

## CROWN LANDS NOTICES.

*Lands in Westland Land District forfeited.*

Department of Land and Survey, Wellington, 3rd March, 1927.

NOTICE is hereby given that the lease and licenses of the undermentioned lands having been declared forfeited by resolution of the Westland Land Board, the said lands have hereby reverted to the Crown under the provisions of the Land Act, 1924.

## SCHEDULE.

## WESTLAND LAND DISTRICT.

Tenure.	Lease or License No.	Section.	Block.	District.	Lessee or Licensee.	Reason for Forfeiture.
Pas. L.	985	Runs 58 and 349	..	Evans Creek and Mount Bonar Survey Districts	W. H. Karnback ..	Non-compliance with conditions of license.
Ren. L. ..	645	9	XIII	R u n a n g a Survey District	R. R. Pearson ..	At request.
O.R.P. ..	113	468 and 469	IX	Okuru Survey District	T. C. Elliston ..	Non-compliance with conditions of license.

A. D. McLEOD, Minister of Lands.

*Land in Nelson Land District forfeited.*Department of Lands and Survey,  
Wellington, 3rd March, 1927.

NOTICE is hereby given that the lease of the undermentioned land having been declared forfeited by resolution of the Nelson Land Board, the said land has thereby reverted to the Crown under the provisions of the Land Act, 1924.

## SCHEDULE.

## NELSON LAND DISTRICT.

LEASE No. R.L. 569. Section 10, Block XVI, Lyell Survey District. Formerly held by T. C. Orr. Reason for forfeiture: Non-compliance with conditions of lease.

A. D. McLEOD, Minister of Lands.

*Land for Sale by Public Tender.*District Lands and Survey Office,  
Wellington, 9th March, 1927.

NOTICE is hereby given that tenders will be received at the District Lands and Survey Office, Wellington, up to 4 o'clock p.m. on Monday, 4th April, 1927, for the purchase of the undermentioned property under the provisions of the Discharged Soldiers Settlement Act, 1915, and amendments.

## SCHEDULE.

## WELLINGTON LAND DISTRICT.

LOT 1, D.P. 4676, being part Te Wi Native Reserve, Block VIII, Kairanga Survey District—Te Wi Road. Area: 26 acres 1 rood 29 perches. Tenure: Freehold—Land Transfer Title. Encumbrances on title: Subject to drainage rights created by Transfer No. 87509.

Situated on the Te Wi Road, about two miles from Whakarongo Railway-station, school, and dairy factory. About five miles from Palmerston North. A progressive locality.

All flat land, permanently watered, good aspect, and having fine deep alluvial soil. All in first-class pasture—good English grasses. No weeds. About 66 chains fencing; four paddocks. No buildings.

A nicely situated clean property in a progressive district, and admirably suited for dairy farming or market gardening. First-class land. D.O. 22/7077. H.O. 26/19096.

## TERMS OF SALE.

Tenders may be submitted for—

(a) Purchase by cash, or

(b) Not less than 10 per cent. cash, and balance purchase-money on first mortgage to the Crown.

Tenderers should state clearly under which heading the tender is submitted, and if under (b) the amount of the cash deposit tendered should be stated.

## FINANCIAL ASSISTANCE.

*Mortgage to Crown.*—The terms of the memorandum of first mortgage to the Crown for the balance of purchase-money if purchased under heading (b) are as follows:—

(1) If the successful tenderer is a "Discharged Soldier" within the meaning of the Discharged Soldiers Settlement Act, 1915, or amendments thereof, and is entitled to the benefits thereunder, the amount will be secured by a first mortgage, repayable by half-yearly instalments of principal and interest over a period of 36½ years. The mortgage to be in the form provided by the regulations under the Discharged Soldiers Settlement Act, with the necessary modifications. Half-yearly instalment of principal and interest on loan of £100—£3. Interest: 5 per cent. per annum.

(2) If the successful tenderer is any one other than a "Discharged Soldier" the amount will be secured by a first mortgage, repayable by half-yearly instalments of principal and interest over a period of 34½ years. The mortgage to be in the form provided by the regulations aforementioned, with the necessary modifications.

Basis for calculation of instalments: Half-yearly instalment of principal and interest on loan of £100—£3 5s. Interest: 5½ per cent. per annum.

*Rebate.*—Instalments are subject to a rebate of one-tenth of the interest comprised therein if paid within fourteen (14) days of due date.

*NOTE.*—Attention is drawn to the provision that, whilst the property is subject to a mortgage under the provisions of the Discharged Soldiers Settlement Act, no transfer, assignment, under-letting, or other disposition of the property or part thereof may be made without the consent of the Hon. the Minister of Lands.

## CONDITIONS OF SALE, ETC.

(1) Tenders must be accompanied by a post-office order, bank cheque, or draft, in favour of the Receiver of Land Revenue, Wellington, for £50 (fifty pounds) to be applied in part payment of the purchase-money in the case of acceptance of the tender, and to be returned without interest in the case of non-acceptance of the tender.

(2) Upon being notified of acceptance, the successful tenderer must arrange for the completion of the purchase and payment of the balance of purchase-money or deposit as the case may be on the 9th day of May, 1927, at the office of Mr. Frank Herbert Cooke, Crown Solicitor, at Palmerston North, or such other place as the Commissioner of Crown Lands shall in writing appoint.

(3) All costs and incidental expenses (including Crown Solicitor's costs) in and about the preparation and completion of the transfer and mortgage for the balance of purchase-money (if any) shall be borne by the successful tenderer, and the memorandum of transfer shall be submitted to Mr. F. H. Cooke, Crown Solicitor, for approval at least fourteen days before the date appointed for completion of sale.

(4) Possession will be given and taken on the day of acceptance of the tender.

(5) All rates, taxes (except land-tax), and other outgoings shall be apportioned as at the date of acceptance of tender.

(6) The property shall be at the sole risk of the successful tenderer as from the date of acceptance of tender.

(7) If the successful tenderer shall fail to pay the deposit of balance purchase-money, or complete the purchase, or fail to comply with these conditions of sale, his deposit will be absolutely forfeited to the Commissioner of Crown Lands. This condition shall not prejudice the right of the Commissioner to sue for specific performance or damages.