

The land 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, 27th March, 1918, at 10 o'clock a.m.

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

SCHEDULE.

AUCKLAND LAND DISTRICT.—WAITOMO COUNTY.—PIRONGIA SURVEY DISTRICT.

Second-class Land.

SECTION 22, Block X; Area, 144 acres 1 rood 36 perches; capital value, £250; half-yearly rent, £5. Deferred payment: Annual instalment (not including interest), £12 10s.

Altitude, 550 ft. to 850 ft. above sea-level. Broken country, covered with mixed forest comprising tawa, tawhero, and a few rimu, with heavy undergrowth of konini, makomako, mahoe, &c. Soil of medium quality, on volcanic formation; well watered by small stream. Distant fourteen miles from Pirongia by formed dray-road.

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

H. M. SKEET,
Commissioner of Crown Lands.

Education Reserves in Auckland Land District for Lease by Public Auction.

District Lands and Survey Office,
Auckland, 28th January, 1918.

NOTICE is hereby given that the undermentioned education reserves will be offered for lease by public auction at the District Lands and Survey Office, Auckland, at 11 a.m. on Wednesday, 13th March, 1918, under the provisions of the Education Reserves Act, 1908, and amendments, and the Public Bodies' Leases Act, 1908.

SCHEDULE.

AUCKLAND LAND DISTRICT.—EDUCATION RESERVES.

Waikato County.—Town of Hamilton East.

LOT 1 of Section 419: Area, 15 acres 1 rood 20 perches; upset annual rental, £19.

Weighted with £304, valuation for improvements consisting of four-roomed house, outhouse, fowl-house, and pig-sty; also fencing, grassing, cultivation, and draining.

LOT 2 of Section 419: Area, 16 acres 1 rood 18 perches; upset annual rental, £20 10s.

Weighted with £409, valuation for improvements consisting of five-roomed house, combined washhouse, workshop, trapshed, and cow-shed; grassing, draining, and fencing; also well and pump.

Level land of good quality, more or less swampy in winter-time. Situated about one mile from the Hamilton Post-office. Both areas contain a certain amount of blackberry.

ABSTRACT OF TERMS AND CONDITIONS OF LEASE.

1. Six months' rent at the rate offered, valuation for improvements, and £2 2s. lease fee and cost of registration must be deposited with tender.

2. Term of lease, twenty-one years, with perpetual right of renewal for further similar terms at rentals based on fresh valuations under the provisions of the Public Bodies' Leases Act, 1908.

3. Rent payable half-yearly in advance.

4. Lessee to maintain in good substantial repair all buildings, drains, and fences; to keep clear all creeks, drains, ditches, and watercourses; to trim all live hedges; and yield up all improvements in good order and condition at the expiration of his lease.

5. Lessee not to transfer, sublet, or subdivide without the consent of the Land Board.

6. Lessee to keep the land free from noxious weeds, rabbits, and vermin.

7. Lessee not to use or remove any gravel without the consent of the Land Board.

8. Lessee not to carry on any noxious, noisome, or offensive trade upon the land.

9. Lessee not to make improvements without the consent of the Land Board.

10. Lessee not entitled to any compensation for improvements; but if the lease is not renewed upon expiration, the

new lease offered for disposal by public competition will be subject to payment by the incoming tenant of valuation for buildings and improvements effected by the original lessee with the consent of the Board; failing disposal, the land and buildings to revert to the Crown without compensation.

11. Lease liable to forfeiture if conditions are violated.

12. Lessee to keep buildings insured.

13. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.

Education reserves are included in the classes of land on which, with the approval of the Advances Board, money may be advanced by the State-guaranteed Advances Office.

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

Form of lease may be perused and full particulars obtained at this office.

H. M. SKEET,
Commissioner of Crown Lands.

Lands in Wilford Settlement, Wellington Land District, open for Selection on Renewable Lease.

District Lands and Survey Office,
Wellington, 21st January, 1918.

NOTICE is hereby given that the undermentioned lands are open for selection on renewable lease under the provisions of the Land Act, 1908, and the Land for Settlements Act, 1908, and amendments; and applications will be received at this office up to 4 o'clock p.m. on Wednesday, 27th March, 1918.

Applicants should appear personally before the Land Board for examination at this office at 10 o'clock a.m. on Thursday, 28th March, 1918.

The ballot will be held on Thursday, 28th March, at 2.30 p.m. at this office.

Preference will be given to soldiers, either discharged or on active service, and to landless applicants who have children dependent on them or who have within the preceding two years applied at least twice unsuccessfully for land.

The application of any single man of military age may be refused by the Land Board, unless he can produce evidence of rejection from service by the military authorities.

SCHEDULE.

WELLINGTON LAND DISTRICT.—BOROUGH OF PETONE.—WILFORD SETTLEMENT.

First-class Land.

Section.	Block.	Area.	Capital Value.		Half-yearly Rental.	
			£	s. d.	£	s. d.
15	VI	A. R. P.	£	s. d.	£	s. d.
		0 0 14-69	60	0 0	1	7 0
17	"	0 0 14-69	60	0 0	1	7 0
19	"	0 0 14-69	60	0 0	1	7 0
21	"	0 0 14-69	55	0 0	1	4 9
23	"	0 0 14-69	60	0 0	1	7 0
25	"	0 0 14-69	60	0 0	1	7 0
27	"	0 0 14-69	60	0 0	1	7 0
1	X	0 0 18-61	75	0 0	1	13 9
2	"	0 0 17-98	75	0 0	1	13 9
3	"	0 0 14-68	50	0 0	1	2 6
4	"	0 0 14-68	60	0 0	1	7 0
5	"	0 0 14-68	65	0 0	1	9 3
1	XV	0 0 19-73	60	0 0	1	7 0
3	"	0 0 14-69	60	0 0	1	7 0
5	"	0 0 14-69	45	0 0	1	0 3
7	"	0 0 14-69	55	0 0	1	4 9
9	"	0 0 14-69	60	0 0	1	7 0

Wilford Settlement is situated at the eastern end of the Borough of Petone, and is about one mile distant from Petone Railway-station, which is reached in eighteen minutes by train from the City of Wellington. Steps are being taken by the Petone Borough Council to establish a motor-bus service, which will serve the lots under offer. These lots are all in grass, and are generally of a dry nature, somewhat sandy, on gravel formation, between Heretaunga and High Streets, and with a heavy loam between High and Manchester Streets. The streets on which they abut are formed and metalled, with concrete kerbing and channelling. An opportunity is here afforded of securing very desirable residential sites close to school and seashore.

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