

clay resting on clay formation. Watered by springs. Situated between Paparata and Paparimu. Access is from Papakura Railway-station, which is about seventeen miles distant by a formed road, about fourteen miles of which is metalled, balance clay.

Rodney County.—Komokoriki Parish.

Section 91: Area, 66 acres; minimum annual rental, £20 10s.

The elevation ranges from 150 ft. to 500 ft. above sea-level. The section comprises half level to undulating land, balance steep to broken. About half ploughable. Approximately four acres manuka and light bush, balance in grass. Soil is of clay of fair quality resting on clay and sandstone formation. Well watered by running streams. Situated on the west slope of the range between the railway and the west coast, and is about half a mile off the Ahuroa-Glorit Road. Access is from Ahuroa Railway-station, which is about five miles distant, four miles and a half of which is formed cart-road, balance unformed. About one mile and a half of the road is metalled.

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. Terms 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. J. LOWE,
Commissioner of Crown Lands.

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

North Auckland District Lands and Survey Office,
Auckland, 18th February, 1924.

NOTICE is hereby given that the education reserves described in the Schedule hereto will be offered for lease by public auction at the North Auckland District Lands and Survey Office, Auckland, at 10 o'clock a.m. on Tuesday, 15th April, 1924, under the provisions of the Education Reserves Act, 1908, and amendments, and the Public Bodies' Leases Act, 1908.

SCHEDULE.

NORTH AUCKLAND LAND DISTRICT.—EDUCATION RESERVES.

Hobson County.—Subdivisions of Allotment 50, Kopuru Parish.

Lot 1: Area, 1 rood; upset annual rental, £2 10s.
Lot 2: Area, 1 rood; upset annual rental, £2 10s.
Lot 3: Area, 1 rood; upset annual rental, £2 10s.

Lot 4: Area, 1 rood; upset annual rental, £2 10s.
Lot 5: Area, 1 rood; upset annual rental, £2 10s.
Lot 6: Area, 1 rood; upset annual rental, £2 10s.
Lot 7: Area, 1 rood; upset annual rental, £2 10s.
Lot 8: Area, 1 rood; upset annual rental, £2 10s.
Lot 9: Area, 1 rood 26 perches; upset annual rental, £2 10s.
Lot 10: Area, 1 rood; upset annual rental, £2 10s.
Lot 11: Area, 1 rood; upset annual rental, £2 10s.
Lot 12: Area, 1 rood; upset annual rental, £2 10s.
Lot 13: Area, 1 rood; upset annual rental, £2 10s.
Lot 15: Area, 1 rood; upset annual rental, £2 10s.
Lot 16: Area, 1 rood; upset annual rental, £2 10s.
Lot 17: Area, 1 rood; upset annual rental, £2 10s.
Lot 18: Area, 1 rood; upset annual rental, £2 10s.
Lot 19: Area, 1 rood; upset annual rental, £2 10s.
Lot 20: Area, 1 rood; upset annual rental, £2 10s.
Lot 21: Area, 1 rood; upset annual rental, £2 10s.

Sections situated in the Kopuru Parish fronting the two roads to Aratapu and the Tatararaki Road. Flat to sloping land in small scrub, fern, and patches of gorse. Poor to fair soil. Good building-sites.

Eden County.—Suburbs of Auckland.

Section 26, being part of subdivision of Lot 83, Section 16: 2 roads 9 perches; upset annual rental, £7 10s.

The elevation ranges from about 5 ft. to 30 ft. above sea-level. The section comprises level to undulating land in grass and gorse. The soil is of semi-volcanic nature. The section is well watered by a running stream. Situated at the bottom of Manawa Road, which connects Victoria Avenue with Orakei Road. Access is from Remuera Post-office, which is about half a mile distant by metalled road. The tram passes within a few chains of the section.

Eden County.—Town of Onehunga.

Allotment 2 of Lots 14 and 15 of Section 46: Area, 1 rood 14-36 perches; upset annual rental, £6.

Allotment 3 of Lots 14 and 15 of Section 46: Area, 1 rood 14-51 perches; upset annual rental, £5 10s.

Allotment 4 of Lots 14 and 15 of Section 46: Area, 1 rood 14-65 perches; upset annual rental, £3 5s.

Allotment 5 of Lots 14 and 15 of Section 46: Area, 1 rood 11-80 perches; upset annual rental, £7 10s.

Allotment 6 of Lots 14 and 15 of Section 46: Area, 1 rood 16-07 perches; upset annual rental, £2 10s.

Allotment 7 of Lots 14 and 15 of Section 46: Area, 1 rood 16-07 perches; upset annual rental, £3 5s.

Allotment 8 of Lots 14 and 15 of Section 46: Area, 1 rood 6-24 perches; upset annual rental, £6 10s.

These sections are situated between Grey Street and Willow Street, about five minutes walk from Te Papapa Railway-station and a quarter of an hour from Onehunga trams. The situation is high. The soil is volcanic on basalt rock, and some showing on Sections 6, 7, and 8. The centre of the block is an old crater, probably 50 ft. deep; the slope into it from Section 3 is gradual, but on Sections 6 and 7 it is a straight drop of about 30 ft. These sections have, however, plenty of level land for building purposes and small gardens. There is a gorse hedge round the block, and gorse round the edge of the crater; the balance is in grass. There is a footpath formed on all three roads.

Whangarei County.—Waipu Parish.

Lot 11 of Section 20: Area, 31-58 perches; upset annual rental, £2 10s.

Section situated in the heart of Waipu, having a frontage to the main road. The land is of good quality, being level and very suitable for a building-site.

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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.