

Attention is also drawn to the fact that the school on the eastern side of the railway is now in course of erection, and will be completed at an early date.

NOTE.—The attention of intending purchasers is drawn to easements for public purposes as shown on the plan. Intending purchasers are also advised that a building-line restriction will operate in case of sections fronting streets of a less width than sixty-six feet.

ABSTRACT OF CONDITIONS OF SALE.

Cash.

One-fifth of the purchase-money to be paid on the fall of the hammer, and the remaining four-fifths, together with Crown grant fee of £1, within thirty days thereafter.

Cash by Instalments.

(a.) Ten per cent. of the purchase-money, and license fee of £1 ls., on the fall of the hammer.

(b.) Ten per cent. thereof on the expiration of each of the following periods from the date of sale—namely, three months, six months, nine months, and twelve months.

(c.) The balance of 50 per cent. on the expiration of eighteen months from the date of sale.

(d.) Interest on the unpaid balance of purchase-money to be payable with each instalment, and to be computed at the rate of 5½ per cent. per annum.

Special Deferred Payments.

(a.) Five per cent. of purchase-money, together with £1 ls. license fee, to be paid on the fall of the hammer.

(b.) The balance of the purchase-money, with interest thereon at the rate of 5½ per cent. per annum, to be paid by instalments extending over a period of 34½ years.

(c.) In addition to the prescribed half-yearly instalment the purchaser may, on making any such payment, pay any sum or sums not less than £5 or multiple of £5 in reduction of the purchase-money.

(d.) Upon receipt of the final instalment a certificate of title in respect of the land purchased shall issue, upon payment of the prescribed Crown grant fee.

If the purchaser fails to make any of the prescribed payments by due date, whether of purchase-money or interest, the amount (if any) already paid shall be forfeited and the contract for the sale be null and void.

It shall not be lawful for any person to acquire more than two allotments of land, subject to the provisions of the Hutt Valley Lands Settlement Act, 1925, under the system of deferred payments providing for repayment of purchase-money in 34½ years, and where any person so acquires two allotments, such allotments shall be contiguous.

Except on the recommendation of the Land Board and with the approval of the Minister of Lands, it shall not be lawful for any lessee or licensee of land subject to the provisions of the Hutt Valley Lands Settlement Act, 1925, to transfer his interest in such land before the expiration of ten years from the date of the original disposal of the land under the aforesaid Act.

Titles will be subject to section 85 of the Land for Settlements Act, 1925, and Part XIII of the Land Act, 1924.

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 accuracy of any description.

Full particulars may be obtained at this office.

H. W. C. MACKINTOSH,
Commissioner of Crown Lands.

Land in Wellington Land District for Sale by Public Auction.

District Lands and Survey Office,
Wellington, 2nd March, 1927.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction for cash or on deferred payments at the local Lands and Survey Office, Masterton, at 2 o'clock p.m., on Wednesday, 6th April, 1927, under the provisions of the Land Act, 1924.

SCHEDULE.

WELLINGTON LAND DISTRICT.

FIRST-CLASS LAND.

Castlepoint County.—Castlepoint Survey District.

Lots 1 and 2 on S.O. Plan 124/6, part Section 363, Whareama Registration District, Block X, Castlepoint Survey District: Area, 3 roods 3·2 perches. Upset price, £555.

This property is situated near the Castlepoint Jetty, within easy distance of the beach. The buildings consist of a well-built dwelling of five rooms, with usual outbuildings and concrete tank, Washhouse and bathroom under the same roof.

CONDITIONS OF SALE.

The purchaser may pay for the land in cash or by deferred payments. The terms are:—

1. *Cash.*—One-fifth of the purchase-money to be paid on the fall of the hammer, and the balance, with Crown grant fee (£1), within thirty days thereafter.

2. *Deferred Payments.*—Five per cent. of the purchase-money, together with £1 ls. license fee, to be paid on the fall of the hammer.

The balance of the purchase-money, with interest thereon at the rate of 5½ per cent. per annum, to be paid by instalments extending over a period of 34½ years.

The licensee shall have the right at any time during the currency of his license to pay off either the whole of the purchase-money or any half-yearly instalment or instalments thereof then remaining unpaid.

Upon receipt of the final instalment a certificate of title in respect of the land purchased shall issue upon payment of the prescribed Crown grant fee.

If the purchaser fails to make any of the prescribed payments by due date the amount (if any) already paid shall be forfeited, and the contract for the sale be null and void.

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

Full particulars may be obtained at this office.

H. W. C. MACKINTOSH,
Commissioner of Crown Lands.

Land in Canterbury Land District for Sale by Public Auction.

District Lands and Survey Office,
Christchurch, 28th February, 1927.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction for cash or on deferred payments at the District Lands and Survey Office, Christchurch, at 2.30 o'clock p.m. on Wednesday, 6th April, 1927, under the provisions of the Land Act, 1924.

SCHEDULE.

CANTERBURY LAND DISTRICT.

Town Land.—Borough of Rangiora.

LOT 28, part R.S. 385: Area, 19½ perches. Upset price, £300.

Situated on Cone Street, Rangiora, 15 chains from Rangiora Railway-station. Consists of a six-roomed dwelling thereon, built of concrete, with iron roof, plastered and part papered; three open fires, gas lighting in three rooms; water-supply, well and pump.

CONDITIONS OF SALE.

The purchaser may pay for the land in cash or by deferred payments. The terms are:—

1. *Cash.*—One-fifth of the purchase-money to be paid on the fall of the hammer, and the balance, with Crown grant fee (£1), within thirty days thereafter.

2. *Deferred Payments.*—Five per cent. of the purchase-money, together with £1 ls. license fee, to be paid on the fall of the hammer.

The balance of the purchase-money, with interest thereon at the rate of 5½ per cent. per annum, to be paid by instalments extending over a period of 34½ years.

The licensee shall have the right at any time during the currency of his license to pay off either the whole of the purchase-money or any half-yearly instalment or instalments thereof then remaining unpaid.

Upon receipt of the final instalment a certificate of title in respect of the land purchased shall issue upon payment of the prescribed Crown grant fee.

If the purchaser fails to make any of the prescribed payments by due date the amount (if any) already paid shall be forfeited, and the contract for sale be null and void.

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

Full particulars may be obtained at this office.

W. STEWART,
Commissioner of Crown Lands.

Settlement Land in Otago Land District for Selection on Renewable Lease.

District Lands and Survey Office,
Dunedin, 1st March, 1927.

NOTICE is hereby given that the undermentioned land is open for selection on renewable lease, and applications will be received at the District Lands and Survey Office, Dunedin, up to 4 o'clock p.m., on Monday, 11th April, 1927.