

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 the Southland Land District for Sale by Public Auction.

District Lands and Survey Office,
Invercargill, 17th December, 1929.

NOTICE is hereby given that the right to cut and remove the sawmilling-timber on the undermentioned land will be offered for sale by public auction at the District Lands and Survey Office, Invercargill, at 11 o'clock a.m. on Wednesday, the 22nd January, 1930, under the provisions of the Land Act, 1924, and the timber regulations made thereunder.

SCHEDULE.

SOUTHLAND LAND DISTRICT.

SECTIONS 3 and 4, Block V, Aparima Hundred: Total area, 327 acres 0 roods 25 poles.

Estimated quantity of timber:—

Rimu	454,378 ft. board measurement.
Miro	118,294 ft. „
Kahikatea	59,269 ft. „

Upset price, £474. Time for removal: Eighteen months.

Terms of payment: One-fifth of the purchase-money and £1 ls. (license fee) to be paid on the fall of the hammer, and the balance by approved promissory notes in four equal instalments due in six, nine, twelve, and fifteen months respectively.

Situated about three miles from Otautau Railway-station. The land is fairly steep but not broken, and the timber should not be difficult to mill.

CONDITIONS OF SALE.

1. The right to cut and remove the timber will be sold generally in accordance with the provisions of the Land Act, 1924, the timber regulations made thereunder, and the following conditions.

2. The quantities 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 on each lot. 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 therein, nor shall any extra sum be claimed by the Crown if the quantity of timber is found to be in excess of that stated herein.

3. The promissory notes will be presented at intervals as indicated in 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.

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

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

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

7. If at any time during the currency of the license a Field Inspector or other person duly authorized by the Commissioner of Crown Lands shall report, or it otherwise appears, that the timber on any of the said areas is being improperly cut, or that the interest 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 the license pending investigation, and the

Commissioner may cancel such license if it is found that its conditions have been infringed, without prejudice to any proceedings for damage done, recovery of amount due to royalty, or otherwise.

8. If the timber on the lot is unsold at auction the right to purchase same at the upset price will remain open for application until further notice.

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

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

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

12. The timber will be sold generally in accordance with the areas and boundaries as shown on the sale maps, which may be seen at the District Lands and Survey Office, Invercargill.

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

THOS. POUND,
Deputy Commissioner of Crown Lands.

MAORI LAND NOTICE.

Maori Land for Sale by Public Tender.

Waikato-Maniapoto District Maori Land Board,
Auckland, 16th December, 1929.

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 January, 1930, for the purchase of the land named in the Schedule hereto.

SCHEDULE.

OTOROHANGA COUNTY.—SECOND-CLASS LAND.

Mangaorongo Survey District.

SECTION 13 (part), Block XI: Area, 45 acres 3 roods 15 perches. Upset price, £103.

This is the northern portion of Section 13. Open fern and manuka-scrub country. Soil fair; well watered.

Section 7, Block VIII: Area, 1 acre 3 roods 39 perches. Upset price, £10.

Section 8, Block VIII: Area, 2 acres 2 roods 11 perches. Upset price, £13.

Two small sections on either side of the Maihihi-Hingaia Road where it crosses the Maihihi Stream, set aside, but no longer required as reserves.

ABSTRACT OF CONDITIONS.

1. Every tenderer to deposit along with his tender a sum equal to 5 per cent. of the price tendered, and to pay a further 5 per cent. on being declared the purchaser. The balance of the purchase-money to be paid in twenty equal half-yearly instalments.

2. The purchaser to pay interest on unpaid purchase-money at the rate of 5 per cent. per annum. Interest to be payable on the 1st July and 1st January of each year, and to date from the signing of the contract of sale.

3. Tenderers for purchase must be accompanied by a fee of £4 4s. to meet costs and expenses incidental thereon, together with the amount with which the section is loaded for improvements (if any), and also an amount sufficient to cover stamp duty (10s. for every £50 or portion thereof) and 10s. for registration fee.

4. The purchaser shall, at the end of five years, upon payment of balance of purchase-money, be entitled to a transfer of the fee-simple of the land.

5. Residence and improvements to conform with sections 250 and 256 of the Native Land Act, 1909.

GENERAL INSTRUCTIONS TO TENDERERS.

1. The land to be sold subject to reserve price specified.
2. Each tender shall be enclosed in a sealed envelope, addressed to the President of the Board, and marked on the outside as follows: "Tender for purchase of Section , Block , Mangaorongo Survey District."

3. Subject to restrictions and qualifications presented by Act or by regulation, the land will be sold to highest qualified tenderer.

4. The successful purchaser will require to make a declaration to the effect that he is legally qualified to become the