

Kawhia County.—Pirongia Survey District.

Section 6, Block IX: Area, 198 acres 2 roods 15 perches. Capital value, £200. Deposit on deferred payments, £10; half-yearly instalment, £6 3s. 6d. Renewable lease: Half-yearly rent, £5.

Weighted with £1,367 10s., valuation for improvements and for freehold value of Section 5.

Situated about seventeen miles from Te Kawa Railway-station; eleven miles from Oparau Saleyards and store and half a mile from Te Rau-a-Moa School and post-office. About 167 acres bush land felled and grassed, with ragwort spreading; 23 acres stumped and 8 acres standing bush. Watered by running streams. Property is subdivided into seven paddocks, but fences need attention. About 20 chains draining have also been effected. Dwelling of four rooms (in fair repair), implement-shed, and cowshed. Total value of improvements, £717 10s.

The successful applicant for this area is required to take over Section 5 adjoining (freehold) by transfer from the Crown.

Section 5, Block IX, Pirongia Survey District, containing 127 acres 0 roods 25 perches, comprises about 50 acres in fair pasture, 76 acres in worn-out pasture, and 3 acres stumped land, over which ragwort and Canadian thistle and foxglove are spreading. Watered by running streams. Light soil, on sandstone and rubble formation. Lies well to the sun. Subdivided into four paddocks by fences in poor repair. Dwelling of four rooms, two of which are unlined. Total value as freehold, including all improvements, £650, repayable by instalment mortgage (see below). Combined with section above mentioned, the property is suitable for grazing on the back areas and dairying on a small scale on the front portions of both sections.

The weighting of £717 10s. for improvements on Section 6, and the freehold value of Section 5, with all improvements (£650), are to be repaid by a cash deposit of £167 10s., balance of £1,200 to be secured by instalment mortgage repayable by half-yearly instalments of principal and interest combined, amounting to £36 (term, 36½ years) if selector is a discharged soldier, or £39 (term 34½ years) for other selectors. In either instance the selector will require to meet all expenses in connection with the preparation and registration of the mortgage and of the transfer from the Crown.

Otorohanga County.—Pirongia Survey District.

Section 2, Block XIII: Area, 501 acres. Capital value, £250. Deposit on deferred payments, £10; half-yearly instalment, £7 16s. Renewable lease: Half-yearly rent, £5.

Weighted with £640, valuation for improvements consisting of lean-to dwelling (four rooms) in poor order, old shed, 320 chains fencing, 300 acres of pasture (now reverting) and 10 acres stumping. Total value, £640; repayable in cash or by instalment mortgage to State Advances Superintendent for thirty years, interest at 6 per cent.

Situated on Hauturu Road, two miles from Te Rau-a-Moa School and post-office by formed clay road. Saleyards, dairy factory, and store are at Oparau, eleven miles distant. Property high and broken, of inferior quality. About 300 acres have been felled and grassed; now reverting to second growth; balance light bush, comprising tawa, rimu, rata, with tawhero and rewarewa on spurs, and a fairly dense undergrowth of supplejack, punga, &c. Soil is a light loam on rubble formation; well watered by springs and running streams.

Section 8, Block XV: Area, 221 acres 3 roods 13 perches. Capital value, £140. Deposit on deferred payments, £10; half-yearly instalment, £4 4s. 6d. Renewable lease: Half-yearly rent, £2 16s.

Weighted with £102 10s., valuation for improvements comprising whare (unlined), shed 15 ft. by 9 ft., 120 chains fencing, and 15 acres stumping and grassing. Total value, £102 10s., repayable in cash or by a deposit of £2 10s., the balance to remain on instalment mortgage to the State Advances Superintendent for a term of twenty years, with interest at 6 per cent.

Situated on the Owaikura Road, about five miles from Honikiwi, where there is a post-office and school, and five and a half miles from Otorohanga Railway-station by metal road for four miles, balance formed clay road. There is a dairy factory and saleyards at the latter place. The land is generally of an undulating to steep nature. About 15 acres has been ploughed and grassed, but has now reverted and 30 acres is in light standing bush comprising tawa, rimu, rata, punga, and hinau, with a thick undergrowth of supplejack, mahoe, konini, wineberry, &c. The soil is of a medium to heavy nature on rock, papa, and sandstone formation. The section is well watered by running streams.

As witness the hand of His Excellency the Governor-General, this 11th day of November, 1927.

A. D. McLEOD, Minister of Lands.

Opening Land in the Wellington Land District for Sale or Selection.

CHARLES FERGUSSON, Governor-General.

IN pursuance and exercise of the powers and authorities conferred upon me by the Land Act, 1924, I, General Sir Charles Fergusson, Baronet, Governor-General of the Dominion of New Zealand, having received the report of the Under-Secretary in this behalf, as provided by section one hundred and seventy-six of the said Act, do hereby declare that the land described in the Schedule hereto shall be open for sale or selection on Tuesday, the twenty-fourth day of January, one thousand nine hundred and twenty-eight, and also that the land mentioned in the said Schedule may, at the option of the applicant, be purchased for cash or on deferred payments, or be selected on renewable lease; and I do hereby also fix the price at which the said land shall be sold, occupied, or leased as that mentioned in the said Schedule hereto, and do declare that the said land shall be sold, occupied, or leased under and subject to the provisions of the Land Act, 1924.

SCHEDULE.

WELLINGTON LAND DISTRICT.—THIRD-CLASS LAND.

Waimarino County.—Manganui Survey District.

SECTION 22, Block XVI: Area, 29 acres 2 roods 17 perches. Capital value, £30. Deposit on deferred payments, £5; half-yearly instalment, 16s. 3d. Renewable lease: Half-yearly rent, 12s.

Weighted with £40, valuation for improvements (20 acres felled and grassed), payable in cash.

Situated one mile from Horopito Railway-station by partly-swamp unmetalled road. It is fairly level, with patches of swamp and undergrowth. The pasture is run out, and now consists principally of moss and rushes. The section would carry about ten cows in summer only. The soil is of light loam resting on papa formation. Permanently watered by running streams.

As witness the hand of His Excellency the Governor-General, this 11th day of November, 1927.

A. D. McLEOD, Minister of Lands.

Opening Lands in the Southland Land District for Sale or Selection.

CHARLES FERGUSSON, Governor-General.

IN pursuance and exercise of the powers and authorities conferred upon me by the Land Act, 1924, I, General Sir Charles Fergusson, Baronet, Governor-General of the Dominion of New Zealand, having received the report of the Under-Secretary in this behalf, as provided by section one hundred and seventy-six of the said Act, do hereby declare that the lands described in the Schedule hereto shall be open for sale or selection on Tuesday, the seventeenth day of January, one thousand nine hundred and twenty-eight, and also that the lands mentioned in the said Schedule may, at the option of the applicant, be purchased for cash or on deferred payments, or be selected on renewable lease; and I do hereby also fix the prices at which the said lands shall be sold, occupied, or leased as those mentioned in the said Schedule hereto, and do declare that the said lands shall be sold, occupied, or leased under and subject to the provisions of the Land Act, 1924.

SCHEDULE.

SOUTHLAND LAND DISTRICT.—SECOND-CLASS LAND.

Wallace County.—Jacobs River Hundred.

SECTION 4, Block XXII: Area, 384 acres 3 roods 23 perches. Capital value, £579. Deposit on deferred payments, £30; half-yearly instalment, £17 11s. Renewable lease: Half-yearly rent, £11 8s.

Weighted with £300, valuation for felling and grassing and fencing, which must be paid in cash.

Situated about three miles and a half from Fairfax Railway-station, dairy factory, and school; road being metalled to within two miles and a half of section; balance formed. Good-quality soil on clay subsoil. There is also access by metalled road to within 50 chains of the north-east corner of the section; the balance being cleared, but not formed, and gives access to the clearing of 60 acres which is carrying good grass. A considerable area is flat to undulating, and will be suitable for cultivation when stumped.

Section 5, Block XXII: Area, 306 acres 1 rood 19 perches. Capital value, £1,100. Deposit on deferred payments, £50; half-yearly instalment, £34 2s. 6d. Renewable lease: Half-yearly rent, £22.