

Situated half a mile from Orinoco School and post-office and thirteen miles from Motueka, by good metalled road. Easy rolling country, fairly well watered.

Lot 41, Part Section 59, Block XVI: Area, 14 acres 3 roods 32 perches; upset price, £1,000. Title: freehold, Land Transfer. Title is subject to fencing covenant.

This property may be purchased for cash or by deferred payments. Deposit required on deferred payments, £100.

Buildings.—Buildings, valued at £400, comprise a good three-roomed dwelling, with bathroom, wash-house, &c.; stable, cart-shed, pigsty, and fowlhouses.

This is an orchard property, with eleven acres in orchard and 1½ acres in *Pinus insignis*, balance pasture.

Situated one mile and a quarter from Mahana School and three miles from Mapua Wharf.

File—H.O., 26/3989; D.O., 21/459.

Lots 3b and 4, Part Section 33, Moutere Hills: Area, 14 acres 3 roods 29 perches. Title: Land Transfer. Upset price, £255; payable in cash or by deferred payments. Deposit required on deferred payments, £25. Title is subject to fencing covenant.

Part of Bell's orchard block, situated in Gardner's Valley Road, two miles from Mahana School and fourteen miles from Appleby by good roads.

This property comprises 12 acres in orchard, balance scrub. Watered by small gullies. Fenced on three sides with netting fences. No buildings.

File—H.O., 26/10204; D.O., 21/198.

Lot 6 of part Sections 31 and 32, Block XVI: Area, 9 acres 1 rood 18 perches. Title: Freehold, Land Transfer. Upset price, £50; payable in cash. Title is subject to Part XIII of Land Act, 1908.

Situated in Gardner's Valley Road, two miles from Mahana and fourteen miles from Appleby by good roads. Fenced on three sides with hare-proof netting fences in bad order. Originally in orchard, which has now been cut out. No buildings.

File—H.O., 26/14944; D.O., 21/482.

Part Section 11, Square 3, Block XIV: Area, 56 acres 2 roods 4 perches. Title: Freehold, Land Transfer. Price, £800.

This section may be purchased for cash or on deferred payments. Deposit required on deferred payments, £50.

Buildings.—The buildings consist of a five-roomed dwelling large concrete tank, fruit-packing shed, cowshed, loose-box, trap-shed, and barn, valued at £300. Subdivided into nine paddocks.

Situated about fourteen miles from Motueka, a quarter mile from Orinoco School and post-office, by good metalled road. About 51 acres in pasture, balance was in orchard, which has now been destroyed. Well watered. Practically all ploughable.

File—H.O., 26/19691; D.O., 21/747.

Lot 4 of Part Section 101, Block XIV: Area, 212 acres 3 roods 33 perches. Title: Freehold, Land Transfer. Price, £900; payable in cash or by deferred payments. Deposit required on deferred payment, £50.

Buildings, &c.—Buildings comprise a five-roomed house with two attic rooms, packing-shed, milk-shed, dairy, and wash-house, dip and yards, woolshed, barn with loft, three-stall stable, fowlhouse, &c. Subdivided into seven paddocks. Fencing in fair order.

Situated on Rosedale Hill Road one mile and a half from Orinoco School and post-office, seventeen miles from Appleby, or sixteen miles from Motueka Dairy Factory. All cleared land mostly in native grass; 1 acre orchard. Easy undulating country. Well watered.

File—H.O., 26/14799; D.O., 21/470.

Waimea County.—Wai-iti Survey District.

Sections 4 and 8, Block V: Total area, 214 acres 2 roods 24 perches. Title: Freehold, Land Transfer. Upset price, £2,050; payable in cash or by deferred payments. Deposit required on deferred payment, £100.

Buildings.—Buildings comprise a good six-roomed dwelling, large barn with loft, shearing-shed, stable, and small sheds, valued at £650.

Situated one mile and a half from Stanley Brook School and post-office, and eight miles from Tapawera Railway-station, by good road. About 40 acres flat land suitable for cropping, balance easy country; all in native grasses. Boundary-fences are in good order, subdivision fair. Subdivided into eight paddocks.

File—H.O., 26/19187; D.O., 21/720.

Section 172 and Part Section 122, Block III: Total area, 99 acres 3 roods 17 perches. Titles: Freehold, Land Transfer and deeds system. Price for cash or on deferred payments, £1,100. Deposit required on deferred payment, £100.

Improvements.—Four-roomed dwelling with veranda, bathroom, wash-house, with copper and tubs, storeroom, &c.; packing-shed, cow-bails, &c.; and several small sheds. All in need of repair. Subdivided into eleven paddocks.

Situated in Supplejack Valley, two miles from Upper Moutere Post-office and school and twelve miles from Richmond Railway-station, by good metalled road. Sixty acres flat land, balance undulating; practically all ploughable. Orchard of 18 acres has now been destroyed. Blackberries are getting a hold. Well watered.

File—H.O., 26/16102; D.O., 21/582.

Buller County.—Mawheraiti Survey District.

Sections 8, 105, and 1, Block XI. Total area, 351 acres 0 roods 13 perches. Title: Freehold, Land Transfer. Price: £600; payable in cash or by deferred payments. Deposit required on deferred payment, £50. Title is subject to Part XIII of Land Act, 1908, and to restriction regarding minerals.

Improvements.—About 230 acres in poor worn-out pasture, balance poor birch bush land and pakihī swamp. Ring-fenced.

Situated one-half mile from Ikamatua Railway-station, adjoins Ikamatua School, and is sixteen miles by rail to Reefton Dairy Factory. Land consists of flat-topped terraces, poor soil, and becoming badly overrun with blackberries, &c.

File—H.O., 26/14912; D.O., 21/479.

TERMS OF SALE.

(1) *Cash.*—One-fifth of the purchase-money on the fall of the hammer, and the balance within thirty days.

(2) *Deferred payments.*—A deposit as shown against the respective properties in Schedule above; balance by equal half-yearly instalments, consisting partly of purchase-money and partly of interest, extending over a period not exceeding thirty-four years and a half, with the right to pay off at any time the whole or any part of the outstanding amount.

(3) The unpaid purchase-money shall be secured by way of instalment mortgage, interest being calculated at 5 per cent. in the case of discharged soldiers and 5½ per cent. in all other cases. A rebate of one-tenth of the interest payable will be allowed for prompt payment of instalments.

(4) Purchasers responsible for payment of mortgage fees, &c.

The lands 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.

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

N. C. KENSINGTON,
Commissioner of Crown Lands.

Leasehold Interests in Nelson Land District for Lease by Public Auction.

District Land and Survey Office,
Nelson, 30th June, 1924.

NOTICE is hereby given that the leasehold interests in the undermentioned lands will be offered for sale by public auction for cash or on deferred payments at the District Lands and Survey Office, Nelson, at 11 o'clock a.m. on Friday, 15th August, 1924, under the provisions of sections 9 and 10 of the Discharged Soldiers Settlement Amendment Act, 1921-22.

SCHEDULE.

NELSON LAND DISTRICT.

Waimea County.—Howard Survey District.

SECTION 4, Block IV: Area, 708 acres. Title: Education reserve lease, fourteen years from 1st January, 1911. Annual rental, £12. Price for leasehold interest, £1,500; payable in cash or by deferred payment. Deposit required on deferred payment, £100.

Improvements.—Buildings comprise a five-roomed lean-to dwelling with wash-house, scullery, &c.; dairy with concrete floor; woolshed; chaff, hay, and trap sheds. Subdivided into four paddocks; 350 acres felled and grassed, 3 acres stumped, balance bush.

Situated up Rainy River Road, sixteen miles, and a half from Kohatu, nine miles from Korere School, and three miles from post-office. About 170 acres of flat land, balance undulating to steep. Well watered.

File—H.O., 26/6978; D.O., E.R. 184.

Murchison County.—Matakitaki Survey District.

Section 5, Block X: Area, 607 acres. Pastoral license issued under the regulations for the occupation of pastoral lands within the Karamea and Westland Mining Districts.