

SCHEDULE.

NORTH AUCKLAND LAND DISTRICT.

Koremoa Settlement.—Blocks XIII and XIV, Tokatoka Survey District.

Section.	Area.			Total Area.	Capital Value.	Instalment on Deferred Payment (excluding Interest).			Half-yearly Rent on Lease.				
	A.	R.	P.			£	£	s.	d.	£	s.	d.	
1s	40	0	0	196	1	36	2,550	156	5	0	57	7	6
12s	156	1	36	195	0	2	1,900	95	0	0	42	15	0
2s	37	0	10										
21s	157	3	32	197	2	32	1,850	92	10	0	41	12	6
3s	37	3	10										
20s	159	3	22	147	0	32	1,750	87	10	0	39	7	6
4s	33	2	20										
19s	113	2	12	163	0	36	1,700	85	0	0	38	5	0
5s	38	0	20										
22s	125	0	16	200	2	36	1,400	70	0	0	31	10	0
6s	43	1	6										
15s	157	1	30	177	3	4	1,500	75	0	0	33	15	0
7s	43	0	29										
14s	134	2	15	174	0	26	1,500	75	0	0	33	15	0
8s	35	0	14										
18s	139	0	12	164	3	2	2,000	100	0	0	45	0	0
9s	164	3	2										
10s	88	3	16	137	2	13	1,350	67	10	0	30	7	6
11s	137	2	13										
13s	290	0	24	290	0	24	650	32	10	0	14	12	6
16s	385	3	13										
17s	229	3	37	229	3	37	700	35	0	0	15	15	0

* Buildings.

† Half-yearly instalment of interest and principal on buildings.

NOTE.—The deferred-payment instalment on Section 1s includes value of buildings.

GENERAL DESCRIPTION.

The improved portion of the above estate, comprising some 350 acres, was formerly the property of Mr. M. O'Connor. The whole of this improved portion is in grass, with the exception of about 10 acres on Section 11 and 3 acres on Section 5. The original estate has been subdivided into eleven sections.

The adjoining Crown land has been cut up into fourteen sections, and eleven of these are to be worked in conjunction with the smaller improved sections on Mr. O'Connor's former property. This Crown land is good quality gum-land, resting on a sandstone formation. Each section of Crown land contains a good proportion of swamp. Provision has been made for draining the various swamps on the property.

The 350 acres purchased from Mr. O'Connor is all alluvial flat and drained swamp. The soil averages a depth of 3 ft., and the land is considered to be capable of carrying a beast to every 1½ acres.

Some of the subdivisional roads are as yet unformed, but provision has been made for the necessary work to be done.

SPECIAL CONDITIONS.

The lessees of sections on which windmills are situated will, for a period of three years from date of lease, be required to allow the holders of adjoining section the right to obtain therefrom a reasonable proportion of the available supply of water, and to lay pipes at their own expense under the soil for the purpose of obtaining such supply, provided that the settler benefiting thereby shall contribute proportionately to the maintenance and repair of the windmill and appliances. Any dispute arising therefrom to be decided by the Commissioner of Crown Lands, whose decision shall be final and conclusive.

IMPROVEMENTS.

The following improvements are included in the capital value of the respective sections; the amounts, except where otherwise specified, being for fencing and draining: Lot 1, £50; Lot 2, £25; Lot 3, £20; Lot 4, £25; Lot 5, £10; Lot 6, £20; Lot 7, £40; Lot 8, £25; Lot 9, £20; Lot 10, £20; Lot 11, £25; Lot 12, £15 (fencing only).

The following improvements are not included in the capital value, and must be paid for separately: Section 1, house of six rooms, £500; two rooms, man's cottage, £75; total, £575. Payable in cash or by twenty-four half-yearly instalments of £32 8s. 9d.; total half-yearly payment on lease, £89 16s. 3d.

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

R. P. GREVILLE,
Commissioner of Crown Lands.

Lands in the Hawke's Bay Land District for Sale or Lease to Discharged Soldiers.

District Lands and Survey Office,
Napier, 19th April, 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, Napier, and the local Lands and Survey Office, Gisborne, up to 4 o'clock p.m. on Tuesday, the 1st June, 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, Napier, on Wednesday, 2nd June, 1920, at 10 o'clock a.m., or at the local Lands and Survey Office, Gisborne, on Monday, 7th June, or at Everybody's Hall, Wairoa, on Thursday, 10th June, at 10 a.m.

The ballot will be held at Everybody's Hall, Wairoa, at the conclusion of the examination of applicants on the 10th June, 1920.

SCHEDULE.

HAWKE'S BAY LAND DISTRICT.—FIRST- AND SECOND-CLASS LAND.

Ohuka Settlement.—Wairoa County.—Taramarama Survey District.

Section.	Area.			Capital Value.	Annual Instalment on Deferred Payment (excluding Interest).			Half-yearly Rent on Lease.		
	A.	R.	P.		£	£	s.	d.	£	s.
1s	911	2	0	4,660	233	0	0	104	17	0
2s	386	0	0*	3,800	199	0	0	85	10	0
				180†				8	13	5‡
3s	846	1	0	5,800	411	0	0	130	10	0
				2,420†				116	11	3§
4s	1,217	2	0	4,460	223	0	0	100	7	0
5s	826	0	0	4,600	230	0	0	103	10	0
6s	965	0	0	4,900	245	0	0	110	5	0
8s	1,368	0	0	3,020	151	0	0	67	19	0
9s	720	0	0	4,060	203	0	0	91	7	0
10s	684	0	0	4,400	220	0	0	99	0	0
11s	966	0	0	4,920	246	0	0	110	14	0
12s	593	0	0	3,820	191	0	0	85	19	0
13s	946	0	0	4,760	238	0	0	107	2	0
14s	1,305	1	0	5,860	293	0	0	131	17	0
15s	1,486	1	0	2,860	143	0	0	64	7	0
16s	1,501	0	0	3,260	163	0	0	73	7	0
17s	693	1	0	2,260	113	0	0	50	17	0
18s	1,202	0	0	4,360	218	0	0	98	2	0

* First-class land.

† Buildings.

‡ Interest and sinking fund on buildings valued at £180. Payable in cash or in fifteen years by thirty half-yearly instalments of £8 13s. 5d.; total half-yearly payment on lease, £94 3s. 5d.

§ Interest and sinking fund on buildings valued at £2,420. Payable in cash or in fifteen years by thirty half-yearly instalments of £116 11s. 3d.; total half-yearly payment on lease, £247 1s. 3d.

NOTE.—Annual instalments on deferred payments for Sections 2s and 3s include payment for buildings.

GENERAL DESCRIPTION.

Ohuka Settlement is situated in the Waikaremoana Road, distant about seventeen miles from Frasertown and twenty-two miles from the Port of Wairoa by a well-formed road, metalled for most of the way, and is the main road to Waikaremoana Lake.

The country comprises mostly easy and undulating slopes, rising to steep spurs, and faces in fern, manuka, and tutu, with patches of light tawa and kowhai bush in the gullies, with a good bottom of grass in places.

The soil throughout is of fair quality of a light pumiceous nature, on papa formation. Altitude varies from about 280 ft. to 1,800 ft. above sea-level. The whole of the block is well watered by permanent streams.

DESCRIPTIONS OF SECTIONS.

Section 1s.—Comprises easy spurs and faces running to steep spurs, mostly covered with manuka. Fair soil of a light pumiceous nature, on papa formation.