

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 fee, and deposit in reduction of improvement loading.

#### SCHEDULE.

##### AUCKLAND LAND DISTRICT.—FIRST-CLASS LAND.

###### Whakatane County.—Galatea Settlement.

SECTION 13s: Area, 100 acres. Capital value, £935\*; half-yearly rent, £23 7s. 6d.

Weighted with £695 for improvements, comprising dwelling, cow-shed, store-shed, piggeries, and internal water-supply. This sum is payable in cash, or, after payment of a deposit of £70, the balance of £625 may be paid over a period of 36½ years by instalments of principal and interest (5 per cent.) combined amounting to £18 15s. each half-year.

\*Improvements included in capital value comprise 100 acres in permanent pasture and 235 chains of internal and boundary fencing.

The Galatea Settlement is situated at the confluence of the Whirinaki and Rangitaiki Rivers, about fifty miles from Rotorua Railway-station and forty miles from Edgecumbe (on the Tauranga-Taneatua line), via the Te Teko-Galatea Road. Access is by the Rotorua-Taupo Road, thence across the Kaingaroa Plains, or by a good formed metalled road from Whakatane which is distant some fifty-two miles. The soil is of a light nature on a pumice subsoil, and is readily responsive to good husbandry. Dairying section all in grass and will carry a good-sized herd immediately.

#### Special Conditions.

(1) The selector of the section must take up residence on the holding immediately, unless arrangements to the contrary are made with the Auckland Land Board.

(2) The lessee must maintain the existing pastures and any further pastures laid down by adequate top-dressing and stock control to the satisfaction of the Commissioner of Crown Lands, Auckland. The lessee will require to give a first order on his cream returns as a guarantee that the top-dressing will be applied.

(3) The lessee must effectively eradicate and control any growth or encroachment of ragwort on the section and road frontages thereto.

(4) Fences protecting the plantations or shelter-belts must be maintained in a stock-proof condition by the lessee.

(5) There is no natural supply of water on the section; a gravity supply has therefore been installed for stock and domestic purposes, and water has been laid on to the section. The Lands and Survey Department will control the system for the time being, but reserves the right at any time to transfer the control to the local authority. In addition to the half-yearly charges under the lease, lessee will be required to pay, half-yearly, a levy in respect of water supplied. The cost of the internal reticulation (*i.e.*, pipe-lines, stop-cocks, &c., within the boundaries of the section) is included in the improvement loadings above mentioned, but the cost of the dam, headworks, and mains has been charged to a special water-supply account, and the water levy is to meet the charges of this account, and to provide for maintenance-costs. The levy will be fixed from year to year by the Minister of Lands, but the right is reserved to the Crown to install meters, and to charge proportionately on the basis of actual consumption of water. The following conditions must be observed:—

- (a) Water levy must be paid promptly upon demand. Non-payment may result in the water-supply being discontinued.
- (b) There must be no waste of water; all taps, valves, and stop-cocks must be kept in good order. Any selector allowing water to run to waste may have his supply discontinued.
- (c) The water is supplied for reasonable domestic uses only—*i.e.*, for household, cow-shed supplies, and stock-consumption. No irrigation or power generation will be permitted.
- (d) The lessee is responsible for the proper and efficient maintenance and replacement of internal reticulation and accessories and fittings. If this condition is not faithfully carried out the Crown may do any work necessary, and recover the cost thereof from the selector responsible.
- (e) No extensions of internal reticulation, nor the provision of additional taps, valves, or stop-cocks, may be made without the prior written permission of the Commissioner of Crown Lands.

(f) The Crown reserves the right to enter on the section at all reasonable times for the purpose of making any inspection of any part of the water-supply, or of doing any work in connection therewith.

(g) Where any main pipe-line or other part of the water-supply system is situate on any section full access rights thereto are reserved to the Crown.

Breaches of Conditions 2, 3, and 4 will render the lease liable to forfeiture irrespective of the fact that in other respects the lessee has conformed with the terms of the lease.

Any further particulars required may be obtained from the undersigned.

K. M. GRAHAM,

Commissioner of Crown Lands.

(H.O. 22/4400/13; D.O. 21/620.)

#### Land in Taranaki Land District for Selection on Renewable Lease.

District Lands and Survey Office,

New Plymouth, 3rd August, 1937.

NOTICE is hereby given that the undermentioned section is open for selection on renewable lease under the Land Act, 1924; and applications will be received at the District Lands and Survey Office, New Plymouth, up to 4 o'clock p.m. on Monday, 16th August, 1937.

Applicants should appear personally for examination at the District Lands and Survey Office, New Plymouth, on Wednesday, 18th August, 1937, at 10 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 the conclusion of the ballot a deposit comprising the first half-year's rent, broken-period rent, lease and mortgage fees, deposit in reduction of improvements loading, and proportionate part of insurance on buildings.

#### SCHEDULE.

##### TARANAKI LAND DISTRICT.—FIRST-CLASS LAND.

###### Waitomo County.—Totoro Survey District.

(Exempt from payment of rent for three years.\*)

SECTION 5, Block IX: Area, 182 acres 1 rood. Capital value, £440†; half-yearly rent, £8 16s.

\*After payment of the required deposit an exemption from payment of rent will be allowed for a period of three years provided improvements to the value of £50 are effected annually during the exemption period.

†Capital value includes an amount of £122 2s. 8d. being part valuation of the improvements on the section.

Weighted with £238 for improvements, comprising dwelling, cow-shed, about 240 chains fencing, and about 150 acres pasture. This sum is payable in cash, or, after payment of a deposit of £8, the balance may be secured by way of first mortgage to the State Advances Corporation of New Zealand for a term of twenty years with interest at the rate ruling as at date of selection. A remission of interest payable under the mortgage will be allowed for a period of two years provided improvements necessary to gain the rental exemption are effected. Costs in connection with the preparation of the mortgage must be paid immediately an application is declared successful.

The section is situated on the Totoro Road about five miles from the Aria Post-office, School, and Saleyards. It comprises easy country of good quality and is well watered. Subdivided into six paddocks, but the fences are in poor condition. At present ragwort is prevalent, but with judicious stocking with sheep a small dairy herd may be carried.

Any further information required may be obtained from the undersigned.

A. F. WATERS,

Commissioner of Crown Lands.

(H.O. 31/533; D.O. I.F.S. 296.)