

4. Rent payable half-yearly in advance on the 1st January and 1st July in each and every year.

5. Interest at the rate of 10 per cent. per annum payable on rent in arrears for more than thirty days.

6. The lessee to pay and discharge all rates, taxes, assessments, charges, impositions, and outgoings whatsoever.

7. The lessee to have no right to assign, sublet, or otherwise dispose of the land or any part thereof comprised in his lease without the consent in writing of the Land Board of the Nelson Land District first had and obtained.

8. Lessee to keep land free from noxious weeds.

9. No gravel to be removed without consent of Nelson Land Board.

10. Lessee not to engage in any noxious, noisome, or offensive trade upon the land.

11. No improvements to be made without the consent of the Nelson Land Board. Improvements effected with permission only will be protected at expiration or sooner determination of lease.

12. Valuations of improvements and valuations for rental purposes on renewal will be made by two indifferent persons, one to be appointed by the Nelson Land Board and the other by the lessee.

13. These arbitrators may appoint an umpire if they cannot agree. Decision of umpire to be final.

14. Lease liable to forfeiture if any of the conditions violated.

ABSTRACT OF TERMS AND CONDITIONS OF LEASE OF LANDS IN SECOND SCHEDULE.

1. The highest bidder shall be the purchaser.

2. One year's rent at the rate offered, broken period rent, and £1 ls. (lease fee) shall be payable on the fall of the hammer.

3. Lease shall be for a term not exceeding one year from 1st January, 1930, terminable at any time on one month's notice in writing.

4. If land is not required for public purposes lease will be renewed automatically by payment of annual rental.

5. Land may be used for grazing purposes only.

6. No permanent improvements shall be effected.

7. No compensation for improvements.

8. Lease liable to forfeiture for non-payment of rent within thirty days of due date.

Further particulars may be obtained from the Commissioner of Crown Lands, Nelson.

A. F. WATERS,
Commissioner of Crown Lands.

Land in Southland Land District for Sale by Public Auction.

District Lands and Survey Office,
Invercargill, 13th November, 1929.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction for cash or on deferred payments at this office on Wednesday, the 18th December, 1929, at 11 o'clock a.m., under the provisions of the Land Act, 1924, and amendments, and the Land for Settlements Act, 1925.

SCHEDULE.

SOUTHLAND LAND DISTRICT.—WAIKIWI TOWN SETTLEMENT.

| Section. | Area. | Upset Price. | Minimum Deposit on Deferred Payments. |
|-----------|----------|--------------|---------------------------------------|
| | Perches. | £ | £ |
| 8s | 38.7 | 75 | 5 |
| 9s | 39.2 | 55 | 5 |
| 10s | 39.3 | 75 | 5 |
| 11s | 39.3 | 75 | 5 |
| 12s | 39.4 | 75 | 5 |
| 13s | 39.4 | 75 | 5 |
| 14s | 39.5 | 80 | 5 |
| 15s | 39.5 | 80 | 5 |
| 16s | 39.2 | 100 | 5 |
| 17s | 39.8 | 90 | 5 |
| 18s | 39.8 | 90 | 5 |
| 19s | 39.8 | 90 | 5 |
| 20s | 39.3 | 95 | 5 |

The sections comprise excellent suburban building-sites, adjacent to school, post-office, and railway-station, and only a few chains from Waikiwi-Invercargill tram terminus.

Terms of Sale.

Cash: One-fifth of the purchase-money to be paid on the fall of the hammer, and the balance, with Crown-grant fee (£1 ls.), within thirty days thereafter.

Deferred Payments: The deposit of £5, together with £1 ls. (license fee), to be paid on the fall of the hammer.

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.

The licensee shall have the right at any time during the currency of his license to pay off either the whole of the purchase-money or any half-yearly instalment or instalments thereof then remaining unpaid.

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 the amount already paid shall be forfeited and the contract for the sale be null and void.

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

Full particulars may be obtained at this office.

THOS. POUND,
Deputy Commissioner of Crown Lands.

Land in Southland Land District for Sale by Public Auction.

District Lands and Survey Office,
Invercargill, 13th November, 1929.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction for cash or deferred payments at this office on Wednesday, the 18th December, 1929, at 11 o'clock a.m., under the provisions of the Land Act, 1924, and amendments.

SCHEDULE.

SOUTHLAND LAND DISTRICT.—NEW RIVER HUNDRED.

SECTION 2, Block XX: Area, 17 acres 1 rood. Upset price, £250. Minimum deposit on deferred payments, £15.

Weighted with £37 10s., valuation for fencing; payable in cash.

Situated two miles east of Isla Bank, by metalled road. All level land of good quality, and all in new grass. Suitable for mixed farming.

Terms of Sale.

Cash: One-fifth of the purchase-money to be paid on the fall of the hammer, and the balance, with Crown-grant fee (£1) and valuation for improvements, within thirty days thereafter.

Deferred Payments: The deposit of £15, together with £1 ls. (license fee) and valuation for improvements, to be paid on the fall of the hammer.

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.

The licensee shall have the right at any time during the currency of his license to pay off either the whole of the purchase-money or any half-yearly instalment or instalments thereof then remaining unpaid.

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 the amount already paid shall be forfeited and the contract for the sale be null and void.

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

Full particulars may be obtained at this office.

THOS. POUND,
Deputy Commissioner of Crown Lands.

Lands in Canterbury Land District for Sale by Public Auction.

District Lands and Survey Office,
Christchurch, 13th November, 1929.

NOTICE is hereby given that the undermentioned lands will be offered for sale by public auction for cash at the Public Hall, Hinds, at 12 o'clock noon on Wednesday, 18th December, 1929, under the provisions of the Land Act, 1924.