

Lands in Westland Land District open for Selection on Renewable Lease.

District Lands and Survey Office,
Hokitika, 13th December, 1927.

NOTICE is hereby given that applications for the under-mentioned sections on renewable lease will be received at the District Lands and Survey Office, Hokitika, up to 4 o'clock p.m. on Wednesday, the 25th day of January, 1928.

SCHEDULES.
FIRST SCHEDULE.

WESTLAND LAND DISTRICT.—RUNANGA VILLAGE SETTLEMENT.

Section.	Block.	Area.	Capital Value.			Half-yearly Rental.		
			£	s.	d.	£	s.	d.
*1	XLII	A. R. P. 0 0 35.4	40	0	0	0	16	0
*2	"	0 1 5.4	50	0	0	1	0	0
*3	"	0 1 11	50	0	0	1	0	0
*4	"	0 0 39.8	40	0	0	0	16	0
*5	"	0 1 11.4	50	0	0	1	0	0
*6	"	0 1 9.4	40	0	0	0	16	0
*12	XLIII	0 0 30	20	0	0	0	8	0
*13	"	0 1 0	20	0	0	0	8	0
14	"	0 1 0	20	0	0	0	8	0
15	"	0 1 0	20	0	0	0	8	0
16	"	0 1 0	20	0	0	0	8	0
17	"	0 1 0	20	0	0	0	8	0
19	"	0 1 0	20	0	0	0	8	0
20	"	0 1 0	20	0	0	0	8	0
21	"	0 1 0	20	0	0	0	8	0
22	"	0 0 28	12	10	0	0	5	0
23	"	0 0 28	20	0	0	0	8	0
1	XLV	0 1 7	30	0	0	0	12	0
2	"	0 1 0	20	0	0	0	8	0
3	"	0 1 0	20	0	0	0	8	0
4	"	0 1 0	20	0	0	0	8	0
5	"	0 1 0	20	0	0	0	8	0
6	"	0 1 0	20	0	0	0	8	0
9	"	0 1 0	20	0	0	0	8	0
10	"	0 1 0	20	0	0	0	8	0
11	"	0 0 35	20	0	0	0	8	0
15	"	0 0 37	12	10	0	0	5	0
16	"	0 0 37	12	10	0	0	5	0
17	"	0 0 37	12	10	0	0	5	0
18	"	0 0 37	12	10	0	0	5	0
19	"	0 0 37	12	10	0	0	5	0
20	"	0 0 37	12	10	0	0	5	0
21	"	0 0 37	12	10	0	0	5	0
22	"	0 0 37	12	10	0	0	5	0
23	"	0 1 1	20	0	0	0	8	0
1	XLVI	0 0 31	20	0	0	0	8	0
2	"	0 0 31	20	0	0	0	8	0
3	"	0 1 0	20	0	0	0	8	0
4	"	0 1 0	20	0	0	0	8	0
5	"	0 1 0	20	0	0	0	8	0
7	"	0 1 9	20	0	0	0	8	0
8	"	0 0 37	12	10	0	0	5	0
9	"	0 0 37	12	10	0	0	5	0
11	"	0 0 33	12	10	0	0	5	0
12	"	0 0 32	12	10	0	0	5	0

* Weighted with £200, valuation for six-roomed dwelling-house.

† Weighted with £300, valuation for seven-roomed dwelling-house.

CONDITIONS OF LEASE FOR LANDS IN FIRST SCHEDULE.

- The lands enumerated in the First Schedule are first-class lands, and are village allotments, open for selection on renewable lease under the provisions of the Land Act, 1924 (hereinafter referred to as "the said Act"), and its amendments.
- The day on which the said lands shall be open for selection shall be Wednesday, the 25th day of January, 1928.
- The rentals stated in the First Schedule shall be the half-yearly rentals at which the lands shall be open for selection.
- Applications for leases shall be made in manner as provided in Part I of the said Act; and all such applications shall be made to the Commissioner of Crown Lands, Hokitika, and leases will be issued in accordance with the provisions of Part I aforesaid.
- Leases issued for sections in the settlement will be construed and taken to be a demise of the surface of the land only, and shall not entitle the lessees to mine or quarry under the

demised land, or to extract, dig, or search for coal, gold, or any other metals or minerals therein or thereon.

- Lessees shall have no claim for compensation or otherwise against the lessor, or any other person or persons or body corporate whomsoever or whatsoever, for any loss which lessees may sustain on account of mining operations carried on below the surface of the demised land or lands adjoining.
- Each applicant shall state his or her residence, occupation, and condition in life (namely, whether married or single), and will be required to make the prescribed declaration.
- Each applicant shall pay the first half-year's rent, together with the lease and registration fee (21s.), immediately the application has been approved or declared successful at the ballot; also the rent for the period elapsing between the date of the lease and the due date of such half-yearly payment.
- All rents must be paid half-yearly, in advance, on the 1st days of January and July in each year, and the first half-year's rent is payable as before provided.

10. Improvements and residence on the land comprised in each lease shall be as provided in Part III of the said Act. The provisions of section 186, and all other provisions of the said Act with respect to substantial improvements, shall apply accordingly to lessees under these regulations. The provisions of section 179, and all other provisions of the said Act in respect of compulsory residence, shall apply accordingly to lessees under these regulations.

11. No lessee shall subdivide, sublet, or transfer the land held by him under these regulations, except under and subject to the provisions of Part I of the said Act.

12. No lessee shall hold more than one allotment except with the permission of the Minister, and such allotment shall be held for his or her sole use and benefit, and not for the use or benefit of any other person whomsoever. Each section is an allotment. No married woman shall be eligible as a selector if her husband is also a selector, and *vice versa*; but this provision shall not apply to any married woman who may become a transferee under a will or by virtue of an intestacy.

13. All the provisions of the said Act, so far as applicable, shall extend and apply to the lands affected by these regulations, and to the applications and leases to be made and issued thereunder, and generally to the interests created, and the persons whose rights, liabilities, or interests are thereby affected; and the mention of any particular provision of the said Act shall not be deemed to exclude any other provision of the said Act applicable to the particular case.

SECOND SCHEDULE.

WESTLAND LAND DISTRICT.—TOWN LAND.

Town of Runanga.—Borough of Runanga.

Section.	Block.	Area.	Capital Value		Half-yearly Rental.	
			£	£ s. d.	£	s. d.
4	III	A. R. P. 0 1 0	70	1	15	0
6	V	0 1 1	40	1	0	0
9	XIII	0 1 0	40	1	0	0
7	XIV	0 1 0	40	1	0	0
2	XVI	0 1 1	40	1	0	0
13*	XXXVI	0 0 39	20	0	10	0

* Weighted with £5 valuation for levelling and fencing.

38* | XXXVIII | 0 1 1 | 20 | 0 10 0

* Weighted with £180 valuation for a six-roomed dwelling.

ABSTRACT OF CONDITIONS OF LEASE FOR LANDS IN SECOND SCHEDULE.

- Term of lease, thirty-three years, with a perpetual right of renewal for further successive terms of thirty-three years.
- Rent, 5 per cent. per annum on the capital value, payable on 1st January and 1st July in each year.
- Applicants to be seventeen years of age and upwards.
- Applicants to furnish statutory declaration with application, and, on being declared successful, deposit £1 ls. (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.
- Applications made on the same day are deemed to be simultaneous.
- Order of selection is decided by ballot.
- Successful applicant to execute lease within thirty days after being notified that it is ready for signature.
- Residence is to be continuous for ten years.
- 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