

Settlement Land in Canterbury Land District for Selection on Renewable Lease.

District Lands and Survey Office,
Christchurch, 7th January, 1937.

NOTICE is hereby given that the undermentioned sections are open for selection on renewable lease under the Land Act, 1924, and the Land for Settlements Act, 1925; and applications will be received at the District Lands and Survey Office, Christchurch, up to 4 p.m. on Friday, 5th February, 1937.

Applicants should appear personally for examination at the District Lands and Survey Office, Christchurch, on Tuesday, 9th February, 1937, at 10.30 a.m., but if any applicant is unable to attend he may be examined by any other Land Board or by any Commissioner of Crown Lands.

Applicants are required to produce for inspection when examined documentary evidence of their financial position, such as bank pass-books, certificates or letters of credit from managers of banks, financial institutions, or mercantile firms, or from private persons or parents undertaking to give financial assistance. Persons undertaking to assist financially should state to what extent they are prepared to do so and supply guarantees of their own financial position.

The ballot will be held immediately upon conclusion of the examination of applicants, and the successful applicant is required to pay immediately at conclusion of ballot a deposit comprising the first half-year's rent, broken-period rent, lease and mortgage fees, and deposit in reduction of improvement loading.

SCHEDULE.

CANTERBURY LAND DISTRICT.—FIRST-CLASS LAND.—SETTLEMENT LAND.

Waimairi County. — Christchurch Survey District. — Avonhead No. 2 Settlement.

LOT 3 of Section 16, Block X: Area, 2 acres. Capital value, £225; half-yearly rent, £5 12s. 6d.

Loaded with £520 for improvements, comprising three-roomed dwelling with bathroom, pantry, washhouse, copper, tubs, hot and cold water, electric light, large iron shed, cow-bails, brick dairy with water-supply, well, pump, tank on roof, water laid on to house and grounds, hut, and small open shed, fowl-house, small shed and outbuildings, fencing and planting and paths. This sum may be paid in cash or by a cash deposit of £20, and the balance of £500 secured on instalment mortgage for twenty-year term with interest at 5 per cent. to a soldier and 5½ per cent. to a civilian.

Lot 4 of Section 16, Block X: Area, 1 acre 3 roods 21.5 perches. Capital value, £225; half-yearly rent, £5 12s. 6d.

Loaded with the sum of £1 (to be paid in cash) for improvements, comprising fencing.

These lots are situated in Avonhead Settlement, Upper Riccarton, with a frontage to Withells Road. Lot 3 is well provided with buildings and offers a good opportunity for any one desiring a residence with outside work in the district. Lot 4 provides a suitable residential site, and when the proposed new road on the south boundary is formed will offer a desirable corner section.

For any further particulars required apply to the undersigned.

L. J. POFF,
Deputy Commissioner of Crown Lands.
(H.O. 26/3237; D.O. S.T.L./S. 265.)

Reserve in Canterbury Land District for Lease by Public Tender.

District Lands and Survey Office,
Christchurch, 7th January, 1937.

NOTICE is hereby given that the undermentioned reserve will be offered for lease under the provisions of the Public Reserves, Domains, and National Parks Act, 1928, by public tender, and tenders marked on the outside "Tender" will be received at the District Lands and Survey Office, Christchurch, up to 4 o'clock p.m. on Friday, 9th April, 1937.

SCHEDULE.

CANTERBURY LAND DISTRICT.

Sumner Borough.—Sumner and Pigeon Bay Survey Districts.

PART Reserve 60, Blocks II and III, Sumner Survey District, and Blocks I and II, Pigeon Bay Survey District: Area, 476 acres 3 roods 21 perches. Minimum annual rental, £180.

Loaded with the sum of £100 (payable in cash) for improvements comprising sheep-yards and gates, clay dams, and piping from spring to concrete trough, and approximately 100 chains boundary and subdivisional fencing.

The property is situated near Godley Head between Taylor's Mistake and Lyttelton Harbour with access from Lyttelton (four miles and a half) or Sumner (two miles) by Evans Pass Road. The area comprises good sheep country, carrying native and English grasses and tussock, rising to a height of 800 ft. above sea-level. The land is steep and rocky on the Lyttelton Harbour frontage with steep faces, spurs, and gullies on the Taylor's Mistake coast-line. There is no permanent running water; the area is watered by springs, dams, pipe-line, and concrete trough.

Terms and Conditions of Lease.

(1) The lease shall be for a term of twenty-one years with right of renewal for one further term of twenty-one years, but shall be subject to resumption by six months' notice in the event of the land being required by the Crown.

(2) Six months' rent at the rate offered, loading for improvements, and £1 Is. license fee must accompany tender. Thereafter rent shall be paid half-yearly in advance.

(3) The lessee shall have no claim against the Crown for compensation on account of any such resumption, but if upon expiry or sooner determination of the lease the land is not again offered for lease loaded with the value of the lessee's improvements, then and then only he will be entitled to receive from the Crown the value of those improvements paid for or erected by him with the consent of the Commissioner of Crown Lands.

(4) The lessee shall not effect any improvements without the consent of the Commissioner of Crown Lands first had and obtained.

(5) The lessee shall have no right to sublet, transfer, or otherwise dispose of the whole or any portion of the demised land except with the written consent of the Commissioner of Crown Lands first had and obtained.

(6) The lessee shall at all times keep the land free from rabbits, and shall prevent the growth and spread of gorse, broom, and sweetbrier, and shall with all reasonable despatch remove or cause to be removed all noxious weeds or plants as may be directed by the Commissioner of Crown Lands.

(7) The lessee shall once a year during the said term and at the proper season of the year properly cut and trim all live fences now on the demised land or which may be planted thereon during the said term.

(8) The lessee shall not engage in any noxious, noisome, or offensive trade on the demised land.

(9) The lessee shall pay all rates, taxes, and other assessments that may become due and payable.

(10) The lease shall be liable to termination in case the lessee shall fail to fulfil any of the conditions of the said lease within thirty days after the date on which the same ought to have been fulfilled.

(11) The highest or any tender not necessarily accepted.

Full particulars can be obtained from the undersigned.

L. J. POFF,
Deputy Commissioner of Crown Lands.
(H.O. 55990; D.O. O.L. 2927.)

Pastoral Runs in Otago Land District for License.

District Lands and Survey Office,
Dunedin, 7th January, 1937.

NOTICE is hereby given that the undermentioned pastoral runs will be opened for license 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, 8th February, 1937.

Applicants should appear personally before the Land Board for examination at the District Lands and Survey Office, Dunedin, on Wednesday, 10th February, 1937, at 10.30 o'clock a.m., but if any applicant is unable to attend he may be examined by any other Land Board or by any Commissioner of Crown Lands.

Applicants are required to produce for inspection when examined documentary evidence of their financial position, such as bank pass-books, certificates or letters of credit from managers of banks, financial institutions, or mercantile firms, or from private persons or parents undertaking to give financial assistance. Persons undertaking to assist financially should state to what extent they are prepared to do so and supply guarantees of their own financial position.

The ballot will be held immediately upon conclusion of the examination of applicants, and the successful applicant is required to pay immediately at conclusion of ballot a deposit comprising the first half-year's rent, broken-period rent, lease and mortgage fees, and deposit in reduction of improvement loading.