

by a road to the north-western corner of Section 278; thence along the northern boundary of the said Section 278, to the Rangitopuni Stream, the point of commencement. As the same is more particularly delineated on the plan numbered 17/10, deposited in the Head Office, State Forest Service, at Wellington, and thereon edged red.

AUCKLAND LAND DISTRICT.—MARAMARUA FOREST FIRE DISTRICT.

Total Area: 26,450 Acres (approximately).

ALL that area, including public roads and reserves, situated in Blocks I, II, V, VI, VII, IX, X, and XI, Piako Survey District, and Blocks IV, VII, VIII, and XII, Maramarua Survey District, in the Parishes of Maramarua and Whangamarino in the Counties of Waikato and Hauraki Plains, bounded generally as follows: Commencing at the south-east corner of Section 1, Block XI, Piako Survey District, by the south boundary of the said section to a public road; thence by said road in a generally westerly and north-westerly direction to the east corner of Section 199a, Block V, Piako Survey District; along the south boundary of said section to a public road; thence by said road and south-east boundary of Section 200, Blocks V and IX, Piako Survey District, to a public road; thence by said road to the Whangamarino River; thence by said river to a public road, being the boundary between Sections 39 and 58b, Block XII, Maramarua Survey District; thence by said road to the south-eastern corner of Lot 33 of Section 22, Blocks VII and VIII, Maramarua Survey District; thence by the south-eastern boundaries of the said Lot 33, Lot 32, and Lot 31, and west boundary of said Lot 31 to a road; along said road to the south-east corner of Lot 28 of Section 65, Block VII, Maramarua Survey District; thence along east boundary of said Lot 28; thence by a straight line in a north-easterly direction to the south-east corner of Section 41, Block III, Maramarua Survey District; thence by a straight line to the north-west corner of Lot 3, Section 4, Blocks IV and VIII, Maramarua Survey District; thence by the northern boundary of Lots 3, 2, and 4B part 4 to the western corner of Section 5s, Kopuku No. 2 Settlement, along the north-western boundary of said Section 5s, the south-western and northern boundaries of Section 63, the northern boundary of Section 32, Blocks I, Piako, and IV, Maramarua, Survey Districts; thence by a public road forming the north-western boundary of Sections 23, 23A, and 52; thence by the main Maramarua-Waitakaruru road forming the north-eastern boundary of Sections 52, 53, 54, 26A, and 26, Blocks I and II, Piako Survey District, to the north-east corner of the last-mentioned section; thence by a road forming the south-eastern boundary of the said Section 26, by the north-eastern boundary of Section 9, Block VI, Piako Survey District, the northern boundary of Section 70A; thence by a straight line from the north-eastern corner of the said Section 70A to the south-east corner of Section 28, Blocks VI and VII, Piako Survey District; thence following the north-western and north-eastern boundaries of Section 3 to a public road; then by said road and the eastern boundary of Section 1, Block XI, Piako Survey District, to the point of commencement. As the same is more particularly delineated on plan number 25/4, deposited in the Head Office of the State Forest Service, at Wellington, and thereon bordered red.

O. HAWKEN,  
Commissioner of State Forests.

**MAORI LANDS NOTICE.**

*Maori Lands for Lease by Public Tender.*

Waikato-Maniapoto District Maori Land Board,  
Auckland, 19th January, 1928.

NOTICE is hereby given, in terms of the Native Land Act, 1909, and the regulations thereunder, that written tenders are invited and will be received at the office of the Waikato-Maniapoto District Maori Land Board, Auckland, up to 4 o'clock p.m. on Tuesday, 28th February, 1928, for the lease of the land named in the Schedule hereto, for a term of fifteen years, with a right of renewal for a further term of fourteen years and ten months.

**SCHEDULE.**

WAITOMO COUNTY.—SECOND-CLASS LAND.

MARAETATA F.F., Block VII, Otakeke Survey District: Area, 22 acres 1 rood 24 perches. Upset annual rental, £22 8s. Low-lying and flat land. About 12 acres in grass; balance cleared. House on the property.

Situated on the Awakino Road about eight miles from Te Kuiti.

**TERMS AND CONDITIONS OF LEASE.**

1. The term of the lease shall be fifteen years from the 1st January, 1928, at the rental tendered, with right of renewal for one further term of fourteen years and ten months, at a rental assessed at 5 per cent. on the unimproved value of the land at the time of the renewal, such valuation, in the event of a dispute, to be determined by arbitration. Compensation for substantial improvements shall be allowed to the lessee at the expiration of the second term of the lease, as provided in section 263 of the Native Land Act, 1909.

2. Residence to commence within four years in bush lands or swamp lands, and within one year in open or partly open lands, and to be continuous for six years.

3. Lessee has no right to minerals without license, but he may use on the land any minerals for any agricultural, pastoral, household, roadmaking, or building purposes.

4. Every lessee shall bring into cultivation,—

(a) Within one year from the date of his lease, not less than one-twentieth of the land leased by him;

(b) Within two years from the date of his lease, not less than one-tenth of the land leased by him;

(c) Within four years from the date of his lease, not less than one-fifth of the land leased by him;

and shall, within six years from the date of his lease, in addition to the cultivation of one-fifth of the land, have put substantial improvements of a permanent character (as defined by the Land Act, 1908) on first-class land to the value of £1 for every acre of such land, and on second-class land to an amount equal to the net price of every acre of such land: Provided that in no case shall the additional improvements required on second-class land be more than 10s. per acre, or 2s. 6d. on third-class land.

5. (a) Rent shall be payable half-yearly in advance.

(b) Lessee shall not assign the lease without the consent of the Board.

(c) Lessee will cultivate the land in a husbandlike manner, and keep it free from noxious weeds.

(d) Lessee will keep fences and buildings in repair.

(e) Lessee will fence without any right of resort to the Board for contribution on account of the Board owning or occupying adjacent land; but this provision shall not deprive the lessee of any rights he may have against any subsequent occupier, other than the Board, of such adjacent land.

(f) A copy of the form of lease can be inspected at the office of the Under-Secretary for Native Affairs, Wellington, or the office of the Board.

**GENERAL INSTRUCTIONS TO TENDERER.**

1. The sections to be leased jointly and subject to reserve price or rental specified.

2. Every tender shall be enclosed in a sealed envelope, addressed to the President of the Board, and marked on the outside as follows: "Tender for lease of \_\_\_\_\_, Block \_\_\_\_\_"

3. Tenders for lease must be accompanied by six months' rent, lease fee (£4 4s.), an amount sufficient to cover stamp duty and registration fee, and the amount with which the section is loaded with improvements.

NOTE.—Stamp duty will be 6s. if rent is under £50 per annum, with an additional 3s. for each further £50 or fraction thereof; registration fee is uniformly 10s.

4. The highest tenderer to be declared the lessee, but the Board reserves to itself the right to decline to accept any tender.

5. The successful lessee will require to make a declaration to the effect that he is legally qualified to become the lessee of the land, and that he is acquiring the land solely for his own use and benefit, and not directly or indirectly for the use or benefit of any other person.

6. The lands are offered under the Native Land Act, 1909, and the regulations made thereunder, and lessees shall be deemed to be acquainted with the provisions thereof, and be bound thereby as effectually as if such provisions were embodied herein.

**INSTRUCTIONS TO APPLICANTS.**

The lands are described for the general information of intending tenderers, who are recommended, nevertheless, to make personal inspection, as the Board is not responsible for the absolute accuracy of any description.

Areas may be liable to slight alterations.

Tenders must be sent to the office of the Waikato-Maniapoto District Maori Land Board, Auckland, and must be made on the proper forms, to be obtained at the office of the Board.

Full particulars may be obtained at the office of the Waikato-Maniapoto District Maori Land Board, Auckland.

C. E. MACCORMICK, President,  
Waikato-Maniapoto District Maori Land Board.