

CROWN LANDS NOTICE.

Lands in Wellington Land District for Sale under the Provisions of the Hutt Valley Lands Settlement Act, 1925.

District Lands and Survey Office,
Wellington, 25th June, 1929.

NOTICE is hereby given that the undermentioned sections will be offered for sale at the Conference Hall, Dominion Farmers' Buildings, Wellington, at 7.30 o'clock p.m., on Wednesday, the 7th August, 1929.

The sections may be purchased for cash; for cash by instalments; or on special deferred payments under the provisions of the Hutt Valley Lands Settlement Act, 1925, and the Land for Settlements Act, 1925.

SCHEDULE.

WELLINGTON LAND DISTRICT.—LOWER HUTT BOROUGH.
Belmont Survey District.—Hutt Valley Settlement.

Section.	Block.	Area.	Section.	Block.	Area.
6	LVII	A. R. P. 0 0 20-82	46	LVII	A. R. P. 0 0 20-82
7	"	0 0 23-93	47	"	0 0 21-85
8	"	0 0 22-65	48	"	0 0 22-95
10	"	0 0 21-79	49	"	0 0 23-2
11	"	0 0 21-96	50	"	0 0 24-1
12	"	0 0 21-53	51	"	0 0 30-18
13	"	0 0 24-63	52	"	0 0 32-03
14	"	0 0 23-86	15	LVI	0 0 23-99
15	"	0 0 24-2	16	"	0 0 23-99
16	"	0 0 23-69	17	"	0 0 23-99
17	"	0 0 22-04	18	"	0 0 23-99
19	"	0 0 21-22	19	"	0 0 23-99
20	"	0 0 22-15	20	"	0 0 23-99
21	"	0 0 24-65	21	"	0 0 23-99
22	"	0 0 24-71	22	"	0 0 22-47
26	"	0 0 22-35	23	"	0 0 22-15
27	"	0 0 20-88	24	"	0 0 22-42
28	"	0 0 21-16	25	"	0 0 22-6
29	"	0 0 21-7	26	"	0 0 22-57
30	"	0 0 21-93	27	"	0 0 22-41
31	"	0 0 21-66	28	"	0 0 22-41
32	"	0 0 21-35	29	"	0 0 22-41
34	"	0 0 30-08	30	"	0 0 22-52
36	"	0 0 30-76	31	"	0 0 22-52
37	"	0 0 31-7	32	"	0 0 22-53
38	"	0 0 24-94	33	"	0 0 22-53
39	"	0 0 24-5	34	"	0 0 22-53
40	"	0 0 23-36	35	"	0 0 22-53
41	"	0 0 24-42	36	"	0 0 22-53
42	"	0 0 24-7	37	"	0 0 22-53
43	"	0 0 24-97	38	"	0 0 22-53
44	"	0 0 23-65	39	"	0 0 21-55
45	"	0 0 24-24			

The portion of the Bell Block now under offer is situated to the south of the Woburn Railway-station, and lies between the new railway workshops and the Waiwetu River. Bell Road, which traverses the block, will shortly become the main thoroughfare between the Hutt Valley and the eastern bays. The bridge over the Waiwetu River is now in course of erection and when completed will provide direct access to the industrial area.

The block has been subdivided into residential sites, varying in area from 20 to 30 perches, with adequate frontages provided, and the prices fixed should be within the reach of everyone's pocket.

The engineering works comprising street-construction, storm-water drainage, and sewerage are now completed and, with the addition of gas and electric lighting, provide all the amenities that can be desired.

A recreation-ground of approximately 4 acres and a school-site of 5 acres have been provided in this subdivision.

ABSTRACT OF CONDITIONS OF SALE.

Cash.

One-fifth of the purchase-money to be paid on the fall of the hammer, and the remaining four-fifths, together with Crown-grant fee of £1, within thirty days thereafter.

Cash by Instalments.

(a) Ten per cent. of the purchase-money, and license fee of £1 ls., on the fall of the hammer.

(b) Ten per cent. thereof on the expiration of each of the following periods from the date of sale—namely, three months, six months, nine months, and twelve months.

(c) The balance of 50 per cent. on the expiration of eighteen months from the date of sale.

(d) Interest on the unpaid balance of purchase-money to be payable with each instalment, and to be computed at the rate of 5½ per cent. per annum.

Special Deferred Payments.

(a) Five per cent. of purchase-money, together with £1 ls. (license fee), to be paid on the fall of the hammer.

(b) The balance of the purchase-money, with interest thereon at the rate of 5½ per cent. per annum, to be paid by instalments extending over a period of 34½ years.

(c) In addition to the prescribed half-yearly instalment the purchaser may, on making such payment, pay any sum or sums not less than £5 or multiple of £5 in reduction of the purchase-money.

(d) 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.

If the purchaser fails to make any of the prescribed payments by due date, whether of purchase-money or interest, the amount (if any) already paid shall be forfeited and the contract for the sale be null and void.

It shall not be lawful for any person to acquire more than two allotments of land, subject to the provisions of the Hutt Valley Lands Settlement Act, 1925, under the system of deferred payments providing for repayment of purchase-money in 34½ years, and where any person so acquires two allotments, such allotments shall be contiguous.

Except on the recommendation of the Land Board and with the approval of the Minister of Lands, it shall not be lawful for any lessee or licensee of land subject to the provisions of the Hutt Valley Lands Settlement Act, 1925, to transfer his interest in such land before the expiration of ten years from the date of the original disposal of the land under the aforesaid Act.

Title will be subject to section 85 of the Land for Settlements Act, 1925, and Part XIII of the Land Act, 1924.

The lands are 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 accuracy of any description.

Sale plans and full particulars may be obtained at this office.

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

BANKRUPTCY NOTICES.

In Bankruptcy.—In the Supreme Court holden at Auckland.

NOTICE is hereby given that GEORGE FENTON-WILLIAMS, of Whakatane, Fruiterer, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at my office on Wednesday, the 26th day of June, 1929, at 11 o'clock a.m.

V. R. CROWHURST,
Acting Official Assignee.
18th June, 1929.

In Bankruptcy.—In the Supreme Court holden at Auckland.

NOTICE is hereby given that GEORGE BROWN, Farmer, of Turua, was this day adjudged bankrupt; and I hereby summon a meeting of creditors to be holden at my office on Thursday, the 27th day of June, 1929, at 11 o'clock a.m.

V. R. CROWHURST,
Acting Official Assignee.
18th June, 1929.