

*Land in Southland Land District for Sale by Public Auction.*

District Lands and Survey Office,  
Invercargill, 4th March, 1930.

NOTICE is hereby given that the undermentioned land will be offered for sale by public auction for cash at this office on Wednesday, the 2nd April, 1930, at 11 o'clock a.m., under the provisions of the Land Act, 1924, and amendments.

## SCHEDULE.

SOUTHLAND LAND DISTRICT.—TOWN OF MATAURA BRIDGE.

## TOWN LAND.

SECTION 2, Block I: Area, 38.5 perches. Upset price, £30. Weighted with £50, valuation for improvements consisting of buildings and fencing.

*Description.*

The section is situated about a quarter of a mile from Mataura Railway-station, and is in the centre of the business portion of the town. Level land.

*Terms of Sale.*

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

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.

Full particulars may be obtained at this office.

J. MACDONALD,  
Commissioner of Crown Lands.

*Education Reserve in Southland Land District for Lease by Public Auction.*

District Lands and Survey Office,  
Invercargill, 3rd March, 1930.

NOTICE is hereby given that the lease of the undermentioned section will be offered for lease by public auction at this office on Wednesday, the 2nd April, 1930, at 11 o'clock a.m., under the provisions of the Education Reserves Act, 1928, and the Public Bodies' Leases Act, 1908.

## SCHEDULE.

SOUTHLAND LAND DISTRICT.—TOWN OF CAMPBELLTOWN.

SECTION 20, Block IX: Area: 1 rood. Upset annual rental, 5s. Frontage to Foyle Street. Could be made suitable for building by excavation.

*Abstract of Terms and Conditions of Lease.*

1. Possession will be given on the day of the sale.
2. Six months rent at the rate offered and rent for the broken period, lease and registration fees (£2 2s.), must be deposited on acceptance of bid.
3. Term of lease, twenty-one years, with perpetual right of renewal for further similar terms at rentals on fresh valuations under the provisions of the Public Bodies' Leases Act, 1908.
4. Rent payable half-yearly in advance.
5. Lessee to maintain in good substantial repair all buildings, drains, and fences; to keep clear all creeks, drains, ditches, and watercourses; to trim all live hedges; and yield up all improvements in good order and condition at the expiration of the lease.
6. Lessee not to transfer, mortgage, sublet, or subdivide without consent of the Land Board.
7. Lessee not to use or remove any gravel without consent of the Land Board.
8. Lessee not to carry on any noxious, noisome, or offensive trade upon the land.
9. No liability is accepted on the part of the Crown or of the Land Board to pay to the lessee any compensation for improvements, but if the lease is not renewed upon expiration or if it is sooner determined the new lease offered for disposal by public competition will be subject to payment by the incoming tenant of an amount equal to the value of buildings and improvements effected by the original lessee, and the amount so paid by the incoming tenant shall be paid to the original lessee without any deduction except for rent or other payments in arrear.
10. Lease liable to forfeiture if conditions are violated.
11. Lessee to keep buildings insured.
12. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.

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

J. MACDONALD,  
Commissioner of Crown Lands.

*Education Reserves in Southland Land District for Lease by Public Auction.*

District Lands and Survey Office,  
Invercargill, 3rd March, 1930.

NOTICE is hereby given that the undermentioned Education Reserves will be offered for lease by public auction at the Hall at Ohai at 2 o'clock p.m. on Saturday, the 10th May, 1930, under the provisions of the Education Reserves Act, 1928, and the Public Bodies' Leases Act, 1908, and amendments.

## SCHEDULE.

SOUTHLAND LAND DISTRICT.

*Township of Ohai Extension No. 9.*

SECTION 1: Area, 1 acre. Upset annual rental, £2 10s.  
Section 2: Area, 1 acre. Upset annual rental, £2 10s. Weighted with £30, valuation for improvements.  
Section 3: Area, 1 acre. Upset annual rental, £2 10s.  
Section 4: Area, 1 acre. Upset annual rental, £2 10s. Weighted with £100, valuation for improvements.  
Section 5: Area, 1 acre. Upset annual rental, £2 10s.  
Section 6: Area, 1 acre. Upset annual rental, £2 10s. Weighted with £10, valuation for improvements.  
Section 7: Area, 1 acre. Upset annual rental, £2 10s.  
The sections, which are undulating and are suitable for building-sites, are situated close to the Ohai Railway-siding.

## SPECIAL CONDITIONS.

1. The leases, which confer surface rights only, will contain the following conditions:—

The lessee hereby accepts and reserves unto the lessor, his successors, and assigns, all coal-mines, veins and seams of coal, and all other mines, metals, and minerals whatsoever, and all quarries of stone, and deposits of gravel, scoria, sand, and clay, with full liberty and power for the lessor, his successors, assigns, and licensees, and his and their workmen, servants and agents, at his and their free will and pleasure, to search for, dig, work, and carry away the same; and for the better working the same mines and quarries to erect furnaces, engines, and smelting-houses, and other requisite buildings, and to make and lay down and continue any railway, and to make drains, sluices, and cuts, and to do every other act necessary or expedient for raising and carrying away all such coal, metals, minerals, stone, gravel, scoria, sand, and clay, doing as little injury as may be to the soil of the said premises, and making, in the absolute discretion of the Board, either reasonable compensation for the disturbance of the surface soil or abatement of the rent to an amount bearing the same proportions to the total rent hereby reserved as the rental value of the area of the land disturbed bears to the rental value of the whole area of land hereby demised.

2. Lessees shall have no claim for compensation or otherwise against the lessor, or any other person or persons, or body corporate whomsoever or whatsoever, for any loss which lessees may sustain on account of mining operations carried on below the surface of the demised land or lands adjoining.

## ABSTRACT OF TERMS AND CONDITIONS OF LEASE.

1. Six months rent at the rate offered, loading for improvements, and £2 2s. (lease fee) must be deposited on acceptance of bid.
2. Term of lease, twenty-one years, with perpetual right of renewal for further similar terms, at rentals based on fresh valuations, under the provisions of the Public Bodies' Leases Act, 1908.
3. Rent payable half-yearly in advance.
4. Lessee to maintain in good substantial repair all buildings, drains, and fences; to keep clear all creeks, drains, ditches, and watercourses; to trim all live hedges, and yield up all improvements in good order and condition at the expiration of his lease.
5. Lessee not to transfer, mortgage, sublet, or subdivide without the consent of the Land Board.
6. Lessee not to use or remove any gravel without the consent of the Land Board.
7. Lessee not to carry on any noxious, noisome, or offensive trade upon the land.
8. No liability is accepted on the part of the Crown or of the Land Board to pay to the lessee any compensation for improvements, but if the lease is not renewed upon expiration, or if it is sooner determined, the new lease offered for disposal by public competition will be subject to payment by the incoming tenant of an amount equal to the value of buildings and improvements effected by the original lessee; and the amount so paid by the incoming tenant shall be paid to the original lessee without any deduction except for rent or other payments in arrear.
9. Lease liable to forfeiture if conditions are violated.
10. Lessee to keep buildings insured.
11. Interest at the rate of 10 per cent. per annum to be paid on rent in arrear.

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

J. MACDONALD,  
Commissioner of Crown Lands.