

Term of lease, twenty-one years, with perpetual right of renewal for further successive terms of twenty-one years. Improvements comprise four-roomed dwelling and out-buildings and 224 chains fencing; total value £380, which will have to be paid for in cash.

Manawatu County.—Town of Foxton.

Section 131: Area, 1 acre 1 rood 21 perches; upset annual rental, £8 5s.

Weighted with £6 10s., valuation for improvements.

Situated in the Borough of Foxton, with a frontage to Union Street, about 20 chains from the post-office. Soil is of light sandy quality, resting on shingle formation.

Term of lease, twenty-one years, with perpetual right of renewal for further successive terms of twenty-one years.

Improvements consist of 6½ chains of fencing, which will have to be paid for in cash.

SECOND-CLASS LAND.

Featherston County.—Waiohine Survey District.

Section 102, Block IX: Area, 63 acres; upset annual rental, £2.

Situated in the valley of the Tauherenikau River. Access is from Woodville, which is about four miles distant. Soil is of poor quality, on shingle and rock formation. Mostly covered with mixed tauhine and scrub, and a little native feed along river-bank.

Term of lease, twenty-one years, with perpetual right of renewal for further successive terms of twenty-one years.

FIRST-CLASS LAND.

Horowhenua County.—Town of Levin.

Section 11, Block XVII: Area, 1 rood; upset annual rental, £5 15s.

Good residential site. All flat land, in grass. Soil is good loam, on clay formation. Section is ring fenced. Situated in Kent Street.

Term of lease, twenty-one years, with perpetual right of renewal.

Waimarino County.—Town of Ohakune.

Section 34, Block XX: Area, 35·2 perches; upset annual rental, £2 10s.

Weighted with £1 10s. 6d., valuation for improvements.

Situated in the Borough of Ohakune, with a frontage to Mangawhero Terrace. Access is from Ohakune Railway-station by good metalled road, distant about 12 chains. Soil is of light loam quality on clay, resting on volcanic formation.

Term of lease, twenty-one years, with right of renewal for a further term of twenty-one years.

Improvements consist of 2 chains boundary fence valued at £1 10s., which must be paid for in cash.

TERMS AND CONDITIONS OF LEASE.

1. A half-year's rent at the rate offered, and lease and registration fee (£2 2s.), to be paid on the fall of the hammer.
2. Term of lease as shown in Schedule.
3. Rent of renewal lease to be fixed by arbitration. If lessee does not desire new lease at end of any term, land to be leased by auction. The incoming lessee to pay the value (to be handed over to the outgoing lessee) of the improvements effected with the consent of the Land Board. Failing disposal, the land and improvements to revert to the Crown without compensation.
4. Land Board to approve of improvements proposed.
5. No transfer or sublease allowed without the consent of the Land Board.
6. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.
7. Buildings on land to be insured to their full insurable value.
8. Lease will be registered under the Land Transfer Act.
9. Lessee to pay all rates, taxes, and assessments.
10. Lessee to keep the land free from noxious weeds, rabbits, and vermin.
11. Lessee not to use or remove any gravel without the consent of the Land Board.

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

13. Lease is liable to forfeiture if conditions violated.

The 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 Advances Office.

The reserves are described for the 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.

The valuations for improvements must be paid immediately on the fall of the hammer.

Possession will be given on date of sale.

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

THOS. BROOK,
Commissioner of Crown Lands.

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

District Lands and Survey Office,
Dunedin, 12th March, 1923.

NOTICE is hereby given that the undermentioned education reserves will be offered for lease by public auction at the District Lands and Survey Office, Dunedin, at 12 o'clock noon on Monday, the 30th April, 1923, under the provisions of the Education Reserves Act, 1908, and amendments, and the Public Bodies' Leases Act, 1908.

SCHEDULE.

OTAGO LAND DISTRICT.—EDUCATION RESERVES.

Term of Lease: Twenty-one Years.

Town of Balclutha.

SECTION 5, Block IV: Area, 1 rood; upset rental, 10s. per annum.

Not a good building-site, being cut up by a rather deep gully.

Town of Clyde.

Section 33, Block XI: Area, 40 acres; upset rental, 5s. per annum.

This section has a small frontage.

Taieri County.—Otokia Survey District.

Section 1 of 20, Block I: Area, 40 acres; upset rental, £2 per annum.

Situated about two miles from Brighton Town, and about seven miles from Abbotsford Railway-station on the Southern Trunk Railway. There is a formed road to and along the south boundary.

ABSTRACT OF CONDITIONS OF LEASE.

1. A half-year's rent at the rate offered, and rent for the broken period between date of possession and the 30th June, 1923, lease, registration, and stamp fees, to be paid on the fall of the hammer.
2. At the end of term, lease to be offered by auction for term of twenty-one years at rent to be fixed by arbitration, the incoming lessee to pay the value of the improvements, which is to be handed over to the outgoing lessee.
3. No assignment or sublease without consent.
4. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.
5. Consent of the Land Board to be obtained before sub-letting, erecting any buildings, or effecting other improvements.
6. Lease is liable to forfeiture if conditions violated.

The reserves are described for the 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.

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

ROBT. T. SADD,
Commissioner of Crown Lands.

BANKRUPTCY NOTICES.

In Bankruptcy.—In the Supreme Court holden at Auckland.

NOTICE is hereby given that FREDERICK TUCKER, of Helensville, Labourer, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at the Courthouse, Helensville, on Thursday, the 15th day of March, 1923, at 2.30 o'clock.

7th March, 1923.

W. S. FISHER,
Official Assignee.

In Bankruptcy.—In the Supreme Court holden at Auckland.

NOTICE is hereby given that ALFRED LEONARD WALL, of Rangioru (near Te Puke), Farm Labourer, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at the Courthouse, Te Puke, on Tuesday, the 20th day of March, 1923, at 2.30 o'clock.

7th March, 1923.

W. S. FISHER,
Official Assignee.