

Reserve in Taranaki for Lease by Public Auction.

District Lands and Survey Office,
New Plymouth, 31st January, 1917.

NOTICE is hereby given that the undermentioned reserve will be offered for lease by public auction under the provisions of the Public Reserves and Domains Act, 1908, and amendments, on Wednesday, the 7th day of March, 1917, at 11 o'clock a.m. Possession will be given on the day of sale.

SCHEDULE.

PART Section 110, Block XII, Cape Survey District: Area, 21 acres 0 roods 20 perches; upset annual rent, £20; term, five years.

The section comprises principally flat land, with one or two small hills. All ploughable, and laid down in English grasses; partly fenced and subdivided.

TERMS AND CONDITIONS OF LEASE.

1. Six months' rent at the rate offered, together with £1 1s. lease fee, must be paid on the fall of the hammer.
2. The lease shall be for the term stated.
3. 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.
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 reasonable despatch remove, or cause to be removed, all noxious weeds or plants as may be directed by the Commissioner of Crown Lands.
9. House and fences to be yielded up in good order and condition on expiration or determination of lease.
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.

Full particulars may be ascertained at this office.

G. H. BULLARD,
Commissioner of Crown Lands.

Reserve in Canterbury Land District for Lease by Public Auction.

District Lands and Survey Office,
Christchurch, 31st January, 1917.

NOTICE is hereby given that the undermentioned reserves will be offered for lease by public auction at the District Lands and Survey Office, Christchurch, at 11 o'clock a.m. on Thursday, 8th March, 1917, under the provisions of section 130 of the Land Act, 1908.

SCHEDULE.

CANTERBURY LAND DISTRICT.—WAIMATE COUNTY.—NIMROD SURVEY DISTRICT.

RESERVE No. 2448, Block IV: Area, 58 acres; term five years; upset annual rent, £8.

Situated on the western side of the Whiterock River, at the foot of the eastern slope of Mount Nimrod, about four miles and a half southward from the Cannington Homestead, and about eleven miles south-westward from Cave Railway-station. It comprises stony terrace land and river-flats, with native pasture surface sown with English grasses. There are about 140 chains of fencing on the reserve, which are the property of the outgoing tenant.

ABSTRACT OF TERMS AND CONDITIONS OF LEASE.

1. The purchaser of the lease shall, immediately upon the fall of the hammer, deposit an amount equal to six months' rent at the rate offered, together with £1 1s. lease fee.
2. The lease shall be for five years, without right of renewal, and shall be subject to resumption by twelve months' notice in the event of the land being required by the Crown.
3. The lessee shall have no claim against the Crown for compensation, either on account of any improvements that may be placed upon the land, or on account of the aforesaid possible resumption, or for any other cause; but he may, on the expiration or sooner determination of the lease, remove any fences or buildings erected by him on the land, but not otherwise.

4. The lessee shall have no right to sublet, transfer, or otherwise dispose of the whole or any portion of the land comprised in the lease, except with the written consent of the Commissioner of Crown Lands first had and obtained.

5. The lessee shall destroy all rabbits on the land, and he shall prevent their increase or spread to the satisfaction of the Commissioner of Crown Lands.

6. 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.

7. The lessee shall once a year during the said term, and at the proper season of the year, properly cut and trim all live fences now on the demised land, or which may be planted thereon during the said term.

8. The rent shall be payable half-yearly in advance, free from all deductions whatsoever.

9. The lease shall be liable to forfeiture in case the lessee shall fail to fulfil any of the conditions of the said lease within thirty days after the date on which the same ought to have been fulfilled.

10. Possession will be given on date of the sale.

Full particulars may be obtained at this office.

W. H. SKINNER,
Commissioner of Crown Lands.

Reserves in Nelson Land District for Lease by Public Auction.

District Lands and Survey Office,
Nelson, 4th January, 1917.

NOTICE is hereby given that the reserves described in the Schedule hereto will be offered for lease by public auction at the local Lands and Survey Office, Westport, at 11 o'clock a.m. on Wednesday, 7th February, 1917, under the provisions of the Westland and Nelson Coalfields Administration Act, 1877, and amendments.

SCHEDULE.

NELSON LAND DISTRICT.—WESTPORT COLLIERY RESERVE.—BULLER COUNTY.—TOWN OF WESTPORT.

SECTIONS 218 and 218A: Area, 3 roods 6 perches; upset yearly rent, £3 5s.

Section 219: Area, 1 rood 12 perches; upset yearly rent, £1 12s. 6d.

The sections are situated in the Town of Westport, and are situated about half a mile from the post-office.

Sections 218 and 218A are weighted with £300, valuation for improvements as follows: Dwelling, seven rooms (uncompleted), with usual outbuildings.

Section 219 is weighted with £100, valuation for improvements as follows: Two-roomed dwelling, iron shed, &c.

ABSTRACT OF TERMS AND CONDITIONS OF LEASE.

1. The lease shall be for a term of forty-two years, without right of renewal.
2. No compensation for improvements will be allowed, but on expiry of lease the new lease offered for disposal by public competition will be subject to payment by the incoming tenant of valuation for improvements; failing disposal, the land and improvements revert to the Crown without compensation.
3. Possession will be given on the day of sale.
4. Rent shall be payable half-yearly, in advance, on the 1st day of January and July in each year.
5. The lessee will have no right to sublet, transfer, mortgage, subdivide, or otherwise dispose of the land comprised in the lease without consent.
6. 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 gorse, sweetbrier, broom, or other noxious weeds or plants as may be directed by the Commissioner of Crown Lands.
7. The lease will be liable to forfeiture in case the lessee shall fail to fulfil any of the conditions of the said lease within thirty days after the date on which the same ought to be fulfilled.

Rent at the rate offered for the period from date of sale to 31st December, 1917, and £1 1s. lease fee, must be paid on the fall of the hammer, together with the value of the improvements.

The reserves are described for general information of intending bidders, who are recommended, nevertheless, to make a personal inspection, as the Department is not responsible for the absolute accuracy of any description.

Full particulars may be ascertained at this office.

F. A. THOMPSON,
Commissioner of Crown Lands.