

## SCHEDULE.

## WELLINGTON LAND DISTRICT.

*Patea County.—Wairoa Survey District.*

Lot 1 on plan No. 73/26 W, deposited in the office of the Chief Surveyor at Wellington, and containing 137 acres 1 rood. Upset annual rental, £220.

## GENERAL DESCRIPTION.

This area is portion of what was formerly the Moumahaki State Farm, and is an ideal dairy-farm capable of carrying seventy dairy cows and twenty-five dry cattle. The area is fully developed, and has been well farmed.

Approximately 90 acres of flat land; balance hillside. Good loam soil on clay subsoil. Cream lorry passes the gate. Subdivided into nine paddocks. Well watered by streams, springs, and electric pump. Altitude, 150 ft.

## IMPROVEMENTS.

Weighted with the sum of £1,500, for improvements consisting of new six-roomed house (with electric light and every convenience), cow-byre, store and implement shed, electric pump and water service, boundary and internal fencing, orchard, concrete paths, drains, plantation and shelter belts, bridges and culverts, &c. This sum is payable in cash on the fall of the hammer.

Further information and terms and conditions of lease may be obtained on application to—

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

(L. and S. 22/3402.)

*Lands in Nelson Land District for Sale by Public Auction for Cash or on Deferred Payments.*

District Lands and Survey Office,  
Nelson, 22nd March, 1932.

NOTICE is hereby given that the undermentioned sections will be offered for sale by public auction for cash or on deferred payments at this office on Wednesday, the 27th day of April, 1932, at 11 o'clock a.m., under the provisions of the Discharged Soldiers Settlement Act, 1915, and amendments.

## SCHEDULE.

## NELSON LAND DISTRICT.—CITY OF NELSON.

Lot 1 of Section 783: Area, 1 rood 12-3 perches. Upset price, £45.

Lot 2 of Section 783: Area, 1 rood 13-33 perches. Upset price, £45.

Lot 3 of Section 783: Area, 1 rood 14-37 perches. Upset price, £45.

Lot 1 of Section 772: Area, 36-17 perches. Upset price, £30.

Lot 2 of Section 772: Area, 35-78 perches. Upset price, £30.

Lot 3 of Sections 772 and 773: Area, 35-78 perches. Upset price, £30.

Situated in Toitoti Valley, Nelson, about a mile from the railway-station and a mile and a half from the post-office. Access by main streets. Level and undulating sections; suitable for building-sites.

Plans and particulars may be obtained on application to this office.

A. F. WATERS,  
Commissioner of Crown Lands.

(L. and S. 26/25060.)

## MAORI LAND NOTICE.

*Tenders for Lease of Lands.*

NOTICE is hereby given, under the provisions of the Native Purposes Act, 1931, and the Public Bodies Leases Act, 1908, that written tenders are invited and will be received at the office of the Waiariki District Maori Land Board, Rotorua, up to 4 o'clock p.m. on Monday, 2nd May, 1932, for the lease of the lands described in the First Schedule hereto, on the terms and conditions set out in the Second Schedule hereto.

## FIRST SCHEDULE.

## ROTORUA SUBURBAN SECTIONS.

*Suburban Section 22 of the Suburbs of Rotorua.*

Lot 19: Area, 1 rood. Upset annual rental, £10.

*Locality and Description.*—This section is an admirable level building-site situated on the southern side of Ti Street.

## SECOND SCHEDULE.

## TERMS AND CONDITIONS OF LEASE.

1. Term of lease: Fifty years.
2. Rental: The rental shall not be less than the given upset annual rental, and shall be payable half-yearly in advance.
3. Every tender must be enclosed in a sealed envelope, addressed to the President, Waiariki District Maori Land Board, Rotorua, and marked "Tender for the lease of Section " and must be accompanied by a half-year's rent and the sum of three pounds three shillings (£3 3s.) to cover the cost of the preparation of the lease and an amount sufficient to cover the cost of the stamping and the registration of the lease.
4. The lease will be prepared by the Board.
5. A successful tenderer will be required, within thirty (30) days from the date on which the lease shall be tendered to him by the Board for execution, to sign the same in triplicate. In the event of his failure to do so, the Board may forfeit the deposit paid by him and again offer the land at the upset rental, freed from any obligations to the defaulting lessee.
6. The Board reserves the right to withdraw any section or lot at any time prior to the time for receiving the tenders.
7. The lessee shall be required, before obtaining his lease, to make a declaration against aggregation of area in accordance with the provisions of the Native Land Act, 1931.
8. The lands are offered under the Public Bodies' Leases Act, 1908. The lessee shall be deemed to be acquainted with the provisions thereof and be bound thereby as effectually as if such provisions were embodied herein.
9. The lessee has no right to minerals without license.
10. The lessee has no right to assign or sublet without the previous consent in writing of the Board.
11. The Board may re-enter on land for breach of covenant or default in payment of rent after thirty (30) days, whether legally demanded or not.
12. The lessee shall pay all rates, taxes, and assessments other than landlord's land-tax.
13. The lessee will keep the land free and clear from noxious weeds, growths, &c.
14. The lessee will keep in good and tenantable order and repair all fences and buildings, &c.
15. The lessee will fence without any right of resort to the Board for contribution on account of the Board owning or occupying adjacent land; but this provision shall not deprive the lessee of any rights he may have against any subsequent occupier, other than the Board, of such adjacent land.
16. The highest or any tender shall not necessarily be accepted. In the event of no tender being received the sections shall remain open for selection for any period fixed by the Board at the upset rental.
17. A copy of the form of lease may be inspected at the office of the Under-Secretary for Native Affairs, Wellington, or at the office of the Board.

*Instructions to Applicants.*

The sections are described for the general information only of intending tenderers, who are recommended, nevertheless, to make personal inspection, as the Board will not be held responsible for the absolute accuracy of any description.

The highest or any tender shall not necessarily be accepted. Tenders must be sent to the office of the Waiariki District Maori Land Board, Rotorua, and must be made on the proper forms, to be obtained at the office of the Board.

Full particulars may be obtained at the head office of the Native Department, Wellington, and at the office of the Waiariki District Maori Land Board, Rotorua.

A. G. HOLLAND,  
President, Waiariki District Maori Land Board.  
Office of the Waiariki District Maori  
Land Board, Rotorua.