

Land in Gisborne Land District for Sale or Selection.

District Lands and Survey Office,
Gisborne, 6th July, 1926.

NOTICE is hereby given that the undermentioned land will be opened for selection in terms of the Land Act, 1924, and applications will be received at the District Lands and Survey Office, Gisborne, up to 4 o'clock p.m. on Tuesday, 10th August, 1926.

The land may, at the option of the applicant, be purchased for cash, or be selected for occupation with right of purchase, or on renewable lease.

SCHEDULE.

GISBORNE LAND DISTRICT.—THIRD-CLASS LAND.

Opotiki County.—Wairoka Survey District.

Lot 1 of Section 2, Block XII: Area, 206 acres. Capital value, £105. Occupation with right of purchase: Half-yearly rent, £2 12s. 6d. Renewable lease: Half-yearly rent, £2 2s.

Weighted with £190, valuation for improvements, comprising felling and grassing and approximately 60 chains of fencing.

Situated on the Omaukoro Stream, access being from Matawai-Opotiki Road, which is about three miles distant, and by formed track along Omaukoro Stream. Land has been felled and grassed and is in fair order, and is well watered by streams.

Title will be subject to Part XIII of the Land Act, 1924.

Full particulars can be obtained from the Commissioner of Crown Lands, Gisborne.

E. H. FARNIE,
Commissioner of Crown Lands.

Land in Gisborne Land District for Sale by Public Auction.

District Lands and Survey Office,
Gisborne, 6th July, 1926.

NOTICE is hereby given that the undermentioned land will be offered for sale for cash by public auction at the District Lands and Survey Office, Gisborne, at 11 o'clock a.m. on Wednesday, 11th August, 1926, under the provisions of the Land Act, 1924.

SCHEDULE.

GISBORNE LAND DISTRICT.—SECOND-CLASS LAND.

Opotiki County.—Waiotahi Parish.

SECTIONS 302 and 304: Area, 13 acres 1 rood 20 perches; upset price, £26.

Sections situated on the east side of the Ohiwa Harbour; comprise low hills covered with scrub, without a building-site on either section. No formed road to sections, but at low tide access can be obtained over the mud-flats. Altitude ranges from about 4 ft. to 50 ft. above sea-level. Watered by springs.

TERMS OF SALE.

Cash.—One-fifth of the purchase-money on the fall of the hammer, and the balance, together with £1 Crown-grant fee, within thirty days thereafter, otherwise the part of the purchase-money paid by way of deposit will be forfeited, and the contract for the sale of the land be null and void.

Title will be subject to Part XIII of the Land Act, 1924.

Full particulars may be obtained on application to this office.

E. H. FARNIE,
Commissioner of Crown Lands.

Land in Canterbury Land District for Sale for Cash by Public Auction.

District Lands and Survey Office,
Christchurch, 29th June, 1926.

NOTICE is hereby given that the undermentioned land will be offered for sale for cash by public auction at the District Lands and Survey Office, Christchurch, on Wednesday, 11th August, 1926, at 2.30 p.m., under the provisions of the Land Act, 1924.

SCHEDULE.

CANTERBURY LAND DISTRICT.—FIRST-CLASS LAND.

Geraldine County.—Orari Survey District.

RESERVE 165, Block IV: Area, 5 acres 0 roods 7 perches; upset price, £125.

Situated half a mile from Peel Forest. About 2 acres in light bush, balance cleared. Soil light, on shingly bottom. Suitable for bee-farming.

TERMS OF SALE.

One-fifth of the purchase-money on the fall of the hammer, and the balance, together with £1, Crown grant fee, within thirty days thereafter, otherwise the part of the purchase-money paid by way of deposit shall be forfeited, and the sale of the land declared null and void.

Title will be subject to Part XIII of the Land Act, 1924. Full particulars can be obtained from the Commissioner of Crown Lands, Christchurch.

W. STEWART,
Commissioner of Crown Lands.

Land in Canterbury Land District open for Selection on Renewable Lease.

District Lands and Survey Office,
Christchurch, 6th July, 1926.

NOTICE is hereby given that the undermentioned land is open for selection on renewable lease under the provisions of the Land for Settlements Act, 1925, and the Land Act, 1924, and applications will be received at this office up to 4 o'clock p.m. on Monday, 26th July, 1926.

Applicants must appear personally for examination at the Courthouse, Timaru, on Tuesday, 27th July, 1926, at 1.30 o'clock p.m.; or, if any applicant so desires, he may be examined by the Land Board of any other district.

The ballot will be held at the conclusion of the examination of applicants.

Preference at the ballot will be given to landless applicants who have one or more children dependent on them, to landless applicants who within two years immediately preceding the date of the ballot have applied for land at least twice unsuccessfully, to applicants who have served beyond New Zealand as members of the Expeditionary Force, and to persons engaged on military service beyond New Zealand in connection with the late war, if such persons immediately prior to the war were *bona fide* residents of New Zealand.

SCHEDULE.

CANTERBURY LAND DISTRICT.—SETTLEMENT LAND.—FIRST-CLASS LAND.

Levels County.—Arowhenua Survey District.—Seaforth Settlement.

SECTION 2, Block IX: Area, 58 acres, 1 rood 30 perches. Capital value, £1,250; half-yearly rent, £31 5s.

Weighted with £400, valuation for improvements, of which £150 is to be paid in cash upon applicant being declared successful; the balance of £250 to be secured by an instalment mortgage under the Discharged Soldiers Settlement Act, for a term of twenty-five years and a half in the case of a discharged soldier or twenty-four years and a half in the case of a civilian.

The improvements consist of 197 chains of fencing, £57; dwelling, £260; stable and chaff-house, £60; cow-shed, £18; and dairy, £5: total value, £400.

The section is situated three miles from the Washdyke Railway-station, about four miles from Timaru. The land is suitable for mixed farming. When cleaned wheat and oats can be grown, also green feeds and root crops. At present should carry fifteen dairy cows. Subdivided into seven paddocks. Good dwelling of three rooms, stable, chaff-house, cow-byre, and dairy.

ABSTRACT OF CONDITIONS OF LEASE.

1. Term of lease, thirty-three years, with a perpetual right of renewal for further successive terms of thirty-three years and a right to acquire the freehold.
2. Rent payable in advance on 1st January and 1st July in each year.
3. Applicants to be twenty-one years of age and upwards.
4. Applicants to furnish with application statutory declaration, and, on being declared successful, deposit £1 1s. lease fee and a half-year's rent. Rent for the broken period between date of lease and 1st January or 1st July following is also payable.
5. Successful applicants to execute lease within thirty days after being notified that it is ready for signature.
6. Lessee to reside continuously on the land, and pay all rates, taxes, and assessments.
7. Improvements: Lessee is required to improve the land within one year to the value of 10 per cent. of the price; within two years, to the value of another 10 per cent. of the price; and thereafter, but within six years, to the value of another 10 per cent. of the price. In addition to the fore-