

2. The right to cut and remove the timber will be sold generally in accordance with the provisions of the Land Act, 1924, and the timber regulations made thereunder, and such additional conditions as the Commissioner in his discretion considers necessary in the interests of the Crown or of the public.

3. The quantities of the various timbers set forth in the above Schedule are approximate only, and are furnished for the information of intending purchasers, who are expected, previous to the sale, to make their own estimate of the quantity of timber. No contract for purchase shall be voidable, nor shall the licensee be entitled to any abatement in price, by reason of the said timber being of less quantity, quality, and kind than as stated herein; nor shall any extra sum be claimed by the Crown if for any reason the quantity of timber is found to be in excess of that stated herein.

4. The promissory notes will be presented at intervals as indicated in the terms of payment, but they may be presented for payment at earlier dates if more than a due proportion of the timber is found to be cut, or should any breach of the conditions occur, or if in the opinion of the Commissioner the interest of the Crown is jeopardized.

5. The purchaser of the timber shall have no right to the use of the land.

6. The licensee shall have the right to cut and remove only such timber as can be milled and shall have no right to split posts, &c., and cut firewood.

7. The licensee shall have the right to construct and use such tramway or tramways as may be found necessary to the proper milling and removal of the timber.

8. The timber shall be cut in a face from such areas and in such order as the Commissioner may arrange; and the Crown reserves the right of following up the mill-workings by felling and grassing such areas as from time to time will have been cleared of milling-timber, or of disposing of the land.

9. The licensee shall not put, throw, or place, or allow to be put, thrown, or placed, into any river, stream, or watercourse, or into any place where it may be washed into any river, stream, or watercourse, any sawdust, or other sawmill refuse.

10. If at any time during the currency of these licenses the Field Inspector or other person duly authorized by the Commissioner of Crown Lands shall report, or it otherwise appears, that the timber on the said areas is being improperly cut, or that the interests of the Crown or settlers are prejudiced, or for any other reason, the Commissioner of Crown Lands may, by notice in writing to the licensee and his surety, suspend his license pending investigation; and the Commissioner may cancel such license if it is found that its conditions have been infringed, without prejudice to any proceeding for damage done, recovery of amounts due on royalty, or otherwise.

11. If the timber is unsold at auction, the right to cut it at the upset price will remain open for application until further notice.

12. No compensation will be given, nor shall any be claimed, for any error, discrepancy, or misdescription whatever in respect of either lot or in these conditions.

13. All the timber, whether standing or felled or in logs, shall remain the property of the Crown until all due instalments are paid.

14. Should any dispute arise as to boundaries, the decision of the Commissioner of Crown Lands shall be final and conclusive.

Further particulars may be obtained on application to this office.

W. D. ARMIT,
Commissioner of Crown Lands.

Land in Wellington Land District for Sale by Public Auction.

District Lands and Survey Office,
Wellington, 29th February, 1928.

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, State Fire Insurance Buildings, Wellington, at 2.30 o'clock p.m. on Friday, 13th April, 1928, under the provisions of the Land Act, 1924, and amendments.

SCHEDULE.

WELLINGTON LAND DISTRICT.—FIRST-CLASS LAND.

Waimarino County.—Retaruke Survey District.

SECTION 16, Block XI: Area, 4 acres 2 roods 8 perches. Upset price, £136 10s.

Weighted with £38, valuation for improvements consisting of a whare and fencing. This amount is payable in cash on the fall of the hammer.

Situated on the left bank of the Retaruke River, about twenty-eight miles from Raurimu Railway-station. A natural clearing, with about 3½ acres practically level; balance in creek slopes. Good loam soil on papa formation. Well watered. Altitude, about 600 ft. above sea-level.

TERMS OF SALE.

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) to be paid within thirty days thereafter.

2. *Deferred Payments.*—Five per cent. of the purchase-money and license fee (£1 ls.) to be paid on the fall of the hammer; the balance by equal half-yearly instalments extending over 34½ years, bearing interest at the rate 5½ per cent. per annum on the unpaid purchase-money, but with the right to pay off at any time the whole or any part of the outstanding amount.

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.

In either case, if the purchaser fails to make any of the prescribed payments by due date, the amount already paid shall be forfeited and the contract for sale of the land shall be null and void.

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

The land is 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 absolute accuracy of any description.

Further particulars may be obtained at this office.

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

Reserve in Taranaki Land District for Lease by Public Auction.

District Lands and Survey Office,
New Plymouth, 29th February, 1928.

NOTICE is hereby given that written tenders will be received at the District Lands and Survey Office, New Plymouth, up to 4 o'clock p.m. on Thursday, the 12th of April, 1928, for a lease of the undermentioned reserve under the provisions of the Public Reserves and Domains Act, 1908, and amendments.

SCHEDULE.

TARANAKI LAND DISTRICT.—HAWERA COUNTY.

SUBDIVISION 11 of Section 45, Block V, Hawera Survey District. Area, 7 acres 0 roods 1 perch. Term: 7 years. Upset annual rent, £20.

Situated on the Ketemarae Road, about a mile from the Normanby Railway-station. The section is practically all flat, with the exception of a slope down to a swampy creek. The section is triangular in shape, and is bounded by a high live fence on two sides, and a wire fence and swamp on the other. Badly watered. Suitable for grazing or a holding paddock.

Abstract of Terms and Conditions of Lease.

1. Tenders must be accompanied by marked cheque or post-office order for six months' rent at the rate offered, together with £1 ls. (lease fee).

2. Residence is not compulsory and no statutory declaration is required. No compensation shall be claimed by the lessee, nor shall any be allowed by the Crown, on account of any improvements effected by the lessee, nor for any other cause.

3. Possession will be given on the day of acceptance of tender.

4. The lease shall be for the term of seven years, but shall be subject to termination by twelve months' notice in the event of the land being required by the Crown.

5. The rent shall be payable half-yearly in advance, free from all deductions whatsoever.

6. The lessee shall have no right to sublet, transfer, or otherwise dispose of the land comprised in the lease, except with the written consent of the Commissioner of Crown Lands first had and obtained.

7. The lessee shall not take more than two crops, one of which must be a root-crop, from the same land in succession; and either with or immediately after a second crop of any kind he shall sow the land down with good permanent cultivated grasses and clovers.

8. The lessee shall prevent the growth and spread of gorse, broom, and sweetbriar on the land comprised in the lease; and he shall with all reasonable despatch, remove, or cause to be removed, all gorse, sweetbriar, broom, or other noxious weeds or plants, as may be directed by the Commissioner of Crown Lands; and he shall, at the proper season in each