

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

District Lands and Survey Office,
Wellington, 4th March, 1925.

NOTICE is hereby given that the undermentioned education reserves will be offered for lease by public auction at the District Lands and Survey Office, Wellington, at 2.30 o'clock p.m., on Wednesday, 22nd April, 1925, under the provisions of the Education Reserves Act, 1908, and the Public Bodies' Leases Act, 1908.

SCHEDULE.

WELLINGTON LAND DISTRICT.

Waimarino County.—Manganui Survey District.

SECTION 5, Block X: Area, 500 acres; upset annual rental, £80.

Improvements on this section to the value of £362 10s. are the property of the lessors and are included in the valuation upon which the upset rental is based. The improvements consist of 305 chains of fencing (£337 10s.) and sheep and cattle yards (£25).

Situated on the right bank of the Manganui-a-te-ao Stream rising to watershed. Access is from Raetihi by about eleven miles and a half of metalled dray-road, one mile of formed road, and half a mile of horse-track. Section comprises 200 acres of bush (tawa, rimu, tawhero, and a few totaras), remainder felled and grassed. Approximately 250 acres undulating, remainder hilly. Good sheep and cattle country. Soil is of good quality loam, resting on clay. Elevation ranges from 1,000 ft. to 2,400 ft.

Term of lease: Twenty-one years with perpetual right of renewal.

Waimarino County.—Town of Raetihi.

Section 123, Block XI: Area, 1 rood; upset annual rental, £2 10s.

Weighted with £2 10s., valuation for fencing, to be paid in cash.

Situated in the Town of Raetihi, with a frontage to Queen Street. Access is from the Raetihi Railway-station, which is about half a mile distant. Comprises all flat land in grass. Soil of fair quality, resting on volcanic formation.

Term of lease: Twenty-one years.

Rangitikei County.—Town of Taihape.

Section 9, Block VII: Area, 3 roods 5 perches; upset annual rental, £20.

Weighted with £19, valuation for improvements, to be paid in cash.

The improvements consist of fowlhouse £10, cow-shed £5, and fencing £4.

Section comprises flat to easy undulating land, with a good level frontage to Robin Street, about 20 chains from the Taihape Railway-station.

Term of lease: Twenty-one years.

Rangitikei County.—Ongo Survey District.

Section 65, Town of Hunterville: Area, 3 acres 1 rood 29 perches; upset annual rental, £3 8s.

Section comprises easy to steep land, suitable for grazing. Situated on Tamaire Road in the Town of Hunterville.

Term of lease: Twenty-one years.

Featherston County.—Wairarapa Survey District.

Section 104, Town of Featherston: Area, 1 acre; upset annual rental, £8 10s.

Section is situated in the Town of Featherston close to the main road. Has a frontage of 5 chains to Revans Street. Area is all in grass and is watered by small streams. Soil is of good quality, resting on shingle formation.

Term of lease: Twenty-one years.

Waimarino County.—Makotuku Survey District.

Section 29, Block III: Area, 16 acres 1 rood; upset annual rental, £1 12s. 6d.

Section comprises about 2 acres of easy country, balance steep sideling. Soil is of light quality, resting on volcanic formation. Access is by metalled dray-road, from Horopito two miles and a half distant, or Raetihi five miles and a half distant.

Term of lease: Twenty-one years.

ABSTRACT OF 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 stated.

3. Rent of renewed lease of Section 5, Block X, Manganui Survey District, if necessary, 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.

In the case of a lease which does not carry a right of renewal and the land is again submitted for lease the incoming lessee will be required to pay the value of the improvements (to be handed over to the outgoing lessee). Failing selection, the improvements may at any time be revalued by the Board and the valuation reduced if deemed necessary.

In the case of a lease which does not carry a right of renewal the lessor may, if he thinks fit, pay to the lessee the amount of the valuation of improvements as fixed by arbitration or agreement.

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.

Full particulars may be obtained on application to this office.

THOS. BROOK,
Commissioner of Crown Lands.

BANKRUPTCY NOTICES.

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

NOTICE is hereby given that EARLE CUTHBERT WATSON, of Remuera Road, Auckland, Book-keeper, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at my office on Thursday, the 12th day of March, 1925, at 11 o'clock a.m.

27th February, 1925.

W. S. FISHER,
Official Assignee.

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

NOTICE is hereby given that CHARLES HUNTER, of Kopaki, Sawmiller, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at the Courthouse, Te Kuiti, on Monday, the 2nd day of March, 1925, at 11 o'clock a.m.

23rd February, 1925.

W. S. FISHER,
Official Assignee.

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

NOTICE is hereby given that JOHN MARTIN, of Putaruru, Carrier, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at the Courthouse, Putaruru, on Tuesday, the 3rd day of March, 1925, at 11 o'clock a.m.

20th February, 1925.

W. S. FISHER,
Official Assignee.

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

NOTICE is hereby given that DONALD GRANT WATT, of Rotorua, Builder, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at the Courthouse, Rotorua, on Tuesday, the 10th day of March, 1925, at 2.30 o'clock p.m.

25th February, 1925.

W. S. FISHER,
Official Assignee.