land in cash or by deferred payments extending over a period of nineteen years. The terms are—

(1.) Cash.—One-fifth of the purchase-money on the fall of the hammer, and the balance, with Crown-grant fee (£1), within thirty days thereafter.

(2.) Deferred Payments.—5 per cent. of the purchase-money and license fee (£1 1s.) on the fall of the hammer, balance by equal annual instalments extending over nineteen years, with interest payable half-yearly at the rate of 5 per cent. per annum on the unpaid purchase-money; but with the right to pay off at any time the whole or any part of the outstanding amount.

In either case if the purchaser fails to make any of the prescribed payments by due date, whether of purchase-money or interest, the amount (if any) already paid shall be forfeited and the contract for the sale of the land be null and void.

Titles will be subject to section 60 of the Land Laws Amendment Act, 1912.

Full particulars may be obtained at this office.

H. M. SKEET,
Commissioner of Crown Lands.

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

District Lands and Survey Office,
Auckland, 10th September, 1917.

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 the District Lands and Survey Office, Auckland, up to 4 o'clock p.m. on Monday, 26th November, 1917.

The lands may be purchased for cash or on deferred payments, or selected on lease for sixty-six years, with right of renewal for further successive terms of sixty-six 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, Auckland, on Wednesday, 28th November, 1917, at 10 o'clock a.m.

The ballot will be held on the same day as the examination at half past 2 o'clock p.m.

SCHEDULE.

AUCKLAND LAND DISTRICT.—SECOND-CLASS LAND.

Tauranga County.—Tauranga Survey District.

SECTIONS 13 and 14, Block VIII: Area, 67 acres 1 rood 29 perches; capital value, £140; instalment on deferred payment (excluding interest), £7; half-yearly rent on lease, £2 16s.

Altitude, 50 ft. to 100 ft. above sea-level. Level to undulating land, covered with fern and manuka and tea-tree scrub, with some gorse on Section 14. Soil of good quality; well watered by streams. Distant about seven miles and three-quarters from Tauranga by coach-road.

Piako County.—Waioa Survey District.

Section 6, Block XIII: Area, 210 acres 3 roods 4 perches; capital value, £160; instalment on deferred payment (excluding interest), £8; half-yearly rent on lease, £3 4s.

Section 7, Block XIII: Area, 124 acres 0 roods 1 perch; capital value, £460; instalment on deferred payment (excluding interest), £23; half-yearly rent on lease, £9 4s.

Section 8, Block XIII: Area, 129 acres 2 roods; capital value, £480; instalment on deferred payment (excluding interest), £24; half-yearly rent on lease, £9 12s.

Section 9, Block XIII: Area, 128 acres 2 roods 37 perches; capital value, £520; instalment on deferred payment (excluding interest), £26; half-yearly rent on lease, £10 8s.

Section 10, Block XIII: Area, 130 acres 3 roods 20 perches; capital value, £520; instalment on deferred payment (excluding interest), £26; half-yearly rent on lease, £10 8s.

Altitude, 70 ft. to 400 ft. above sea-level. Section 6, broken country, remainder undulating; about one-half of Section 7, three-fourths of Section 8, and nearly all of Sections 9 and 10 being ploughable; about one-third of Section 6 covered with light mixed forest and heavy manuka, remainder of sections covered with manuka scrub. Soil of fair second-class quality, on clay subsoil; fairly watered by streams. Distant about eight to nine miles and a half from Morrinsville, seven miles of which is by good dray-road, balance to be formed.

Awakino County.—Maungamangero Survey District.

Section 9, Block X: Area, 242 acres 2 roods; capital value, £600; instalment on deferred payment (excluding interest), £30; half-yearly rent on lease, £12.

Section 10, Block X: Area, 260 acres; capital value, £780; instalment on deferred payment (excluding interest), £39; half-yearly rent on lease, £15 12s.

Altitude, 750 ft. to 1,000 ft. above sea-level. Easy undulating country, covered with heavy mixed forest comprising tawa, tawhero, rata, rimu, matai, miro, &c., with heavy undergrowth of supplejack, mahoe, konini, makomako, &c. Soil of medium quality, on papa formation; well watered by small streams. Distant about thirty-one miles from Te Kuiti by formed dray-road, sixteen miles of which is metalled.

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

H. M. SKEET,
Commissioner of Crown Lands.