

live fences now on the demised land, or which may be planted thereon during the said term.

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

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

Full particulars may be obtained at this office.

W. H. SKINNER,
Commissioner of Crown Lands.

Lands in Nelson Land District for Lease by Public Auction.

District Lands and Survey Office,
Wellington, 19th August, 1918.

NOTICE is hereby given that the undermentioned lands will be offered for lease for a term of fourteen years, by public auction, at the local Lands Office, Westport, on Thursday, 3rd October, 1918, at 11 o'clock a.m., under the provisions of the Nelson and Westland Coalfields Administration Act, 1877, and amendments.

SCHEDULE.

NELSON LAND DISTRICT.—BULLER COUNTY.—KAWATIRI SURVEY DISTRICT.—WESTPORT COLLIERY RESERVE.

Section.	Block.	Area.	Upset Annual Rental.
		A. R. P.	£ s. d.
31	III	5 1 37	2 0 0
39	"	6 3 34	2 10 0
40	"	5 0 18	2 0 0
41	"	4 2 39	1 10 0
42	"	5 3 26	1 10 0
43	"	5 0 27	1 10 0
44	"	5 1 36	1 10 0
48	"	4 3 23	1 0 0
49	"	3 2 38	2 0 0
50	"	3 3 5	2 0 0
51	"	0 1 20	0 10 0

Situated on the Orowaiti Lagoon, near Westport.

The land is all flat, of sandstone formation. All the sections are covered with dense gorse, with the exception of Nos. 49, 50, and 51, on which there is scattered gorse and broom. There is very little grass on any of the sections.

ABSTRACT OF TERMS AND CONDITIONS OF LEASE.

1. The purchaser shall pay one half-year's rent, together with the rent for the broken period between the date of sale and 31st December, 1918, and £1 ls. lease fee, on the fall of the hammer.

2. Each section will be put up as one lot.

3. The lease shall be for a term of fourteen years, without right of renewal.

4. 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.

5. Possession will be given on the day of sale.

6. Rent shall be payable half-yearly, in advance, on the 1st day of January and July in each year.

7. The lessee will have no right to sublet, transfer, mortgage, subdivide, or otherwise dispose of the land comprised in the lease without consent.

8. 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.

Full particulars may be ascertained and plans obtained at this office, and at the local Lands and Survey Offices at Westport and Reefton,

F. A. THOMPSON,
Commissioner of Crown Lands.

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

District Lands and Survey Office,
Auckland, 19th August, 1918.

NOTICE is hereby given that the undermentioned lands are open for sale or lease 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 four o'clock p.m. on Friday, the 25th October, 1918.

The lands may be selected 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, Auckland, on Wednesday, 30th October, 1918, at 10 o'clock a.m.

The ballot will be held at the conclusion of the examination of applicants.

SCHEDULE.

AUCKLAND LAND DISTRICT.—FIRST-CLASS LAND.

Rodney County.—Pakiri Survey District.—Waiteitei Settlement.

Section.	Area.	Capital Value.	Instalment on Deferred Payment (excluding Interest).	Half-yearly Rent on Lease.
1s	A. R. P.	£	£ s. d.	£ s. d.
	138 0 0	1,860	93 0 0	41 17 0
		*400j		
2s	166 2 6	1,500	75 0 0	33 15 0
3s	154 0 0	1,480	74 0 0	33 6 0
4s	223 0 0	1,820	91 0 0	40 19 0
5s	155 0 0	1,360	68 0 0	30 12 0
6s	146 0 0	1,460	73 0 0	32 17 0
7s	174 0 28	1,060	53 0 0	23 17 0
8s	144 2 23	740	37 0 0	16 13 0
9s & 10s	209 1 1	980	49 0 0	22 1 0
11s	219 0 35	1,200	60 0 0	27 0 0

* Buildings.

IMPROVEMENTS.

The improvements which are not included in the capital value, and which must be paid for separately, are as follows:—

Section 1s.—Dwellinghouse of seven rooms, built of kauri; barn and three-stall stable, and separator house: all valued at £400. Repayable in fourteen years by twenty-eight half-yearly instalments of interest and sinking fund amounting to £20 4s. each. Total half-yearly instalment on lease, £62 1s.

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

Section 1s.—130 chains of boundary fencing (half value), 162 chains of subdivision fencing, 50 chains of drains, and 2 acres of orchard: £163 10s.

Section 2s.—156 chains of boundary fencing (half value), 147 chains of subdivision fencing, and 64 chains of drains: £125.

Section 3s.—120 chains of boundary fencing (half value), 38 chains of road fencing, 147 chains of subdivision fencing, and 64 chains of drains: £113 15s.

Section 4s.—93 chains of boundary fencing (half value), 142 chains of road fencing, 182 chains of subdivision fencing, and 20 chains of drains: £190 5s.

Section 5s.—75 chains of boundary fencing (half value), 5½ chains of road fencing, and 113 chains of subdivision fencing: £78.

Section 6s.—36 chains of boundary fencing (half value), 52 chains of subdivision fencing, and 20 chains of drains: £40.

Section 7s.—125 chains of boundary fencing (half value), 54 chains of subdivision fencing, and large stockyard: £68 5s.

Section 8s.—91 chains of boundary fencing (half value), and 17 chains of subdivision fencing: £31 5s.

Sections 9s and 10s.—52½ chains of boundary fencing (half value), and 19 chains of subdivision fencing: £22 12s. 6d.

Section 11s.—176 chains of boundary fencing (half value), £44.

SPECIAL CONDITION.

Section 6s.—All rights to the timber upon this section are reserved to the Crown for a period of three years from the