

Lease No. R.L. 72. Section 4, Block III, Tutaki Survey District. Formerly held by A. T. Fawcett. Reason for forfeiture: Non-compliance with conditions of lease.

G. JAS. ANDERSON, for Minister of Lands.

Land in the Canterbury Land District forfeited.

Department of Lands and Survey,
Wellington, 7th March, 1928.

NOTICE is hereby given that the lease of the under-mentioned land having been declared forfeited by resolution of the Canterbury Land Board, the said land has thereby reverted to the Crown under the provisions of the Land Act, 1924, and the Discharged Soldiers Settlement Act, 1915, and amendments.

SCHEDULE.

CANTERBURY LAND DISTRICT.

TENURE: R.L. 568. Section 3, Lansdown Settlement. Formerly held by T. E. Gynes. Reason for forfeiture: Non-compliance with conditions of lease.

G. JAS. ANDERSON, for Minister of Lands.

Land in Taranaki Land District for Selection on Renewable Lease.

District Lands and Survey Office,
New Plymouth, 7th March, 1928.

NOTICE is hereby given that the undermentioned section is open for selection on renewable lease under the Land Act, 1924; and applications will be received at the District Lands and Survey Office, New Plymouth, up to 4 o'clock p.m. on Wednesday, 28th March, 1928.

Preference at the ballot will be given to landless applicants who have one or more children dependent on them; to landless applicants who, within two years immediately preceding date of ballot, have applied for land at least twice unsuccessfully; to applicants who have served beyond New Zealand as members of the Expeditionary Force; to persons engaged on military service beyond New Zealand in connection with the late war, if such persons immediately prior to the war were *bona fide* residents in New Zealand; and to applicants who, while domiciled in New Zealand, have served beyond New Zealand as members of any of His Majesty's Forces in connection with any war other than the war with Germany.

SCHEDULE.

TARANAKI LAND DISTRICT.

THIRD-CLASS LAND.

Clifton County.—Upper Waitara Survey District.

(Exempt from Rent for Three Years.)

SECTION 4, Block XI: Area, 1,215 acres. Capital value, £450. Half-yearly rent, £9.

Exempt from payment of rent for a period of three years provided improvements to the value of £50 are effected annually during the exemption period.

Weighted with £1,040, valuation for improvements comprising approximately 550 acres felling and grassing (now deteriorated), four-roomed house and pantry, tool-house, and about 200 chains of fencing. This amount is payable in cash, or may be secured by way of first mortgage to the State Advances Department.

Property is situated about thirteen miles from Matau School. Access is gained by way of the Waitara Valley Road, thence by way of a low-level bridge across the Waitara River. Property is subdivided into nine paddocks. In its present condition it is estimated to carry 350 ewes, 150 dry sheep, and 30 head of cattle.

ABSTRACT OF CONDITIONS OF LEASE.

1. Term of lease, sixty-six years, with a perpetual right of renewal for further successive terms of sixty-six years.
2. Rent, 4 per cent. per annum on the capital value, payable on 1st January and 1st July in each year.
3. Applicants to be seventeen years of age and upwards.
4. 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.
5. Applications made on the same day are deemed to be simultaneous.
6. Order of selection is decided by ballot.

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7. Successful applicant to execute lease within thirty days after being notified that it is ready for signature.

8. Residence is to commence within four years in bush land or swamp land, and within one year in open or partly open land, and to be continuous for ten years. Under certain conditions personal residence may be dispensed with.

9. *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 price; and thereafter, but within six years, to the value of another 10 per cent. of the price. In addition to the foregoing, and within six years, improvements are also to be effected to the value of £1 for every acre of first-class land, 10s. for every acre of second-class land, and 2s. 6d. for every acre of third-class land.

10. Lessee to pay all rates, taxes, and assessments.

11. Transfer not allowed until completion of two years' continuous residence, except under extraordinary circumstances, and then only with permission.

12. Roads may be taken through the lands at any time within seven years; twice the original value to be allowed for area taken for such roads.

13. Lease is liable to forfeiture if conditions are violated.

Full particulars may be obtained from the Commissioner of Crown Lands, New Plymouth.

W. D. ARMIT,
Commissioner of Crown Lands.

Timber in North Auckland Land District for Sale by Public Tender.

North Auckland District Lands and Survey Office,
Auckland, 12th March, 1928.

NOTICE is hereby given that written tenders for the purchase of the undermentioned milling-timber will be received at the North Auckland District Lands and Survey Office, Auckland, up to 4 o'clock p.m. on Thursday, 12th April, 1928, under the provisions of the Land Act, 1924, and the regulations thereunder.

SCHEDULE.

NORTH AUCKLAND LAND DISTRICT.—BAY OF ISLANDS COUNTY.

Section Part 27, Block II, Hukerenui Survey District.

108 green kauri trees	166,077	superficial feet.
19 dry kauri trees	32,144	..
51 totara trees	45,863	..
23 green rimu trees	27,725	..
3 kahikatea trees	5,058	..
204 trees containing	276,867	..

Upset price, £715.

Time for removal: One year.

TERMS OF PAYMENT.

One-half of the amount of the tender to be paid in cash within seven days after acceptance of tender, together with £1 ls. license fee; balance payable six months thereafter.

All instalment-payments shall bear interest at the rate of 5 per cent. per annum as from the date of acceptance of tender, and with the interest added shall be secured by "on demand" promissory notes endorsed by two approved sureties, and such bills are to be completed, and lodged with the Commissioner of Crown Lands within fourteen days after notifying the purchaser to complete.

Tenders must be accompanied by a deposit of 5 per cent. on the amount of tender in cash, marked cheque, or post-office order; the balance to be paid, if tender accepted, in terms as stated above.

Conditions of Sale.

1. Intending purchasers are expected to visit the locality and to satisfy themselves in every particular on all matters relating to the sale.
2. The right is reserved to the Commissioner of Crown Lands to withdraw this timber from sale either before or after the date for receipt of tenders.
3. The aforementioned quantities, qualities, and kinds as to the said timber shall be taken as sufficiently accurate for the purpose of this sale, and no contract for purchase shall be voidable, nor shall the successful purchaser be entitled to any abatement in price, by reason of the said timber being of less quantity, quality, and kind than as stated herein, or in any advertisement having reference to the said timber, nor shall any extra sum be claimed by the Crown if the said quantity of timber is found to be in excess of that stated herein.