

Land in Hawke's Bay Land District for Sale by Public Auction.

District Lands and Survey Office,
Napier, 17th December, 1930.

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 Thursday, 22nd January, 1931, at 11 o'clock a.m., under the provisions of the Land Act, 1924.

SCHEDULE.

HAWKE'S BAY LAND DISTRICT.—NAPIER BOROUGH COUNCIL.

FIRST-CLASS LAND.

Town of Napier.

LOT 1 of Subdivision 4 of Section 306, Town of Napier: Area, 5.94 perches. Upset price, £200. Deposit, £20; half-yearly instalment, £5 17s.

Situated on the east side of Hastings Street, adjacent to house property numbered 224. This section is not large enough to permit of the erection of a dwelling, but would be suitable for a shop-site.

TERMS OF SALE.

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

Deferred Payments.—The deposit of £20, together with £1 ls. (license fee), to be paid on the fall of the hammer.

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 certificate-of-title 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.

Full particulars may be obtained at this office.

J. D. THOMSON,
Commissioner of Crown Lands.

(L. and S. 9/2259.)

Land in the Nelson Land District for Sale or Selection.

District Lands and Survey Office,
Nelson, 15th December, 1930.

NOTICE is hereby given that the undermentioned land will be open for selection in terms of the Land Act, 1924, and applications will be received at the District Lands and Survey Office, Nelson, up to 4 o'clock p.m. on Monday, 5th January, 1931.

The land may, at the option of the applicant, be purchased for cash, or on deferred payments, or be selected on renewable lease.

Applicants must appear personally before the Land Board for examination at the District Lands and Survey Office, Nelson, on Thursday, 8th January, 1931, at 10 o'clock a.m., but if any applicant so desires he may be examined by the Land Board of any other district.

The ballot will be held immediately on conclusion of the examination of applicants.

SCHEDULE.

NELSON LAND DISTRICT.—THIRD-CLASS LAND.

Takaka and Collingwood Counties.—Waitapu Survey District.
SECTION 4, Block IV: Area, 387 acres. Capital value, £120. Deposit on deferred payments, £10; half-yearly instalment on deferred payments, £3 11s. 6d. Renewable lease: Half-yearly rent, £2 8s.

Situated off main Takaka-Collingwood road, access being from Takaka which is about seven miles and a half distant. Approximately 85 acres in fern and rubbish; balance in bush. Soil is of poor quality resting on stony clay. Well watered. No buildings.

Full particulars may be obtained at this office.

A. F. WATERS,
Commissioner of Crown Lands.

(L. and S. 9/2570.)

Lands in Otago Land District for Sale by Public Auction.

District Lands and Survey Office,
Dunedin, 16th December, 1930.

NOTICE is hereby given that the lands in the First Schedule hereto will be offered for sale by public auction for cash only and the lands in the Second Schedule for cash or on deferred payments at the District Lands and Survey Office, Dunedin, on Monday, the 9th February, 1931, at 2.30 o'clock p.m., under the provisions of the Land Act, 1924.

FIRST SCHEDULE.

OTAGO LAND DISTRICT.

FIRST-CLASS LAND.

Clutha County.—Tautuku Survey District.

(For sale for cash.)

SECTION 20, Block II: Area, 6 acres. Upset price, £25.

Weighted with £280, for improvements consisting of ten four-roomed wooden dwellings. This sum is payable in cash.

The section is undulating, and clear of bush. The soil is light loam resting on clay formation. Situated two miles from Tahakopa Railway-station, post-office, and school.

SECOND SCHEDULE.

FIRST-CLASS LAND.

(For sale for cash or on deferred payments.)

SECTION 19, Block II: Area, 17 acres 0 roods 35 perches. Upset price, £51. Deposit on deferred payments, £6; half-yearly instalment on deferred payments, £1 9s. 3d.

Weighted with £58, for improvements consisting of five-roomed wooden house, with kitchen and scullery, valued at £40; three huts, valued at £2 each; and a four-stalled cow-byre and separator-room, hen-house, and pig-stye, valued at £12.

This sum is payable in cash on the fall of the hammer.

The section comprises about 9 acres clear grazing; balance scrub. The soil is of light loam resting on clay bottom. Well watered by creek. Situated two miles from Tahakopa Railway-station, post-office, and school, by good metalled road.

Terms of Sale.

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

2. *Deferred Payments.*—The stipulated deposit and a license fee (£1 ls.) to be paid on the fall of the hammer, the balance by equal half-yearly instalments extending over 34½ years, bearing interest at the rate of 5½ per cent. per annum on the unpaid purchase-money; but with the right to pay off at any time the whole or any part of the outstanding amount.

In either case, 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 sale of the land shall be null and void.

Titles to rural lands will be subject to 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 absolute accuracy of any description.

Under the table prescribing the instalments of purchase-money and interest payable during the term of 34½ years, the instalments payable in respect of every £100 of the price is £3 5s., payable at the end of each successive period of six months.

Full particulars may be obtained at this office.

N. C. KENSINGTON,
Commissioner of Crown Lands.

(L. and S. 9/2559.)

Lands in the Otago Land District for Sale or Selection.

District Lands and Survey Office,
Dunedin, 16th December, 1930.

NOTICE is hereby given that the undermentioned lands will be opened for selection in terms of the Land Act, 1924; and applications will be received at the District Lands and Survey Office, Dunedin, up to 4 o'clock p.m. on Monday, 9th February, 1931.

The lands may, at the option of the applicant, be purchased for cash, or on deferred payments, or be selected on renewable lease.