

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

District Lands and Survey Office,
Auckland, 6th January, 1920.

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 4 o'clock p.m. on Monday, the 23rd February, 1920.

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, Auckland, on Wednesday, the 25th February, 1920, at 10 o'clock a.m.

The ballot will be held at the District Lands and Survey Office, Auckland, on Thursday, 26th February, 1920.

SCHEDULE.

AUCKLAND LAND DISTRICT.—FIRST-CLASS LAND.

Whakatane County.—Matuku Settlement.

SECTION 7s: Area, 71 acres 3 roods 23 perches; capital value, £2,260; instalment on deferred payment (excluding interest), £113; half-yearly rent on lease, £50 17s.

Section 7s is about a mile and a half from the edge of the block, and contains a small proportion of wet land, the balance being in grass. Improvements existing on section comprise half share of about 30 chains of boundary fence and about 43 chains of internal fencing; total value, £43 10s.

Section 8s: Area, 80 acres 1 rood 10 perches; capital value, £2,140; instalment on deferred payment (excluding interest), £107; half-yearly rent on lease, £48 3s.

A fair portion of Section 8s is in good grass, the balance being low-lying. Improvements existing on section comprise about 7 chains of road boundary fence, valued at £5 5s.

The Matuku Settlement is situated in the Rangitaiki Swamp, about five miles from Te Teko by a good road.

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

H. M. SKEET,
Commissioner of Crown Lands.

Education Reserve in Southland Land District open for Selection on Pastoral License by Application.

District Lands and Survey Office,
Invercargill, 6th January, 1920.

NOTICE is hereby given that the undermentioned pastoral run is open for selection for license under the Land Act, 1908, and amendments; and applications will be received at the District Lands and Survey Office, Invercargill, up to 4 o'clock p.m. on Monday, the 16th day of February, 1920.

Applicants must appear personally before the Land Board for examination at the District Lands and Survey Office, Invercargill, on Wednesday, the 18th day of February, 1920, at 10.45 a.m.

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

SCHEDULE.

SOUTHLAND LAND DISTRICT.—SOUTHLAND COUNTY.

Class A.—Education Endowment.

RUN 175B, Wendon and Greenvale Districts: Area, 4,706 acres; annual rental, £200.

DESCRIPTION OF RUN.

Known as Mount Wendon Run, situated seven miles from Waikaka Railway-station and three miles from Wendon Valley School and post-office by practically level road, all gravelled excepting the last mile. The land is good tussock country, and is well clad with native grasses. Although it rises to an altitude of 2,800 ft. it is considered safe winter country under proper management.

ABSTRACT OF CONDITIONS.

1. Term of lease, twenty-one years from 1st March, 1920.
2. Applicants must be over twenty-one years of age, excepting in the case of discharged soldier applicants.
3. One half-year's rent and £1 ls. license fee, and statutory declaration, to be deposited by the successful applicant.

4. Personal residence is to commence within one year and to be continuous thereafter.

5. No person may hold more than one run, except on the recommendation of the Land Board and with the approval of the Minister. If a husband holds a run, his wife is deemed to be a runholder, and *vice versa*.

6. Rent is payable half-yearly in advance on 1st March and 1st September in each year. If not paid within thirty days of due date a penalty of 10 per cent. is added.

7. Term of license to be as stated hereon, with contingent right of renewal over the whole or a subdivision of the run for a similar term.

8. Licensee to prevent destruction or burning of timber, burning of snow tussock, burning of other tussock, except in July, August, and September; to prevent growth and spread of gorse, broom, sweetbrier, or other noxious weeds or plants; to keep down rabbits; and to refrain from burning grass during such months as the Commissioner of Crown Lands shall from time to time determine.

9. Licensee to have no right to the timber or flax on the land comprised in the license.

10. With the permission of the Land Board the licensee may—

(a.) Cultivate a portion of the run and grow winter feed thereon;

(b.) Plough and sow in grass any area not exceeding 3,000 acres;

(c.) Clear of bush or scrub any portion of the run, and sow same in grass;

(d.) Surface sow in grass any portion of the run.

On expiry of license the value of licensee's improvements will be protected.

11. License is liable to forfeiture if conditions are violated.

SPECIAL NOTICE TO APPLICANTS.

Although the run is open for selection by all applicants, the Land Board will give preference to returned soldiers.

Full particulars, including sale plans, may be obtained on application to this office.

THOS. BROOK,
Commissioner of Crown Lands.

Reserve for Lease by Public Tender.

North Auckland District Lands Office,
Auckland, 11th December, 1919.

NOTICE is hereby given that written tenders will be received at this office up to 4 o'clock p.m. on Friday, the 9th day of January, 1920, for a lease for seven years of the undermentioned reserve, under the provisions of the Public Reserves and Domains Act, 1908, and amendments.

SCHEDULE.

SECTION S.W. 13, Wairau Parish, Franklin County: 22 acres, known as the Patumahoe Domain, on the corner of the Patumahoe-Wairau and Drury Roads. Minimum annual rental, £1 10s.

CONDITIONS OF LEASE.

1. Lease to be for grazing purposes only, and subject to resumption at six months' notice.

2. The lessee shall have no right to compensation either for improvements put on the land or on account of the aforesaid resumption, or for any other cause; but he may, on the expiration or sooner determination of the lease, remove all buildings or fences erected by him, but not otherwise. He will be expected to plough the whole area and put it down in grass.

3. The lessee shall not sublet, transfer, or otherwise dispose of his interest in the lease without the written consent of the Commissioner of Crown Lands.

4. The lessee shall prevent the growth and spread of all noxious weeds on the land, 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.

5. The lessee shall discharge all rates, taxes, charges, and other assessments that may become due and payable.

6. Rental payments in arrear for two calendar months shall render the lease liable to termination; or a breach of covenant in the lease, expressed or implied, shall entitle the Crown to re-enter and determine the lease.

7. Tenders to be indorsed on the outside "Tender for Lease," and to be accompanied by the first half-year's rent at the rate tendered, and lease fee of £1 ls.

8. The highest or any tender not necessarily accepted.

Full particulars may be ascertained on application at this office.

R. P. GREVILLE,
Commissioner of Crown Lands.