

## **Crown Pastoral Land Tenure Review**

**Lease name : CLUDEN STATION**

**Lease number : PO 213**

### **Due Diligence Report (including Status Report) - Part 1**

This report and attachments results from a pre-Tenure Review assessment of the pastoral lease for the purpose of confirming land available for Tenure Review and any issues, rights or obligations attaching to it. The information is gathered from files and other sources available to the LINZ contractor.

Part of the information relates to research on the status of the land, resulting in a Status Report that is signed off by a LINZ approving officer. The remainder of the information is not analysed for relevancy or possible action until required, and LINZ does not guarantee its accuracy or completeness as presented.

The report attached is released under the Official Information Act 1982.

**March**

**05**

**DUE DILIGENCE REPORT - CLUDEN P 213  
CROWN PASTORAL LAND PRE TENURE REVIEW ASSESSMENT STANDARD 6**

File Ref:	CON / 50272 / 09 / 12507 / A-ZNO	Report No:	Q V V 199	Report Date:	14 December, 2001
Accredited Supplier	ABERCROMBIE & ASSOCIATES LTD	LINZ Case No:		Date sent to LINZ	

**RECOMMENDATIONS**

- 1 That the Commissioner of Crown Lands or his delegate **note** this Due Diligence Report which has been prepared in accordance with the Pre Tenure Review Assessment Standard;
- 2 That the Commissioner of Crown Lands or his delegate note the following incomplete actions which require action by the Manager, Crown Property Management *[or other party]*;

Details of incomplete actions requiring completion by the CCPO or other party:

The un-referenced irrigation agreement may be a contingency measure as it has existed since issue of National Endowment Licence 1684 as recorded in register volume OT335/166. However, the required protection may have been superceded by the provisions of Section 278 of the Public Works Act 1928.

Overhead electricity transmission lines exist at the northern portion of the leased land. Continued occupation of the land and ownership of the transmission facilities by the relevant electricity operator(s) would be pursuant to Section 3(5) of the Electricity Operators Act 1987.

Areas known as Dunstans A1, A2 and B1 have been identified as priority areas possibly requiring formal protection.

Land for marginal strip was removed from lease on renewal by 831737 with no derived reduction of the "title area". Notwithstanding the lessee agreeing to the conditional lease renewal, there is no known record of compensation having been paid to the lessee for the dispossession.

Signed by Sub-contractor:



David J Abercrombie  
Nominated Person for Accredited Supplier

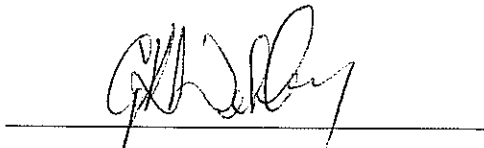
Signed by contractor:

Barry Dench  
Team Leader for Tenure Review

Quotable Value [Valuations]

Approved / ~~Declined~~

[pursuant to a delegation from the Commissioner of Crown Lands] by:



[ GRANT KASPER WEBLEY ]

Date of decision: 15 11 102

**1 Details of lease:**

**Lease name:** Cluden

**Location:** Lindis Valley

**Lessee:** H J Ross and P B Pedofsky

**Tenure:** Pastoral lease of pastoral land pursuant to the Land Act 1948.

**Term:** 33 years from 1 July 1959. The lease was renewed for a further 33 years as at 1 July 1992.

**Annual rent:** \$10500 per annum.

**Rental value:** \$700 000.00

**Date of next review:** 1 July 2003.

**Land registry Folio Ref:** OT386/106 [See copy at appendix 1]

**Legal description:** Part Run 236M and Run 237F, situated in Cluden and St Bathan Survey Districts and Sections 1, 2, 3 & 4, SO 20010.

**Area:** 12390.6352 [by title derivation]

**2 File Search**

**Files held by accredited supplier on behalf of LINZ:**

File reference	Volume	First folio number	Date	Last folio number	Date
P215	I	256	26/04/1957	402	21/02/1978
[Note: file was formerly PR 1684]					
P213	II	404	13/06/1979	521	27/06/1995
P213	III	1	20/06/1995	30	21/10/1999
Po 213		1	17/01/2001	27	00/06/2001
[Also known as file CON/50213/09/12507/A-ZNO]					

**Other relevant files held by LINZ**

File reference	Volume	First folio number	Date	Last folio number	Date
Nil sourced					

*Folios relating to uncompleted actions are:*

File reference	Volume	Folio number	Date
P 213	I	358	09 June 1975
P 213	II	463	24 July 1985
P 213	II	475	17 March 1987
P 213	II	502	05 May 1992
P 213	III	12	00 September 1997
P 213	III	20	27 January 1998

For further details see Section 8 of this due diligence report.

**3 Summary of lease document**

**Terms of lease**

Lease number:	P 213
Commencement date:	1 July 1959
Renewal instrument number:	831737 [See copy at appendix 2]
Lease stock limits:	6600 sheep [Note the personal limit is 15000 sheep and 500 cattle]
Any non-standard conditions	There are no non-standard conditions
Memorandum of Variation	243204 [See copy at appendix 3]

**Area adjustments**

Two portions of land were removed from the lease by Gazette 1941 page 2749 [10a 0r 13.5p] and Gazette 1942 page 653 [7a 1r 21p] [Copy of the relevant document is attached as Appendix 4].

Upon grant of Pastoral Lease P 213 an area of 24 acres was not included being retained for riverbank reserve [see SO 1192]. The leased area was 30648 acres 2 roods and 5.5 perches [title shows a metric area of 12403.0218 ha but a more accurate conversion calculation results in 12403.0327 ha] [Copy of the relevant details are attached as Appendix 1].

The area comprising the Marginal Strips have not been deducted from the area of land leased except through application of Part IV of the Conservation Act on renewal of the lease by 831737 [Copy of the relevant details are attached as Appendix 5].

Various portions of the land were declared road by Gazette 2000 page 1493, document 5012114.1, [12.7075 ha] [Copy of the relevant document is attached as Appendix 4].

Four portions of stopped road [see new appellation 5005363.1 creating Sections 1,2,3 & 4, SO 20010] were vested in the leasehold estate by Gazette 2000 page 1493, document 5012114.1, [3200m<sup>2</sup>] [Copy of the relevant document is attached as Appendix 4].

The balance title area by derivation is 12390.6452 ha.

**Registered interests**

SUBSTANTIAL INTEREST	SUMMARY
[Un-numbered] Irrigation agreement with HM the Queen [Note: copy of the document is not able to be sourced from LINZ - see details on register volume at Appendix 6]	This may be a contingency measure as it has existed since issue of National Endowment Licence 1684 as recorded in register volume OT335/166. However, the required protection may have been superceded by the provisions of Section 278 of the Public Works Act 1928.
Variation of lease terms [243204]	Increasing number of stock to current level of 5500 sheep
Mortgage to IA & MC Purvis [636810.2]	Personal to lessee
Mortgage to Rural Banking and Finance Corporation of NZ [762489.5]	Personal to lessee
Mortgage to AMP Bank Limited [813195.2]	Personal to lessee
Land improvement agreement pursuant to Soil Conservation and Rivers Control Act 1941 [816274]	See comment below

Renewal of lease and fixing rental for first eleven year rental period [831737]	In accordance with lease agreement
Transfer of a right of way in Gross to convey water in favour of Lindis Irrigation Limited [885911 {document lost} as embodied in CT OT16D/724 - see copy at Appendix 7]	Affects part of land only - with CCL and lessee consent
Gazette notice declaring part of leasehold estate in land acquired for road [5012114.1]	Land for road [state highway] by agreement with lessee
Gazette notice declaring part of underlying estate in land acquired for road [5012114.1]	Land for road [state highway] by agreement with CCL
Gazette notice declaring stopped road amalgamated with leasehold estate [5012114.1]	Land vested [state highway] by agreement with CCL and lessee

**Unregistered interests**

INTEREST	SUMMARY
Recreation permits	There is believed to be no record on file of any recreation permits over the lease
Unsecured debts	None known
Other	Subject to marginal strips along Cluden Stream, Un-named Stream and Big Spur Creek pursuant to Sections 24(9) & (F), Conservation Act 1987 [see SO,s 1192 & 1193] [see copies and other details at appendix 5].

**4 Summarise any Government programmes approved for the lease:**

A Land Improvement Agreement exists pursuant to Section 30A, Soil Conservation and Rivers Control Act 1941 [645952 - see appendix 8]. The agreement is in relation to works and land management practices to be carried out on the land concerned for the purposes of rabbit control and the conservation and protection of soil on the land. The agreement is between the lessee and the Otago Regional Council and is for a period from 1 April 1990 to 30 June 2010.

**5 Summary of Land Status Report**

The land the subject of this report is Crown Land subject to Pastoral Lease P 213 and also a right of way in gross to convey water created by transfer 885911, as certified by the Chief Surveyor, Dunedin.

*A copy of the certified land status report is appended as Schedule A.*

**6 Review of topographical and cadastral data**

*[See copy of cadastral and topographical plans at appendix 9]*

Telecommunications facilities	Nil identified
Electricity transmission facilities	Overhead electricity transmission lines exist at the western portion of the leased land. Continued occupation of the land and ownership of the transmission facilities by the relevant electricity operator(s) would be pursuant to Section 3(5) of the Electricity Operators Act 1987.
Historic places	Nil identified
Discrepancies between fenced and legal boundaries	No major discrepancies have been identified
Formed Roads	The numerous formed roads and tracks do not generally follow a legal road
Paper roads	Do exist within outer boundary of leased area
Marginal strips	Subject to marginal strips along Cluden Stream, Un-named Stream and Big Spur Creek pursuant to Sections 24(9) & (F), Conservation Act 1987 [see SO's 1192 & 1193 - see copies and other details at appendix 5].
Other [specify] An airstrip exists at the intersection of two internal farm roads.	The presumption is that the facility now only exists for lessee use [re-formed as a result of construction of the 220kv transmission line - see further details at appendix 10]



**7 Details of any neighbouring Crown or conservation land**

In a clockwise manner the Crown Land, land of the crown or conservation land adjoining/adjacent to the land the subject of this report is:

Pt Run 237 G

SITUATION	STATUS
North of leased land	Pastoral lease as recorded in register volume OT386/83

Pt Run 237 G

SITUATION	STATUS
North of leased land	Pastoral lease as recorded in register volume OT386/119

Pt Run 583

SITUATION	STATUS
East of leased land	Pastoral lease as recorded in register volume OT386/13

Pt Run 584

SITUATION	STATUS
East of leased land	Pastoral lease as recorded in register volume OT386/13

Run 226

SITUATION	STATUS
South east of leased land [eastern portion]	Pastoral lease as recorded in register volume OT386/13

Pt Run 226 A

SITUATION	STATUS
South east of leased land [eastern portion]	Pastoral lease as recorded in register volume OT386/145

Section 1 SO 23583

SITUATION	STATUS
South east of leased land [middle portion]	Held for conservation purposes by GN 850615/4

Pt Run 226 B

SITUATION	STATUS
South of leased land	Pastoral lease as recorded in register volume OT12C/1139

Pt Run 236M

SITUATION	STATUS
Within western portion and adjoining SH 8	Gravel Reserve by gazette 1942 page 653 [SO 2313]

**8 Summarise any uncompleted actions or potential liabilities**

Your attention is drawn to the following:

There is an un-referenced irrigation agreement recorded against the lease. It may be a contingency measure as it has existed since issue of National Endowment Licence 1684 as recorded in register volume OT335/166. However, the required protection may have been superceded by the provisions of Section 278 of the Public Works Act 1928 *[Copy of the relevant lease folio is attached as Appendix 6].*

Overhead electricity transmission lines exist at the northern portion of the leased land. Continued occupation of the land and ownership of the transmission facilities by the relevant electricity operator(s) would be pursuant to Section 3(5) of the Electricity Operators Act 1987. Informal agreement for compensation appears to have been reached with the lessee but no reference is made for the CCL interest *[Copy of the relevant folio is attached as Appendix 10].*

Areas known as Dunstans A1, A2 and B1 have been identified as priority areas possibly requiring formal protection *[Copy of the relevant folio is attached as Appendix 11].*

Land for marginal strip was removed from lease on renewal by 831737 with no derived reduction of the "title area". Notwithstanding the lessee agreeing to the conditional lease renewal, there is no known record of compensation having been paid to the lessee for the dispossession. A right to claim by the lessee could exist by virtue of Public Law Remedies *[Copy of the relevant folio is attached as Appendix 5].*

## ATTACHMENTS

- Schedule A Certified land status check report.
- Appendix 1 Register volume copy of pastoral lease.
- Appendix 2 Memorandum of renewal of lease.
- Appendix 3 Memorandum of variation of lease.
- Appendix 4 Copies of relevant registered instruments for land taking and vesting [state highway realignment].
- Appendix 5 Copy of SO plans evidencing marginal strip together with ancillary file details.
- Appendix 6 Copy of CT OT 335/166 recording un-numbered irrigation agreement.
- Appendix 7 Copy of CT OT16D/724 - right of way in gross for conveying water.
- Appendix 8 Copy of Land Improvement agreement.
- Appendix 9 Cadastral and topographical plans of pastoral lease.
- Appendix 10 File search summary  
Copies of relevant supporting folios referenced in this due diligence report on the compensation arrangement for the 220kv transmission line.
- Appendix 11 File search summary  
Copies of relevant supporting folios referenced in this due diligence report on the priority areas possibly requiring formal protection.

# ABERCROMBIE AND ASSOCIATES LIMITED

PROPERTY MANAGERS AND CONSULTANTS

P O BOX 5056  
MORAY PLACE  
DUNEDIN

PHONE (03) 471 9496  
FACSIMILE (03) 471 9455  
EMAIL office@abercrombie.co.nz

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This report has been prepared on the instructions of Crown Property Management, Land Information New Zealand, and is undertaken for the purposes of the Crown Pastoral Leases Act 1998.

LAND STATUS REPORT	CLUDEN	P213	[LIPS Ref. 12507]
Property	1	of	1

Land District	Otago
Legal Description	Part Run 236M and Run 237F, situated in Cluden and St Bathan Survey Districts and Sections 1, 2, 3 & 4, SO 20010.
Area	12390.6452 hectares [by derivation].
Status	Crown Land subject to Pastoral Lease P213 and subject to a grant of a right of way [in gross] by transfer 885911 [CT OT 16D/724]
Instrument of Lease	Reg Vol OT386/106 registered in Land Transfer Office but not under Land Transfer Act
Encumbrances	Un-referenced Irrigation Agreement. 816274 - Land Improvement Agreement. Subject to marginal strips along Cluden Stream, Un-named Stream and Big Spur Creek pursuant to Sections 24(9) & (F), Conservation Act 1987 [see SO,s 1192 & 1193].
Mineral Ownership	Crown [see comment below]
Statute	Land Act 1948, Crown Pastoral Land Act 1998

Data Correct as at:	7 November 2001
Accredited Supplier certification	As attached

Prepared by	David J Abercrombie
Crown Accredited Supplier	<b>Abercrombie &amp; Associates Ltd</b>

Certified correct as to status:

  
\_\_\_\_\_  
Chief Surveyor  
Land Information New Zealand, Dunedin

13 11/21 2001

<p>Notes: This information does not affect the status of the land but was identified as possibly requiring further investigation at the due diligence stage: See Crown Pastoral Standard 6 paragraph 6</p>	<p>The un-referenced irrigation agreement may be a contingency measure as it has existed since issue of National Endowment Licence 1684 as recorded in register volume OT335/166. However, the required protection may have been superceded by the provisions of Section 278 of the Public Works Act 1928.</p> <p>Overhead electricity transmission lines exist at the northern portion of the leased land. Continued occupation of the land and ownership of the transmission facilities by the relevant electricity operator(s) would be pursuant to Section 3(5) of the Electricity Operators Act 1987.</p> <p>Areas known as Dunstans A1, A2 and B1 have been identified as priority areas possibly requiring formal protection.</p>
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Research Data: Some items may not be applicable

SDI Print obtained	Yes [See attached]
NZMS 261 Ref	G40, G41
Local Authority	Central Otago District Council
Crown Acquisition Map	Yes To determine agreement for purchase from Ngai Tahu
SO Plan	1192, 1193, 1195, 2313, 20010 & 20011 [See evidence attached]
Relevant Gazette Notices	Gazette 1941 page 2749 - land for road. Gazette 1942 page 653 - land for gravel pit. 5012114.1 - Land for road [lessees and lessors interest] and amalgamation of stopped road in leasehold estate. [See evidence attached]
CT Reference / Lease Reference	Pastoral Lease P 213, Reg Vol OT386/106 Lease varied by 243204 and renewed by 831737. NOTE: For history of land see below [See evidence attached]
Legislation Cards	Yes [See evidence attached]
CLR	Yes [See evidence attached]
Allocation Maps [if applicable]	Not applicable
QVNZ Reference	28250/14900 28411/3200 Total area by QVNZ records is 12403.0217 ha
Crown Grant Maps	Yes - There are no references for the subject property

Research - continued

If Crown land - Check Irrigation Maps.	Yes I-G40/3 and I-G40/3 [issued pursuant to Section 4(7), Irrigation Schemes Act 1990 - affects Lindis River]
Mining Maps	Yes There are no references for the subject property
Other Relevant Information a) Concessions - Advice from DoC b) Subject to any provisions of the Ngai Tahu Claims Settlement Act 1998 c) Mineral Ownership d) Other Info	a) Nil <i>[See evidence attached from DoC]</i> b) Only on divestment of freehold or a lease of fifty years or greater by LINZ as a Crown Body c) Mines and Minerals are owned by the Crown because the land has never been alienated from the Crown since its acquisition from Ngai Tahu by way of the Kemp Purchase. This includes the portions of stopped road amalgamated in leasehold estate. d)

**History of ownership:**

**Run 237F**

Purchased from Ngai Tahu by the Kemp Purchase of 1848.

No record exists of crown grants having been made.

Selected for lease and hence occupation to be by way of Pastoral Run Licence 1684 from 28 February 1910. There was no registration.

National Endowment Licence 1684 was subsequently granted as recorded in register volume OT335/166 [area of 30690 acres].

Two portions of land were removed from a the lease by Gazette 1941 page 2749 [10a 0r 13.5p] and Gazette 1942 page 653 [7a 1r 21p]. Balance derived area is 30672 acres 2 roods and 13.5 perches.

Pastoral lease P 213 was subsequently granted as recorded in register volume OT386/106. Upon grant of the lease an area of 24 acres was not included being retained for riverbank reserve [see SO 1192]. The leased area was 30648 acres 2 roods and 5.5 perches [title shows a metric area of 12403.0218 ha but a more correct conversion calculation results in 12403.0327 ha].

Pastoral lease renewed by memorandum 831737.

Transfer of easement in gross for a right of way [see instrument for a plan of the easement] in favour of the Lindis Irrigation Limited [885911 {document lost in LINZ records}- CT OT16D/724 issued].

Various portions of the land were declared road by Gazette 2000 page 1493, document 5012114.1, comprising 12.7075 ha [balance derived area is therefore 12309.3252 ha {using more accurate metric area conversion from above}].

**Sections 1, 2, 3 & 4, SO 20010.**

Four portions of stopped road [see new appellation 5005363.1] vested in leasehold estate by Gazette 2000 page 1493, document 5012114.1, comprising 3200m<sup>2</sup>.

The land concerned is shown as legal road on original crown subdivision of the land. This former road is considered to have been vested in crown ownership following purchase from Ngai Tahu by the Kemp Purchase of 1848.

**Combined land**

Balance derived area [using the more accurate conversion calculation as set out above] for the lease is 12390.6452 ha.

Status, description of land and area are now as indicated above.





# COMPUTER INTEREST REGISTER UNDER LAND TRANSFER ACT 1952



Search Copy

**Identifier** OT386/106  
**Land Registration District** Otago  
**Date Registered** 21 May 1959 09:52 am

**Part-Cancelled**

**Prior References**  
OT335/166

<b>Type</b>	Lease under s83 Land Act 1948		
<b>Area</b>	12403.3418 hectares more or less	<b>Term</b>	Thirty-three years commencing on 1 July 1959 and renewed for a further period of 33 years on 1.7.1992

**Legal Description** Run 236M and Run 237F and Section 1-4  
Survey Office Plan 20010

**Proprietors**

Neil Alexander Purvis as to a 3/8 share  
Hugh James Ross and Philip Blair Pedofsky as to a 5/8 share

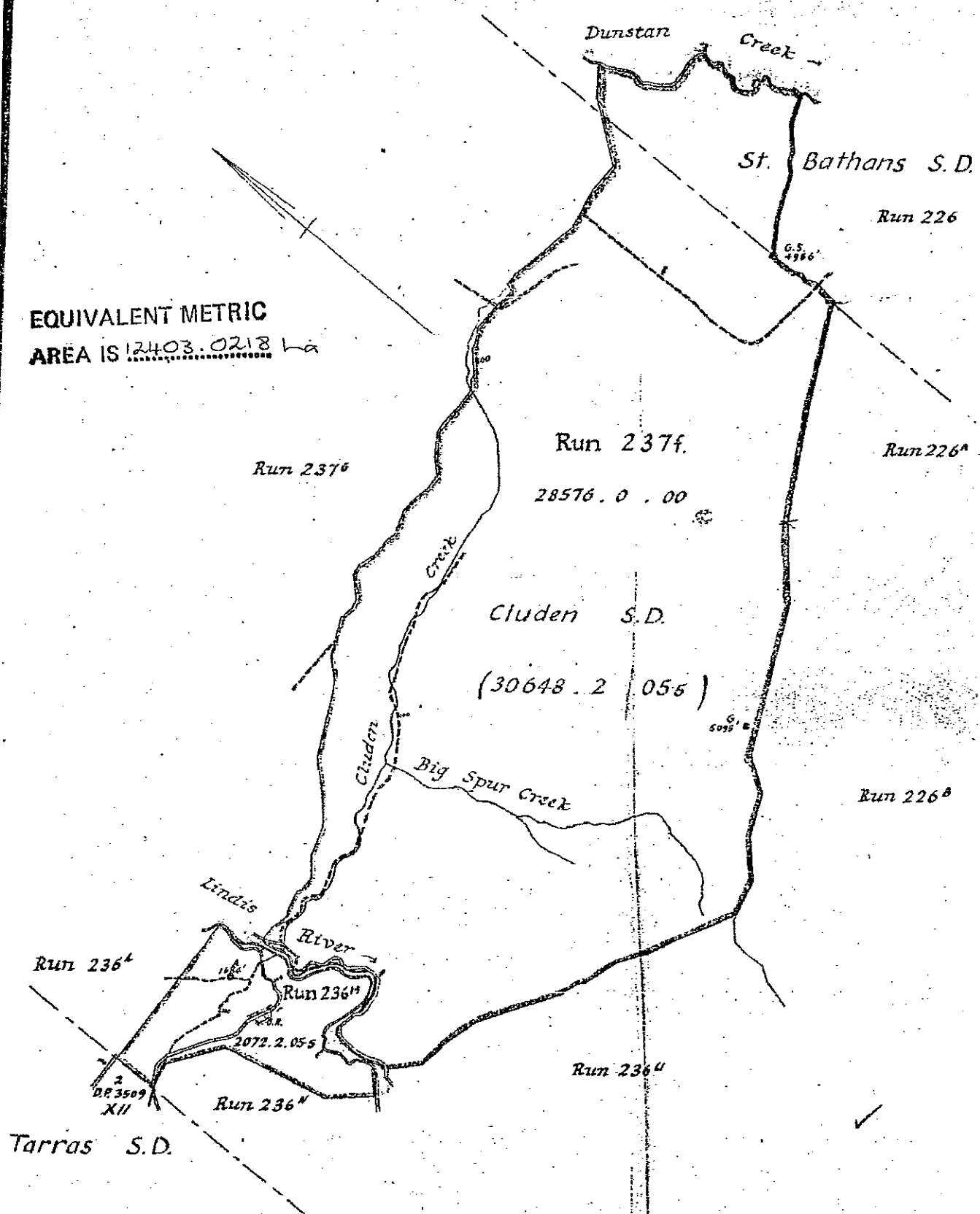
**Interests**

- Irrigation Agreement with Her Majesty the Queen affecting said Run 236M
- 243204 Variation of the covenants of the within Lease - 22.2.1962 at 9.08 am
- 636810.2 Mortgage of the share of Hugh James Ross and Philip Blair Pedofsky to (now) Molly Constance Purvis and to Molly Constance Purvis in shares - 12.6.1985 at 10:10 am
- 762489.5 Mortgage to Rural Banking and Finance Corporation of New Zealand Limited - 5.9.1990 at 9:49 am
- 813195.2 Mortgage to (now) AMP Bank Limited - 2.9.1992 at 9:35 am
- 813195.4 Memorandum of Priority making Mortgages 813195.2, 762489.5 and 636810.2 first, second and third mortgages respectively - 2.9.1992 at 9.35 am
- 816274 Land Improvement Agreement pursuant to the Soil Conservation and Rivers Control Act 1941 - 15.10.1992 at 9.44 am
- 831737 Renewal of Crown Lease for a further period of 33 years on 1.7.1992 and fixing (for the first 11 years) the annual rent at \$10,500 calculated on rental value of \$700,000 - 14.6.1993 at 9.47 am
- 5012114.1 Gazette Notice (NZ Gazette 22.6.2000 p 1493) declaring part of the within leasehold estate (marked A, B, C, D, E, F, G, H SO 20010 & E and G SO 20011) is hereby acquired for road which pursuant to Section 60(2) Transit New Zealand Act 1989 forms part of State Highway No. 8 and shall vest in the Crown on the date of publication of this notice in the NZ Gazette - 16.11.2000 at 9:00 am
- 5012114.1 Gazette Notice (NZ Gazette 22.6.2000 p 1493) declaring part underlying fee simple estate (marked A, B, C, D, E, F, G, H SO 20010 & E and G SO 20011) is hereby declared road which pursuant to section 60(2) Transit New Zealand Act 1989 forms part of State Highway No. 8 and shall remain vested in the Crown on the day of publication of this notice in the NZ Gazette - 16.11.2000 at 9:00 am

384/106

Cluden & St. Bathans S. Ds

EQUIVALENT METRIC  
AREA IS 12403.0218 ha



Cluden S.D.  
(30648.2 055)

Total Area - 30648 ac. 2r. 055p.

Scale - 80 chains to an inch.

S.P.O.  
A. 10



# COMPUTER INTEREST REGISTER UNDER LAND TRANSFER ACT 1952



Historical Search Copy

**Identifier** OT386/106  
**Land Registration District** Otago  
**Date Registered** 21 May 1959 09:52 am

**Part-Cancelled**

**Prior References**  
OT335/166

<b>Type</b>	Lease under s83 Land Act 1948		
<b>Area</b>	12403.0218 hectares more or less	<b>Term</b>	Thirty-three years commencing on 1 July 1959 and renewed for a further period of 33 years on 1.7.1992

**Legal Description** Run 236M and Run 237F

**Original Proprietors**

Neil Alexander Purvis as to a 3/8 share  
Hugh James Ross and Philip Blair Pedofsky as to a 5/8 share

**Interests**

- Irrigation Agreement with Her Majesty the Queen affecting said Run 236M
- 243204 Variation of the covenants of the within Lease - 22.2.1962 at 9.08 am
- Prospecting Licence embodied in Register OT5D/186
- 636810.2 Mortgage of the share of Hugh James Ross and Philip Blair Pedofsky to Ian Alexander Purvis and to Molly Constance Purvis - 12.6.1985 at 10.10 am
- Exploration Licence embodied in Register OT9D/157
- 762489.5 Mortgage to Rural Banking and Finance Corporation of New Zealand Limited - 5.9.1990 at 9.49 am
- 813195.2 Mortgage to AMP/ERGO Mortgage and Savings Limited - 2.9.1992 at 9.35 am
- 813195.4 Memorandum of Priority making Mortgages 813195.2, 762489.5 and 636810.2 first, second and third mortgages respectively - 2.9.1992 at 9.35 am
- 816274 Land Improvement Agreement pursuant to the Soil Conservation and Rivers Control Act 1941 - 15.10.1992 at 9.44 am
- 831737 Renewal of Crown Lease for a further period of 33 years on 1.7.1992 and fixing (for the first 11 years) the annual rent at \$10,500 calculated on rental value of \$700,000 - 14.6.1993 at 9.47 am
- 5001748.1 Compensation Certificate pursuant to Section 19 Public Works Act 1981 - 10.5.2000 at 3:41 pm
- 5004162.1 Discharge of Mortgage 762489.5 - 21.6.2000 at 2:19 pm
- Parts of the stopped road adjoining the within land are now known as Sections 1 (1050m2), 2 (1925m2), 3 (75m2) and 4 (150m2) SO 20010 - see New Appellation 5005363.1 - 12.7.2000 at 9:09 am
- 5012031.1 Departmental Dealing correcting the memorial by recording the mortgagees in Mortgage 636810.2 as tenants in common - 13.11.2000 at 9:10 am
- 762489.5 Mortgage to Rural Banking and Finance Corporation of New Zealand Limited - 5.9.1990 at 9:49 am
- 5013861.1 Departmental Dealing to remove expired Prospecting and Exploration Licence memorials embodied in Register as OT5D/186 and OT9D/157 respectively; to bring down mortgage 762489.5 and amend Memorandum of Priority 813195.4 from 813195.2 and 636810.2 as first and second to 813195.2, 726489.5 and 636810.2 as first, second and third respectively; all conversion errors - 15.11.2000 at 3:59 pm

**Identifier**

**OT386/106**

5012114.1 Gazette Notice (NZ Gazette 22.6.2000 p 1493) declaring part of the within leasehold estate (marked A,B,C,D,E,F,G,H SO 20010 & E,G DP SO 20011) is hereby acquired for road which pursuant to Section 60(2) Transit New Zealand Act 1989 forms part of State Highway No.8 and shall vest in the Crown on the date of publication of this notice in the NZ Gazette- 16.11.2000 at 9:00 am

5012114.1 Gazette Notice (NZ Gazette 22.6.2000 p 1493) declaring part underlying fee-simple (marked A,B,C,D,E,F,G,H SO 20010 & E,G SO 20011) is hereby declared road which pursuant to Section 60(2) Transit New Zealand Act 1989 forms part of State Highway No.8 and shall remain vested in the Crown on the date of publication of this notice in the NZ Gazette - 16.11.2000 at 9:00 am

5012114.1 Gazette Notice (NZ Gazette 22.6.2000 p 1493) declares the portions of stopped road shown as Sections 1,2,3 & 4 SO 20010 shall be amalgamated with the leasehold estate in Part Run 236M herein - 16.11.2000 at 9:00 am

5012114.2 Discharge of Compensation Certificate 5001748.1 - 16.11.2000 at 9:00 am

5020691.1 Departmental dealing correcting the memorials by adding the first two actions in Gazette Notice 5012114.1 to the current title view and deleting the memorial for New Appellation 5005363.1 from the current title view - 25.1.2001 at 9:10 am

5026551.1 Transfer of Mortgage 813195.2 to AMP Bank Limited - 1.3.2001 at 9:00 am

Issued as a Renewal of [or in Exchange for] Lease registered in Vol. 335 fol. 166

NEW ZEALAND

OTAGO

LAND DISTRICT

LAND & DEEDS

Chlorine

CC hands

21 MAY 1959

9 51

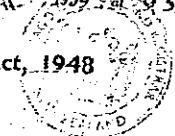
332

in the LAND REGISTRY OFFICE under the LAND TRANSFER ACT.

[L. and S. B.]

Vol. 386 fol. 106

21st day of May



Asst. Land Registrar

386/106

Pastoral Lease of Pastoral Land under the Land Act, 1948

No. P. 213

This Deed, made the first day of March 1959, between His Majesty The King (who, with his heirs and successors, is hereinafter referred to as "the Lessor"), of the one part, and Stewart Douglas Jenkins (who, with his heirs and successors, is hereinafter referred to as "the Lessee"), of the other part, one thousand nine hundred and fifty-nine

For Diagram See separate sheet

of TAREAS in the Dominion of New Zealand, is hereinafter referred to as "the Lessee"). of the other part. WITNESSETH conditions, and agreements herein contained or implied and of the covenants, Lease to be paid, observed, and performed, the Lessor doth hereby demise and advancement of those pieces or parcels of land containing by 36.648 2 rpon and 05.5 perches, a little more or less, situated in the Land District of Otago and being runs 235N and 237F; Cluden and St Athans Survey Districts

(hereinafter referred to as "the said land"), as the same is more particularly delineated in the plan drawn hereon and therein coloured red in outline; together with the rights, easements, and appurtenances thereto belonging. TO HOLD the said premises intended to be hereby demised unto the Lessee for the term of thirty-three years, commencing on the first day of July 1959, together with the period between the date of this lease and the aforesaid first day of July, one thousand nine hundred and fifty-nine. Yielding and paying therefor during the said term unto the Department of Lands and Survey at the Principal Land Office for the said Land District of Otago the clear annual rent of Two hundred and ninety pounds (£290. --) payable without demand by equal half-yearly payments in advance on the 1st day of January and the 1st day of July in each and every year during the said term. And also paying in respect of the improvements specified in the Schedule hereto the sum of (£) (the receipt of which sum is hereby acknowledged) and thereafter by half-yearly instalments of pounds shillings and pence on the 1st day of January and the 1st day of July in each year in the manner as hereinafter set out.

- AND the Lessee doth hereby covenant with the Lessor as follows, that is to say:
1. THAT the Lessee will fully and punctually pay the rent hereinafter reserved at the times and in the manner hereinafter named in that behalf; and also will pay and discharge all rates, taxes, assessments, and outgoings whatsoever that now are or hereafter may be assessed, levied, or payable in respect of the said land or any part or parts thereof during the said term.
2. THAT the Lessee will within one year after the date of this lease take up his residence on the said land, and thereafter throughout the term of the lease will reside continuously on the said land.
3. THAT the Lessee will hold and use the said land bona fide for his own use and benefit and will not transfer, assign, sublet, mortgage, charge, or part with possession of the said land or any part thereof without the previous approval of the Land Settlement Board: Provided that such approval will not be necessary in the case of a mortgage to the Crown or to a Department of State.
4. THAT the Lessee will at all times farm the said land diligently and in a husbandlike manner according to the rules of good husbandry and will not in any way commit waste.
5. THAT the Lessee will throughout the term of his lease to the satisfaction of the Commissioner of Crown Lands for the Land District of Otago (hereinafter referred to as "the Commissioner") cut and trim all live fences and hedges, clear and keep clear the said land of all noxious weeds, and will comply strictly with the provisions of the Noxious Weeds Act, 1938/1950.
6. THAT the Lessee will keep the said land free from wild animals, rabbits, and other vermin, and generally comply with the provisions of the Rabbit Nuisance Act, 1936/1955.
7. THAT the Lessee will clear and clear from weeds and keep open all drains, ditches, and watercourses upon the said land, including any drains or ditches which may be constructed by the Commissioner after the commencement of the term of the lease; and will not at any time without the prior consent of the Commissioner alter the channel of any such drain or watercourse or stop or divert the water flowing therein.
8. THAT the Lessee will at all times during the said term repair and maintain and keep in good substantial repair, order, and condition all improvements belonging to the Crown (including those removed or any part of them.
9. THAT the Lessee will insure all buildings belonging to the Crown (including those specified in the Schedule hereto which are being purchased by the Lessee) now or hereafter erected on the said land to their full insurable value in the name of the Commissioner in some insurance office approved by the Commissioner and will pay all premiums falling due under every such insurance policy and deposit with the Commissioner every such policy and, not later than the forenoon of the day on which any such premium becomes payable, the receipt for that premium.
10. THAT the Lessee will not throughout the term of the lease without the prior consent of the Commissioner, which consent may be given on such terms and conditions (including the payment of royalty) as the Commissioner thinks fit, fell, sell, or remove any timber, tree, or bush growing, standing, or lying on the said land, and that he will throughout the term of the lease prevent the destruction of any such timber, tree, or bush unless the Commissioner otherwise approves: Provided that the consent of the Commissioner as aforesaid shall not be necessary where any such timber or tree is required for any agricultural, pastoral, household, roadmaking, or building purposes on the said land nor where the timber or tree has been planted by the Lessee.
11. THAT the Lessee shall not, except for the purpose of complying with any of the provisions of the Nuisance Trench Act, 1916, burn any tussock, scrub, fern, or grass on the said land, nor permit any tussock, scrub, fern, or grass on the said land to be burned, unless in either case he shall have obtained the prior consent in writing of the Commissioner, which consent may be given subject to such terms and conditions as the Commissioner may deem necessary.
12. THAT officers and employees of the Department of Internal Affairs shall at all times have a right of ingress, egress, and regress over the land comprised in this lease for the purpose of determining whether such land or any adjoining land is infested with deer, wild guinea, wild pigs, opossums, or other animals which the said Department is charged with the duty of exterminating or controlling, or for the purpose of destroying any such animals: Provided that such officers and employees in the performance of the said duties shall at all times avoid undue disturbance of the Lessee's stock.
13. THAT the Lessee shall exercise due care in stocking the said land and shall not overstock.

AND it is hereby agreed and declared by and between the Lessor and the Lessee:
(e) THAT the Lessee shall have the exclusive right of pasturage over the said land, but shall have no right to the soil.
(f) THAT the Lessee shall have no right, title, or claim whatsoever to any minerals (within the meaning of the Land Act, 1948) on or under the surface of the soil of the said land, and all such minerals are reserved to His Majesty together with a free right of way over the said land in favour of the Commissioner or of any person authorized by him and of all persons lawfully engaged in the working, extraction, or removal of any minerals on or under the surface of the said land or any adjacent land of the Crown, subject to the payment to the Lessee of compensation for all damage done to improvements on the said land belonging to the Lessee in the working, extraction, or removal of any such minerals: Provided that there shall be no right of way, easement, or right to work, extract, or remove any mineral from any part of the said land which is for the time being under crop or used or situated within 60 yards of a yard, garden, orchard, vineyard, nursery, or plantation, or within 100 feet of any building or dwellinghouse: Provided also that the Lessee may, with the prior consent in writing of the Commissioner, which consent may be given subject to such conditions as the Commissioner thinks fit, use any such minerals for any agricultural, pastoral, household, roadmaking, or building purposes on the said land, but not otherwise.
(g) THAT upon the expiration by effluxion of time of the term hereby granted and thereafter at the expiration of each succeeding term to be granted to the Lessee the outgoing Lessee shall have a right to obtain, in accordance with the provisions of section 55 (3) of the Land Act, 1948, a new lease of the land hereby leased at a rent to be determined in the manner prescribed by Part VIII of the said Act for a term of thirty-three years computed from the expiration of the term hereby granted and subject to the same covenants and provisions as this lease, including this present provision for the renewal thereof and all provisions ancillary or in relation thereto.

384106

- (4) THAT the Lessee shall have no right of acquiring the fee-simple of the said land.
- (5) THAT the Lessee may, with the prior consent in writing of the Commissioner given subject to such conditions as the Commissioner may deem necessary,--
  - (i) Cultivate any portion of the said land for the purpose of growing winter feed for the stock depastured thereon;
  - (ii) Crop such area of the said land as is sufficient for the use of himself and family and his employees;
  - (iii) Plough and sow in grass any portion of the said land;
  - (iv) Clear any portion of the said land by felling and burning bush or scrub and sow the land so cleared in grass;
  - (v) Surface sow in grass any portion of the said land.
 Provided that the lessee shall, on the termination of the lease, leave the whole of the area that has been ploughed or cultivated properly laid down in good permanent clovers and grasses to the satisfaction of the Commissioner.
- (6) THAT the Lessee shall exercise due care in stocking the said land and shall not overstock and for the purpose of this clause it is hereby mutually declared and agreed between the Land Settlement Board and the lessee that the number of stock to be depastured on the said land during the winter months shall not, without the prior consent of the Commissioner, exceed ~~See below~~ sheep on a basis of one ewe for a dry ewe and one and a half for breeding ewes.
- (7) THAT if the Lessee shall leave New Zealand or abandon the said land or if he cannot be found or if he shall neglect or fail or refuse to comply with the covenants and conditions herein expressed or implied to the satisfaction of the Land Settlement Board or the Commissioner, as the case may be, or make default for not less than two months in the payment of rent, water levy, or other payments due to the Lessor, then the Land Settlement Board may, subject to the provisions of section 146 of the Land Act, 1916, declare this lease to be forfeit, and that without discharging or releasing the Lessee from liability for rent due or accruing due or for any prior breach of any covenant or condition of the lease.
- (8) THAT these covenants are intended to take effect as a pastoral lease under the Land Act, 1916, and the provisions of the said Act and of the regulations made thereunder applicable to such leases shall be binding in all respects upon the parties hereto in the same manner as if such provisions had been fully set out herein.

SCHEDULE

IMPROVEMENTS BELONGING TO THE CROWN AND BEING PURCHASED BY THE LESSEE

N11

In witness whereof the <sup>Deputy</sup> Commissioner of Crown Lands for the Land District of Otago, on behalf of the Lessor, hath hereunto set his hand, and these presents have also been executed by the said Lessee.

Signed by the <sup>Deputy</sup> Commissioner, on behalf of the Lessor, in the presence of--  
 Witness: [Signature]  
 Occupation: clerk to the Survey Dept  
 Address: Dunedin

[Signature]  
 Deputy Commissioner of Crown Lands.

Signed by the above named Lessee, in the presence of--  
 Witness: [Signature]  
 Occupation: Relieving Postmaster  
 Address: Taraco

[Signature]  
 Lessee.

FORM 1010-1913

\*\* (2) THAT the Lessee shall be deemed not to have failed to use due care in stocking, or to have overstocked so long as the number of sheep depastured on the said land does not exceed 6600 inclusive of 2530 breeding ewes (being an increase of ten per cent on the carrying capacity on which is based the rent hereinbefore reserved) but the Commissioner may by notice in writing permit the Lessee to depasture thereon any greater number should he deem it advisable or expedient so to do. Any permission so granted shall be subject to revocation or amendment by the Commissioner at any time and particularly in the event of a transfer. Any variation consented to by the Commissioner shall not affect the rent payable hereunder.

[Signature]  
 Deputy Commissioner of Crown Lands.

[Signature]  
 Lessee.

T. 386/106

579558/7 Variation of Mortgage  
496864 - 20.7.1982 at 10.55 am

*[Signature]*  
A.L.R.

619264 Variation of Mortgage 496864 -  
2.8.1984 at 10.19am

*[Signature]*  
A.L.R.

630813 Land Improvement Agreement  
under the Soil Conservation and  
Rivers Control Act 1941 - 28.2.1985  
at 10.45 am

DISCHARGED  
1985  
JUN 1985  
A.L.R.

*[Signature]*  
A.L.R.

636810/1. Transfer of their shares Ian Alexander  
Purvis and Molly Constance Purvis to The Trustees  
and Agency Company of New Zealand Limited  
and William Francis Pedofsky of Alexandra  
Chartered Accountant - 12.6.1985 at 10.10am

*[Signature]*  
A.L.R.

636810/2 Mortgage of their 5/8th share The  
Trustees Executors and Agency Company of New  
Zealand Limited and William Francis Pedofsky  
Ian Alexander Purvis and Molly Constance  
Purvis in shares - 12.6.1985 at 10.10am

*[Signature]*  
A.L.R.

655796 Exploration Licence under the  
Mining Act 1971 affecting part of the  
within land in favour of Homestake New  
Zealand Exploration Limited for a term  
of two years commencing on 1 May 1986  
7.5.1986 at 10.39 am  
See Volume 9D Folio 157

*[Signature]*  
A.L.R.

735561 Prospecting Licence under the  
Mining Act 1971 affecting part of the within  
land in favour of Golden Point Mining  
Limited for a term of 3 years from the  
14.8.1989 - 15.8.1992 at 10.42 am  
See Volume 9D Folio 30

*[Signature]*  
A.L.R.

762489/1 Transmission of the 5/8th share  
of The Trustees Executors and Agency  
Company of New Zealand Limited and William  
Francis Pedofsky to The Trustees Executors  
and Agency Company of New Zealand Limited  
5.9.1990 at 9.49am

*[Signature]*  
A.L.R.

of its 5/8th share The Trustees Executors  
and Agency Company of New Zealand Limited  
762489/2 Transfer to Hugh James Ross  
of Dunedin Solicitor and Philip Blair  
Pedofsky of Alexandra Chartered Accountant  
- 5.9.1990 at 9.49am

*[Signature]*  
A.L.R.

762489/5 Mortgage to Rural Banking and  
Finance Corporation of New Zealand Limited  
- 5.9.1990 at 9.49am

*[Signature]*  
A.L.R.

762489/6 Memorandum of Priority ranking  
Mortgage 762489/5 as a second mortgage  
and Mortgage 636810/2 as a third mortgage  
- 5.9.1990 at 9.49am

*[Signature]*  
A.L.R.

813195/2 Mortgage to The Australian Mutual  
Provident Society - 2.9.1992 at 9.35am

*[Signature]*  
A.L.R.

813195/4 Memorandum of Priority ranking  
Mortgage 813195/2 as a first mortgage and  
Mortgage 762489/5 as a second mortgage and  
Mortgage 636801/2 as a third mortgage -  
2.9.1992 at 9.35am

*[Signature]*  
A.L.R.

816274 Land Improvement Agreement under the  
Soil Conservation and Rivers Control Act  
1941 - 15.10.1992 at 9.44am

*[Signature]*  
A.L.R.

831737 Memorandum renewing the term of the  
within lease for a further period of 33 years  
on 1.7.1992 and fixing (for the first 11  
years the annual rent at \$10,500 calculated  
on rental value of \$700,000 - 14.6.1993 at  
9.47am

*[Signature]*  
A.L.R.

88591 Transfer affecting the estate of  
Her Majesty the Queen in fee simple being  
a grant of a right (in gross) to convey  
water over part herein shown marked as a  
black line on the diagram annexed thereto  
together with incidental rights in favour  
of Lindis Irrigation Limited - 3.7.1995  
at 9.31am

CT 16D/724 issued

*[Signature]*

A.L.R.

942923.1 Transfer of Mortgage  
813195.2 to AMP/ERGO Mortgage and  
Savings Limited  
29.1.1998 at 11.40

*[Signature]*  
for DLR

Imperial Agreement with Her Majesty the Queen dated 27<sup>th</sup> September 1922 Section 386 M.

Mortgage No. 192 to the Bank of New South Wales dated 5<sup>th</sup> November 1925

Mortgage 405 to Mortgagee's Co. Limited dated 2nd October 1935

The above memorials have been brought down from Pastoral Licence 335/166.

230173 Transmission to William Herbert Jolly, a Remission, William Hector Gibson a Farmer, and Ian Alexander Purvis a Farmer all of Tarras as Executors entered 22.2.1981 at 11.3 a.m.

231066 Transfer of a 1/2 share within the family of Jolly, William Hector Gibson and Ian Alexander Purvis to the said Ian Alexander Purvis produced 16.3.1981 at 2.59 a.m.

Variation of the covenants of the within Lease. Produced 22.2.1982 at 9.08 a.m. (No. 243204)

255152 Transfer of the 3/4 share of William Herbert Jolly, William Hector Gibson and Ian Alexander Purvis to Molly Constance Purvis and Frances Jessie Margaret Gibson both of Tarras married women as tenants in common in equal shares - 13.11.80 at 3pm

THIS REPRODUCTION (ON A REDUCED SCALE) CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL REGISTER FOR THE PURPOSES OF SECTION 215A LAND TRANSFER ACT 1952. J.L. McPherson A.L.R.

488000/1 Transfer of her 3/8th share Frances Jessie Margaret Gibson to Neil Alexander Purvis of Tarras Farmer - 16.11.1977 at 2.01 pm

488000/2 Mortgage to Australian Mutual Provident Society - 16.11.1977 at 2.01 pm

488000/3 Mortgage of his 3/8th share Neil Alexander Purvis to Jessie Margaret Gibson - 16.12.1977 at 2.01 pm

496864 Mortgage to the Rural Banking and Finance Corporation of New Zealand - 24.5.1978 at 1.11 pm

506380 Mortgage to the Rural Banking and Finance Corporation of New Zealand - 11.1978 at 12.05 pm

386/106

532793/1 Variation of Mortgage 496864 - 11.4.1980 at 2.21pm

532793/2 Mortgage to the Rural Banking and Finance Corporation of New Zealand - 11.4.1980 at 2.21pm

552133 Prospecting Licence affecting part of the within land in favour of Bronze Boulder Mining and Development Company limited for a term of two years commencing on 1st April 1981 - 6.4.1981 at 1.55 pm See Volume 50 Folio 186

555278 Variation of Mortgage 532793/2 - 3.6.1981 at 10.27 am

556919 Variation of Mortgage 506380 - 30.6.1981 at 10.55 am

558394 Bank Improvement Agreement under the Soil Conservation and Rivers Control Act 1941 - 2.1.1981 at 2 pm

562014 Variation of Mortgage 496864 - 21.9.1981 at 9.54 am

579558/3 Mortgage to Australian Mutual Provident Society - 27.11.1982 at 10.55am

579558/4 Memorandum of Priority ranking Mortgage 579558/3 as first Mortgage, Mortgage 496864 as second Mortgage, Mortgage 506380 as third Mortgage, Mortgage 532793/2 as fourth Mortgage - 20.7.1982 at 10.55 am

579558/6 Variation of Mortgage 506380 - 20.7.1982 at 10.55 am

DISCHARGED 20 JUL 1982

DISCHARGED 20 JUL 1982

DISCHARGED 05 SEP 1980

DISCHARGED 24 MAY 1982

DISCHARGED 05 SEP 1980

DISCHARGED 25 SEP 1982

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.

[Signature] A.L.R.



384/106

Cluden & St. Bathans S. Ds

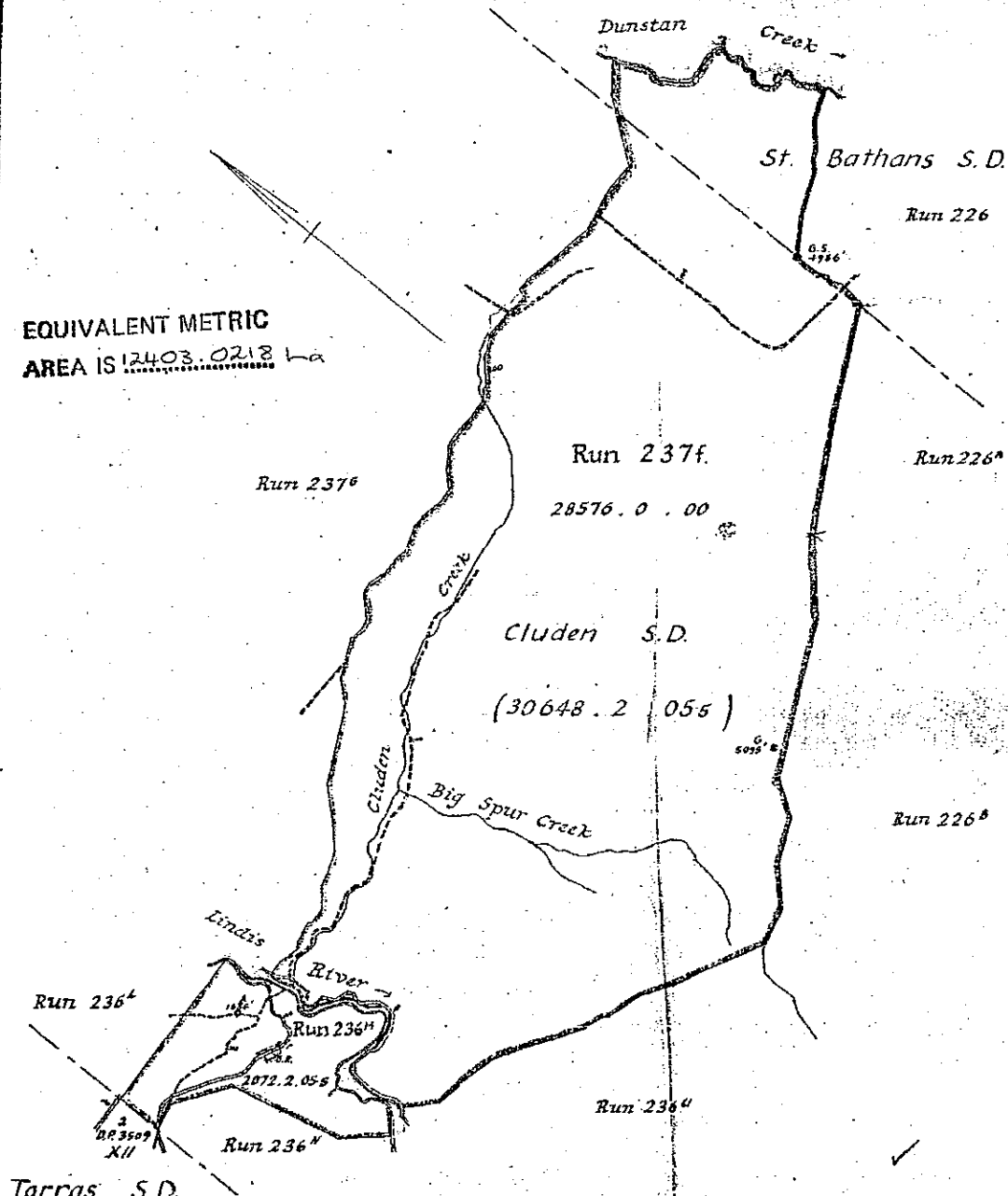
ent errors and grames to  
agreed between the Land  
the Commissioner, and  
nts and conditions herein  
at payment of rent, water  
so to be forfeit, and that  
under applicable to such

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Crown Lands

Lessee

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ould be deemed it  
moment by the  
by the Commissioner



EQUIVALENT METRIC  
AREA IS 12403.0218 ha

Run 237f

28576.0000

Cluden S.D.

(30648.2055)

Run 236f

Run 236g

Tarras S.D.

Total Area: 30648 ac. 2r. 055p.

Scale: 80 chains to an inch

S.P.  
9/6



CLASSIFICATION & RENEWAL OF LICENCE.

FILES: H.O. 3/9/196  
D.O. PR. 1684

CASE NO: 5856

OTAGO LAND DISTRICT.

LESSEE: Stewart Douglas Jenkins.

Copied for purposes of CPL  
tenure review due diligence from  
file: P 213 Vol 1 | 257.

LAND: Run Name: Cluden.  
Survey Description: Runs 235M and 237F, Cluden & St. Bathans S.D.

Area: 30,672-2-05.5p.

Location: On good gravel road 27 miles north west of Cromwell which is 155 miles N. . of Dunedin.

Amenities: Rural Mail, telephone and electricity; store, school and arleyards 5 miles; railway 28 miles.

LEASE: Tenure: Pastoral Run Licence under Section 56, L.L.A. Act, 1913.

Term: 35 years from 1.3.24.

Expires: 20.2.59.

Annual Rent: £340. - . - .

History: Selected 20.2.10. 14 years from 1.3.10. A.R. £307.

Transfer 1/3 share to S.D. Jenkins 1928.

Renewed 35 years from 1.3.24. A.R. £340.

Transfer further 1/3 share to S.D. Jenkins 1950.

Consideration £1,290.

Transferred to present lessee 29.11.54 (Consideration Nil - father to son).

13 MAY 1957

INVESTIGATION

DOCKET: Completed and filed on district office file.

CROWN

IMPROVEMENTS: Nil.

GENERAL

DESCRIPTION: Soil - light schist soils with rock outcrops particularly in gullies; northerly aspect; altitude 1450 - 5100 feet; easy to steep broad ridges intersected by numerous gullies majority of which terminate in Cluden Creek - all rideable; 200 acres ploughable; rainfall 20" - watered by creeks, springs and Lindis River - sufficient except Little Cluden Block which lacks water; good warm block with good shelter in gullies; reversion to scab weed and hair grass on lower faces; severe gully and rib erosion on lower cover - depleted slopes; practically no snow risk under normal management; generally good balance of summer and winter country.

Present Cover: 20 acres good dry land lucerne.  
50 acres newly sown dry land lucerne.  
60 acres runout pasture.  
60 acres greenfeed - wheat.  
15,000 acres severely depleted tussock country of scabweed, hairgrass with some star thistle and poa maniatoto. Fair to sparse cover of blue and fescue tussock on darker faces. Good grazing in gullies which have considerable matagouri scrub.  
15,482 acres fair to good cover of fescue and blue tussock.

Total 30,672 acres.

LEASES

EXPIRES  
20.2.59 re  
Riverbank Res.

13 MAY 1957

WEEDS & PESTS:

Lawyers, sweet brier, gooseberry - not severe, scattered in gullies on lower country. Very few rabbits- have been bad in past, a few deer.

OTHER LAND HELD:

Freehold.	Area	C.V.	U.V.	IMPTS
Lots 5A & Pt. 5, D.P. 3510 Malvern Downs and Section 1146R, Block I, Tarras S.D.	436-3-16.2p	11435	3085	8350.

STOCKING:

"RELEASED UNDER THE OFFICIAL INFORMATION ACT"

	<u>Ewes</u>	<u>Other sheep</u>		<u>Total.</u>
	<u>Others</u>	<u>Wethers</u>	<u>Hoggets</u>	
1951/52	2500	2500	1500	5500
1952/53	2500	2500	1500	6500
1953/54	2500	2500	1540	5540
1954/55	2500	2500	1500	6500
1955/56	2500	2500	1647	6647
Average	2500	2500	1537	6537

PRODUCTION:

	<u>Shearing Tally</u>	<u>Wool</u>	<u>Deaths</u>	<u>Lambs</u>
		(lbs) (per Sheep)	%	No. %
1951/52	6036	63405	10.5	2 - 3 1400 56
1952/53	6275	58708	9.3	in recent 1600 64
1953/54	6499	56382	8.6	years 1800 72
1954/55	6370	60139	9.4	formerly 1700 68
1955/56	6548	73396	11.2	5 - 7 2000 80
Average	6346	62405	10.00	1700 68

SALES:

(No actual figures available, very few cast ewes and wethers sold until 4 years ago. Now sells annual draft of both, prices ranging between 15/- and £1 and ewes 12/6 - £1. 0. 0)

	<u>Ewes</u>	<u>M. S. Lambs</u>
	<u>2th</u>	
1954/55	200	400 (Stores)
1955/56	170	500 (Stores)
Average	185	450

Economic.

SUBDIVISION Not subdivisible.

& BOUNDARY

ADJUSTMENT: No adjustment necessary.

MANAGEMENT: Management generally good. Policy prior to 1952 had been to graze romney flock on irrigated freehold thus providing no supplementary feed for fine wooled sheep. Property was given no opportunity to recover and sheep were in poor condition when brought in. Lambing figures down to 30% six years ago.

Position today, due to influence of an old shepherd, is that romney flock removed and freehold used entirely to provide winter feed for hoggets, 2ths and grazing for majority of young hoggets during first year. This policy has had spectacular results.

Lessee at present sowing out dry land lucerne on 200 acres of arable land on Run 256M to be used exclusively for ewes during autumn and spring. At present lower regions of property are bare and showing no signs of recovery but improvement of land is assured if present policy and rabbit check kept up.

VALUATION & RENTAL

1. Roll 31.1.53 C.M.V. C.V. 1535 U.V. 11090 IMPTS. 4045
2. Field Officer Ford 15.1.56 C.M.V.

ASSESSMENT:

Recommends Pastoral Lease at rental of £290 based on following stock :

<u>Flock.</u>	<u>Ewe Equivalents.</u>
2300 br. Ewes	2300
2300 wethers	1150
1400 M/S Hoggets	930
6000 sheep	4300 e.e.
	Less 1150 For Winterfeed, cultivation, leasehold & irrigation (200 acs on freehold).
	3230 e.e. @ £9000 per 1000 = £290. - . -
	Stock Limitation 6000 sheep plus 10%.

Area is a hard dry run which will take many years to  
recovery. Lessee has agreed to limit  
stock to 6000 plus 10%. Management has improved in  
recent years - more sheep being carried on paddocks  
and less on Run. Lucerne being sown for winter feed.  
Concurs with Field Officer's recommendation.

RIVERBANK RESERVE:

The west boundary of Run 237F follows the course  
of Lindis River and a 66 foot reservation between  
road reserve and river frontage to be set aside for  
Riverbank Reserve (approximate area 24 acres).

COMPARISONS:

Schedule attached.

RECOMMENDATION:

That (a) pursuant to Section 125(3) Land Act, 1948  
Runs 236M and 237F, Cluden & St. Bathans RD's  
be classified as pastoral land suitable for  
disposal on Pastoral Lease.

(b) pursuant to Section 131, Land Act, 1948,  
Stewart Douglas Jenkins be granted a  
Pastoral Lease over Runs 236M and 237F  
excluding Riverbank Reserve of 66 feet  
(nett area 30648-2-05.5p) for a term of 33  
years from 1.7.59 and broken period 1.3.59 -  
30.6.59 at a rental of £290 per annum.

(c) pursuant to Section 66(2) Land Act, 1948 it  
be a condition of the above lease that stock  
carried on the property be limited to 6000  
sheep plus 10%.

DECISION:

The Land Settlement Board on **8.5.57** resolved.

That recommendations (a) to (c) be approved.

The Commissioner of Crown Lands,

**DUNEDIN**

For your Information and Action.

Director General  
10 MAY 1957

*[Handwritten Signature]*

CDE_S15 - Request Manual Copy		X	
Document Type	Instrument	Request Id	18002
Reference Number	831737 <i>RCL</i>	User Id	dabercrombiedu
Land District	Otago	Request Date	12/09/2001 16:09:47
Method of Delivery	Post	Client Reference	dabercrombiedu
Requested By		Status	Pending
<input type="checkbox"/> Certified Copy			
Comments			
Delivery Details			
Firm	Abercrombie & Assoc. Ltd		
Primary Contact	Mr David Abercrombie		
Street	P O Box 5056		
Town	Dunedin		
Country	New Zealand		
Postcode	9001		
Fax Number	03 471 9455		
Fees...	OK		Cancel

LS 17107

"RELEASED UNDER THE OFFICIAL INFORMATION ACT"

The District Court, County of ...

Print the  
DUNEDIN

For office use only

Date  
Number 493

The following are produced

List of Instruments Produced by Number only. Reference

C.T. 386/199

ROMENAL BRACE ... VIA PURVIS & OGS ... DANCOFF

2. A ... from ... to ...

3. A ... from ... to ...

4. A ... from ... to ...

After Registration Instruments Listed Above To Be Returned To:

ROSS DOWLING MARQUET & GRIFFIN

P.O. Box 1144

DUNEDIN

Received Above Instruments

1995 4 25

1/1

**REGISTER**

**MEMORANDUM OF RENEWAL AND VARIATION  
OF PASTORAL LEASE**

IN THE MATTER of the Land Transfer Act 1952  
and the Land Act 1948

AND

IN THE MATTER of Pastoral Lease No P 213  
registered in Volume 386  
Folio 106 Otago District Land Registry  
from HER MAJESTY THE QUEEN to  
NEIL ALEXANDER PURVIS of  
Tarras Farmer (3/8 share), HUGH  
JAMES ROSS of Dunedin Solicitor and  
PHILLIP BLAIR PEDOFISKY of  
Alexandra Chartered Accountant  
(5/8 share)

- (1) Pursuant to Section 170 of the Land Act 1948 the term of the abovementioned lease registered in Volume 386 Folio 106 Otago Land Registry is renewed for a term of 33 years commencing on the 1st day of July 1992. The covenant to pay rent and the rental value contained in the lease is hereby varied by deleting the said covenant and substituting the following:

Yielding and paying therefore for the first 11 years of the said term unto the Landcorp Property Limited at Alexandra the annual rent of \$10,500.00 plus GST calculated on a rental value of \$700,000.00 payable without demand by equal half yearly payments in advance on the first day of January and the first day of July in each and every year during the said period of 11 years and for the next two successive periods of 11 years of the said term a rent determined in respect of each of those periods in the manner provided in Section 132A of the Land Act 1948.

- (2) Consequent upon this renewal Marginal Strips have been reserved pursuant to Part IVA of the Conservation Act 1987 as more particularly delineated A-B, C-D, E-F and G-H on SO 1199 and A-B on SO 1193

**REGISTER**

Save as hereby expressly varied all the covenants conditions and restrictions contained or implied in the said Memorandum of Lease shall remain in full force.

IN WITNESS WHEREOF the parties have hereunto subscribed their names this  
27 day of December 1952

**SIGNED** for and on behalf of HER MAJESTY )  
THE QUEEN by the Commissioner of Crown )  
Lands in the presence of: )  
)  
)

Witness: D. Gullen )  
Occupation: Pastoral Administration Officer )  
Department of Survey and Land Information )  
Address: Wellington )

[Signature]  
Commissioner of Crown Lands

**SIGNED** by the Lessee )  
NEIL ALEXANDER PURVIS )  
in the presence of: )

Witness: G. F. Clark  
Occupation: Farmer  
Address: Tararua

[Signature]  
Lessee

**SIGNED** by the Lessee )  
HUGH JAMES ROSS )  
in the presence of: )

Witness: [Signature]  
Occupation: Refrigerator  
Address: Dunedin

[Signature]  
Lessee



**SIGNED** by the Lessee )  
PHILLIP BLAIR PEDOFSKY )  
in the presence of: )

**REGISTER**

Phillip Blair Pedofsky  
Lessee

Witness: W. Rooney

Occupation: Chartered Accountant

Address: Alexandra

**MEMORANDUM OF RENEWAL OF PASTORAL LEASE**

**REGISTER**


Particulars entered in the Register as shown herein on the date and at the time stamped below.


HER MAJESTY THE QUEEN Lessor

\_\_\_\_\_  
District/Assistant Land Registrar  
of Otago

N A PURVIS Lessee  
H J ROSS  
P B PEDOFSKY

\_\_\_\_\_  
LANDCORP PROPERTY LIMITED  
DUNEDIN

MWP\_0013288  


947 14 JUN 93 831737  
PARTICULARS ENTERED IN REGISTER  
LAND REGISTER OTAGO  
ASST. LAND REGISTRAR  
  
*28/1/93*

MEMORANDUM OF VARIATION OF LEASE

IN THE MATTER of the LAND ACT 1948.

AND

IN THE MATTER of Pastoral Lease No.213 registered in Volume 386 Folio 106, Otago Land Registry, from HER MAJESTY the Queen to William Herbert Jolly, William Hector Gibson and Ian Alexander Purvis.

The covenants conditions and restrictions contained or implied in Pastoral Lease No. 213 are varied by deleting the present clause (f) and substituting the following:

"That the Lessee shall be deemed not to have failed to use due care in stocking or to have overstocked so long as the number of sheep depastured on the said land does not exceed 5500 inclusive of a maximum of 2200 breeding ewes (being an increase of ten per cent on the carrying capacity on which is based the rent hereinbefore reserved) but the Commissioner may by notice in writing permit the Lessee to depasture thereon any greater number should he deem it advisable or expedient so to do. Any permission so granted shall be subject to revocation or amendment by the Commissioner at any time and particularly in the event of a transfer. Any variation consented to by the Commissioner shall not affect the rent payable hereunder." Save as hereby expressly varied all the covenants conditions and restrictions contained or implied in the said Pastoral Lease shall remain in full force.

IN WITNESS WHEREOF the parties have hereunto subscribed their names this ~~Seventh~~ day of February 1962.

Deputy  
Signed by the Commissioner of  
Crown Lands for the Land  
District of Otago acting for and  
on behalf of HER MAJESTY the Queen  
in the presence of :-

Witness: W. O. Dennis

Occupation: Clerk

Address: Lands and Survey Department  
Dunedin

[Signature]  
Deputy Commissioner of Crown Lands

Signed by the said William Herbert Jolly as lessee  
in the presence of :-

Witness: F. de Blak

Occupation: Pastor

Address: Texas

X W. H. Jolly X  
Lessee

Signed by the said William Hector Gibson as lessee  
in the presence of :-

Witness : J. M. Clark  
Occupation: Postmaster  
Address : Tamias

W. H. Gibson  
lessee

Signed by the said Ian Alexander Purvis as lessee  
in the presence of :-

Witness: J. M. Clark  
Occupation: Postmaster  
Address: Tamias

I. A. Purvis  
lessee

243204

2

Print other copy.

v  
h

*Variation of pastoral lease*

PARTICULARS ENTERED IN THE REGISTER-BOOK

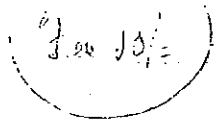
JL.386FC/10 106

22 FEB 1962

THE  
AT 9 O'CLOCK



*M. R. Ains*  
Assistant Land Registrar  
Otago



Not Registered under Land Transfer Act.—Registered under Section 83, Land Act, 1948

LAND & DEEDS	
Maturity:	<i>O/L</i>
Term:	<i>CCL</i>
22 FEB 1962	
Time:	<i>9.8</i>
Fee: £	<i>-:10/11</i>
Abstract No.	<i>296</i>



Extract from *New Zealand Gazette*, 22/6/2000, No. 67, p. 1493

**Road Realignment—Lindis, State Highway No. 8, District of Central Otago**

Pursuant to the Public Works Act 1981, and to a delegation from the Minister of Lands, Stephen Robert Gilbert, Land Information New Zealand:

(a) Pursuant to section 20 (1) and section 28, declares that, pursuant to an agreement to that effect having been entered into, the leasehold estate described in the First Schedule to this notice is hereby acquired for road which, pursuant to section 60 (2) of the Transit New Zealand Act 1989, forms part of State Highway No. 8 and shall vest in the Crown on the date of publication of this notice in the *New Zealand Gazette*.

(b) Pursuant to section 114, declares that the land described in the First Schedule to this notice is hereby declared road which, pursuant to section 60 (2) of the Transit New Zealand Act 1989, forms part of State Highway No. 8 and shall remain vested in the Crown on the date of publication of this notice in the *New Zealand Gazette*.

(c) Pursuant to sections 116 (1), 117 (3) (a) and 117 (6), declares the portions of road described in the Second Schedule to this notice to be stopped and shall be amalgamated with the leasehold estate in part Run 236M, entered in the Register Book as part Volume 386, Folio 106, subject to memoranda of mortgages 813195.2, 762489.5 and 636810.2.

**Otago Land District—Central Otago District  
First Schedule**

Area m <sup>2</sup>	Being
2750	Part Run 236M, Cluden Survey District; marked "A" on S.O. 20010 (part Register Book 386/106).
800	Part Run 236M, Cluden Survey District; marked "B" on S.O. 20010 (part Register Book 386/106).
5950	Part Run 236M, Cluden Survey District; marked "C" on S.O. 20010 (part Register Book 386/106).
1975	Part Run 236M, Cluden Survey District; marked "E" on S.O. 20010 (part Register Book 386/106).
650	Part Run 236M, Cluden Survey District; marked "F" on S.O. 20010 (part Register Book 386/106).
1500	Part Run 236M, Cluden Survey District; marked "G" on S.O. 20010 (part Register Book 386/106).
200	Part Run 236M, Cluden Survey District; marked "H" on S.O. 20010 (part Register Book 386/106).
9050	Part Run 236M, Cluden Survey District; marked "G" on S.O. 20011 (part Register Book 386/106).
ha	
4.47	Part Run 236M, Cluden Survey District; marked "D" on S.O. 20010 (part Register Book 386/106).
5.95	Part Run 236M, Cluden Survey District; marked "E" on S.O. 20011 (part Register Book 386/106).

**Second Schedule**

Area m <sup>2</sup>	Adjoining
1050	Part Run 236M, Cluden Survey District; marked

- "I" on S.O. 20010.
- 1925 Part Run 236M, Cluden Survey District; marked "J" on S.O. 20010.
- 75 Part Run 236M, Cluden Survey District; marked "K" on S.O. 20010.
- 150 Part Run 236M, Cluden Survey District; marked "L" on S.O. 20010.

Dated at Christchurch this 7th day of June 2000.

S. R. GILBERT, for Minister of Lands by the Minister for Land Information.

(LINZ CPC/1998/817 and 818/A)

ln4380

GN 5012114.1 GAZETTE NOTICE/ORDRE  
CPY-01/01.PGS-003-15/11/00.10/39



DocID: 110158975

“RELEASED UNDER THE OFFICIAL INFORMATION ACT”

[L.S.] C. L. N. NEWALL, Governor-General.

A PROCLAMATION.

IN pursuance and exercise of the powers and authorities conferred upon me by section three of the Discharged Soldiers Settlement Amendment Act, 1919, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby revoke (in so far as it relates to the land described in the Schedule hereto) the Proclamation made on the twenty-second day of November, one thousand nine hundred and nineteen, and published in the Gazette of the twenty-seventh day of November, then instant, page 3568, setting apart lands for selection by discharged soldiers under special tenures in the manner provided by the Discharged Soldiers Settlement Act, 1915.

SCHEDULE.

WELLINGTON LAND DISTRICT.—SETTLEMENT LAND.

Taumaihi Settlement.

PART Section 3s: Area, 4 acres 33.2 perches.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 5th day of September, 1941.

J. G. BARCLAY,  
For the Minister of Lands.

GOD SAVE THE KING!

(L. and S. 26/25780.)

Land set apart as an Addition to a Public-school Site.

[L.S.] C. L. N. NEWALL, Governor-General.

A PROCLAMATION.

IN pursuance and exercise of the powers conferred by subsection nine of section twelve of the Land Act, 1924, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby proclaim and declare that from and after the date hereof the land comprised in the piece of closed road described in the First Schedule hereto, being an area adjacent to the reserve for a public-school site (Pakaru), described in the Second Schedule hereto, shall be deemed to be added to the said reserve.

FIRST SCHEDULE.

NORTH AUCKLAND LAND DISTRICT.

ALLOTMENT 129, Ruapekapeka Parish, Bay of Islands County: Area, 1 rood 23.7 perches, more or less.

SECOND SCHEDULE.

NORTH AUCKLAND LAND DISTRICT.

ALL that area containing by admeasurement 4 acres 1 rood 21.3 perches, more or less, being parts of Allotment 46, Ruapekapeka Parish, Bay of Islands County. As the same is more particularly delineated on the plan marked L. and S. 16/2783b, deposited in the Head Office, Department of Lands and Survey, at Wellington, and thereon bordered violet.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 4th day of September, 1941.

J. G. BARCLAY,  
For the Minister of Lands.

GOD SAVE THE KING!

(L. and S. 16/2783.)

Land subject to the Housing Act, 1919, declared Crown Land available for Reservation under the Land Act, 1924.

[L.S.] C. L. N. NEWALL, Governor-General.

A PROCLAMATION.

IN pursuance and exercise of the power and authority conferred upon me by subsection one of section eight of the Housing Amendment Act, 1940, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby proclaim and declare the land described in the Schedule hereto, being land subject to the Housing Act, 1919, to be Crown land available for reservation under the Land Act, 1924.

Lot 1, D.P. 20583, being part Lot 17, Allotment 53, Section 10, Suburbs of Auckland, Block IV, Titirangi Survey District, and Block I, Otahuhu Survey District, and being part of the land comprised in Certificate of Title, Volume 698, folio 33, Auckland Registry: Area, 32 perches, more or less.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 4th day of September, 1941.

J. G. BARCLAY,  
For the Minister of Lands.

GOD SAVE THE KING!

(L. and S. 1/392.)

Land taken for the Purposes of a Road in Cluden Survey District, Otago Land District.

[L.S.] C. L. N. NEWALL, Governor-General.

A PROCLAMATION.

WHEREAS the parcels of land described in the Schedule hereto form portion of Small Grazing-run Number 1050, situated in Cluden Survey District, and held under lease dated the first day of March, one thousand nine hundred and thirty-one:

And whereas it is desired that the said parcels of land should be taken for the purposes of a road under paragraph (b) of section two hundred and thirty of the Land Act, 1924:

And whereas the said parcels of land do not form part of any area selected by the lessee for homestead purposes pursuant to paragraph (a) of the said section two hundred and thirty:

Now, therefore, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, in pursuance and exercise of the powers and authorities conferred by paragraph (b) of section two hundred and thirty of the Land Act, 1924, hereinbefore referred to, do hereby take the parcels of land described in the Schedule hereto for the purposes of a road.

SCHEDULE.

APPROXIMATE areas of the pieces of land taken:—

A.	R.	P.	Being portion of
13	1	24	Run 236a, Cluden Survey District; coloured red.
5	0	20	Run 236r, Cluden Survey District; coloured blue.

(S.O. plan 2312.)

All situated in the Otago Land District; as the same are more particularly delineated on the plan marked L. and S. 16/2647, deposited in the Head Office, Department of Lands and Survey, at Wellington, under No. 2887, and thereon coloured as above mentioned.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 4th day of September, 1941.

J. G. BARCLAY,  
For the Minister of Lands.

GOD SAVE THE KING!

(L. and S. 16/2647.)

Land taken for the Purposes of a Road in Cluden Survey District, Otago Land District.

[L.S.] C. L. N. NEWALL, Governor-General.

A PROCLAMATION.

WHEREAS the parcel of land described in the Schedule hereto forms portion of Pastoral Run Number 1648, situated in Cluden Survey District, and held under license dated the first day of March, one thousand nine hundred and twenty-four:

And whereas it is desired that the said parcel of land should be taken for the purposes of a road under subsection two of section two hundred and fifty-seven of the Land Act, 1924:

Now, therefore, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, in pursuance and exercise of the powers and authorities conferred by subsection two of section two hundred and fifty-seven of the Land Act, 1924, hereinbefore referred to, do hereby take the parcel of land described in the Schedule hereto for the purposes of a road.

SCHEDULE.

APPROXIMATE area of the piece of land taken: 10 acres  
0 roads 13.5 perches.  
Being portion of Run 236A, Cluden Survey District. (S.O. plans 2312 and 2313.)

Situated in the Otago Land District. As the same is more particularly delineated on the plans marked L. and S. 16/2647, deposited in the Head Office, Department of Lands and Survey, at Wellington, under No. 2887, and thereon coloured yellow.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 4th day of September, 1941.

J. G. BARCLAY,  
For the Minister of Lands.

GOD SAVE THE KING!

(L. and S. 16/2647.)

*Constituting the Pukerau Rabbit District.—(Notice No. Ag. 3871.)*

C. L. N. NEWALL, Governor-General.

ORDER IN COUNCIL.

At the Government House at Wellington, this 3rd day of September, 1941.

Present:

HIS EXCELLENCY THE GOVERNOR-GENERAL IN COUNCIL.

WHEREAS by section thirty of the Rabbit Nuisance Act, 1928, it is enacted that the Governor-General may, by Order in Council, on petition in that behalf signed by a majority of the persons qualified to be enrolled on the ratepayers' list for any proposed district, constitute and declare any area of land of not less than one thousand acres a rabbit district under and for the purposes of Part II of the said Act:

And whereas, in pursuance of the provisions of the said section thirty of the said Act, a petition has been received praying that the area of land described in the Schedule hereto be constituted and declared a rabbit district under and for the purposes of Part II of the said Act, and it is deemed expedient to give effect to the prayer of the petitioners accordingly:

Now, therefore, in pursuance and exercise of the powers and authorities conferred upon him by the said Act, His Excellency the Governor-General, acting by and with the advice and consent of the Executive Council, doth hereby constitute by the specific name of the "Pukerau Rabbit District" and declare that area of land defined in the Schedule hereto to be a rabbit district under and for the purpose of Part II of the said Act, and doth hereby further declare that the basis on which the Board to be established for the said district shall first levy its general rate shall be on the basis of the acreage of the rateable property in the said district.

SCHEDULE.

BOUNDARIES OF THE PUKERAU RABBIT DISTRICT.

ALL that area in the Southland Land District containing by approximation 77,800 acres, more or less, and bounded as follows: Commencing at a point on the left bank of the Maitara River, the said point being in line with the south-western boundary of Section 76, Block XVII, Town of Maitara Bridge; thence in a north-easterly direction generally along the said left bank of the Maitara River to its junction with the Waikaka Stream; thence in a north-easterly direction generally along the left bank of the said Waikaka Stream to its junction with the Pukerau Stream; thence in an easterly direction generally along the left bank of the said Pukerau Stream to the eastern boundary of Block II, Waikaka Survey District; thence in a northerly direction along the said eastern boundary of Block II aforesaid to a public road intersecting the north-western corner of Section 27, Block VI, Waikaka Survey District; thence in a north-easterly direction generally along the said public road which forms the south-eastern boundary of Sections 1, 30, 29, 26, 25, and 24, Block III, Waikaka Survey District, Sections 5, 6, Pastoral Run, 31, 32, 33, 24, 43, 23, 22, and 21, Block IX, Glenkenich Survey District, to the eastern boundary of the said Block IX; thence in a northerly direction generally along the said eastern boundary of Block IX aforesaid to the southern boundary of Block VI, Glenkenich Survey District; thence in an easterly direction along the said southern boundary of Block VI aforesaid and the southern boundary of Block VII, Glenkenich Survey District, to the western boundary of Block XVI, Glenkenich Survey District; thence in a northerly direction along the said western boundary of Block XVI aforesaid to Oyster Creek; thence in

an easterly direction along Oyster Creek to the Pomahaka River; thence in a southerly direction generally along the right bank of the said Pomahaka River to its junction with the Waipahi River; thence in a south-westerly direction generally along the left bank of the said Waipahi River to its junction with the Kaiwera Stream; thence in a south-westerly direction generally along the left bank of the said Kaiwera Stream to its intersection with the northern boundary of Block III, Slopedown Survey District; thence in a westerly direction along the said northern boundary of Block III aforesaid to a point in line with the western boundary of Section 11, Block III, Slopedown Survey District; thence in a southerly direction by a right line across a public road, to and along the said western boundary of Section 11 aforesaid and the western boundary of Section 8, Block III, Slopedown Survey District, to a public road; thence in a north-westerly direction along the said public road to a point in line with the western boundary of Section 4, Block III, Slopedown Survey District; thence in a southerly direction across the aforesaid public road, to and along the said western boundary of Section 4 aforesaid to the north-eastern corner of Section 5, Block III, Slopedown Survey District; thence in a westerly direction along the northern boundary of the said Section 5, across a public road, and along the northern boundary of Section 7, Block III, Slopedown Survey District, and that boundary produced to the eastern boundary of Section 31, Block IX, Tuturau Survey District; thence in a northerly direction along the said eastern boundary of Section 31 aforesaid, across a public road, and along the eastern boundary of Section 32, Block IX, Tuturau Survey District, Section 9, Waiariki Settlement, Block VIII, Tuturau Survey District, to the final intersection with the Waiariki Stream; thence in a north-westerly direction generally along the right bank of the said Waiariki Stream to a public road at the north-eastern corner of Section 14, Block VIII, Waikaka Survey District; thence in a westerly direction generally along the said public road which forms the northern boundary of the said Section 14, Section 13, Block VIII, Waikaka Survey District, Sections 18, 19, 36, 26, 27, and 33, Block II, Tuturau Survey District, Sections 9, 29, 10, 11, 12, 13, 14, and 15, Block I, Tuturau Survey District, and Section 75, Block XVII, Town of Maitara Bridge, to the southernmost corner of Section 76, Block XVII, Town of Maitara Bridge; thence in a north-westerly direction along the south-western boundary of the said Section 76 and that line produced to the point of commencement.

T. R. AICKIN,  
Acting Clerk of the Executive Council.

*Consenting to Land being taken for Housing Purposes in the City of Lower Hutt.*

C. L. N. NEWALL, Governor-General.

ORDER IN COUNCIL.

At the Government House at Wellington, this 10th day of September, 1941.

Present:

HIS EXCELLENCY THE GOVERNOR-GENERAL IN COUNCIL.

IN pursuance and exercise of the powers and authorities conferred by the Public Works Act, 1928, and of all other powers in anywise enabling him in this behalf, His Excellency the Governor-General of the Dominion of New Zealand, acting by and with the advice and consent of the Executive Council of the said Dominion, doth hereby consent to the land described in the Schedule hereto being taken for housing purposes.

SCHEDULE.

APPROXIMATE areas of the pieces of land permitted to be taken:—

A. R. P.	Being
0 1 25.75	Parts Section 102, Epuni Hamlet; coloured red.
2 0 12.29	red.
0 2 2.01	Part Section 102; Epuni Hamlet; coloured sepia.

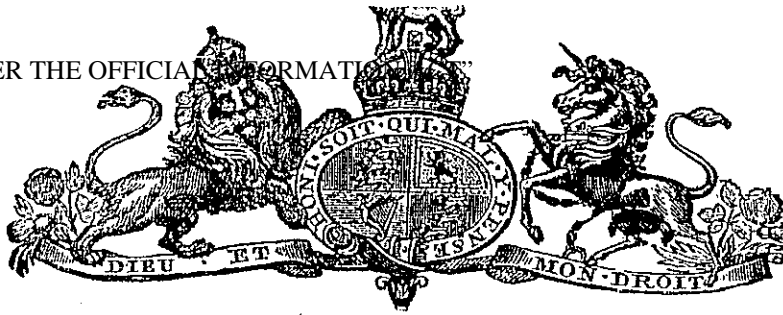
Situated in Block XIV, Belmont Survey District (City of Lower Hutt). (S.O. 20703.)

In the Wellington Land District; as the same are more particularly delineated on the plan marked P.W.D. 111091, deposited in the office of the Minister of Public Works at Wellington, and thereon coloured as above mentioned.

T. R. AICKIN,  
Acting Clerk of the Executive Council.

(P.W. 24/1258/47/16.)





# THE NEW ZEALAND GAZETTE

Published by Authority.

WELLINGTON, THURSDAY, MARCH 12, 1942.

*Crown Land set apart for a Roadman's Cottage in Block II, Totara Survey District.*

[L.S.] C. L. N. NEWALL, Governor-General.

### A PROCLAMATION.

IN pursuance and exercise of the powers and authorities vested in me by the Public Works Act, 1928, and of every other power and authority in anywise enabling me in this behalf, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby proclaim and declare that the Crown land described in the Schedule hereto is hereby set apart for a roadman's cottage; and I do also declare that this Proclamation shall take effect on and after the sixteenth day of March, one thousand nine hundred and forty-two.

### SCHEDULE.

APPROXIMATE area of the piece of Crown land set apart: 1 rood 0.7 perches.  
Being Sections 129 and 130, Town of Ross.

Situated in Block II, Totara Survey District (Westland R.D.). (S.O. 4299.)

In the Westland Land District; as the same is more particularly delineated on the plan marked P.W.D. 113417, deposited in the office of the Minister of Public Works at Wellington, and thereon coloured orange.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 9th day of March, 1942.

H. T. ARMSTRONG, Minister of Public Works.

GOD SAVE THE KING!

(P.W. 62/49/12/9.)

*Land taken for a Roadman's Cottage in Block VII, Mangatu Survey District, Waikohu County.*

[L.S.] C. L. N. NEWALL, Governor-General.

### A PROCLAMATION.

IN pursuance and exercise of the powers and authorities vested in me by the Public Works Act, 1928, and of every other power and authority in anywise enabling me in this behalf, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby proclaim and declare that the land described in the Schedule hereto is hereby taken for a roadman's cottage and shall vest in the Chairman, Councillors, and Inhabitants of the County of Waikohu as from the date hereinafter mentioned; and I do also declare that this Proclamation shall take effect on and after the sixteenth day of March, one thousand nine hundred and forty-two.

A

### SCHEDULE.

APPROXIMATE area of the piece of land taken: 5 acres 0 roods 5.8 perches.  
Being part Allotment 1 of Subdivision 4, D.P. 1167, part Mangatu No. 1 Block.

Situated in Block VII, Mangatu Survey District (Gisborne R.D.). (S.O. 4134, blue.)

In the Gisborne Land District; as the same is more particularly delineated on the plan marked P.W.D. 110551, deposited in the office of the Minister of Public Works at Wellington, and thereon coloured pink.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 9th day of March, 1942.

H. T. ARMSTRONG, Minister of Public Works.

GOD SAVE THE KING!

(P.W. 54/255.)

*Land taken for a Gravel-pit in Cluden Survey District.*

[L.S.] C. L. N. NEWALL, Governor-General.

### A PROCLAMATION.

IN pursuance and exercise of the powers and authorities vested in me by the Public Works Act, 1928, and of every other power and authority in anywise enabling me in this behalf, I, Cyril Louis Norton Newall, the Governor-General of the Dominion of New Zealand, do hereby proclaim and declare that the land described in the Schedule hereto is hereby taken for a gravel-pit; and I do also declare that this Proclamation shall take effect on and after the sixteenth day of March, one thousand nine hundred and forty-two.

### SCHEDULE.

APPROXIMATE area of the piece of land taken: 7 acres 1 rood 21 perches.  
Being part Run 236M.

Situated in Cluden Survey District (Otago R.D.). (S.O. 2313.)

In the Otago Land District; as the same is more particularly delineated on the plan marked P.W.D. 112714, deposited in the office of the Minister of Public Works at Wellington, and thereon coloured sepia.

Given under the hand of His Excellency the Governor-General of the Dominion of New Zealand, and issued under the Seal of that Dominion, this 4th day of March, 1942.

H. T. ARMSTRONG, Minister of Public Works.

GOD SAVE THE KING!

(P.W. 62/86/16/1.)

Lindis Creek Traverse

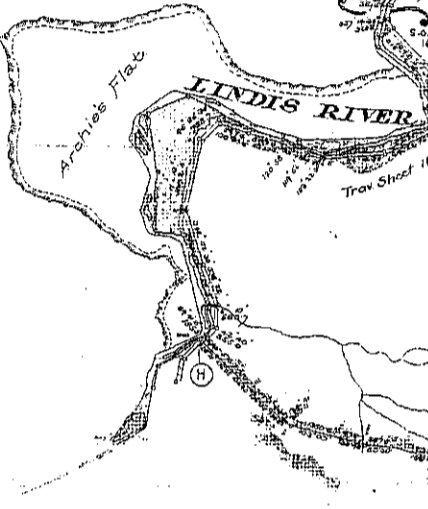
No	Bearing	Distance
1	11° 21' 30"	808.7
2	85° 20'	380.0
3	10° 00'	732.2
4	86° 7' 30"	601.2
5	101° 48' 30"	181.0
6	225° 45' 00"	170.0
7	170° 23' 15"	710.0
8	158° 45' 00"	158.0
9	158° 45' 00"	158.0
10	158° 45' 00"	158.0
11	158° 45' 00"	158.0
12	158° 45' 00"	158.0
13	158° 45' 00"	158.0
14	158° 45' 00"	158.0
15	158° 45' 00"	158.0
16	158° 45' 00"	158.0
17	158° 45' 00"	158.0
18	158° 45' 00"	158.0
19	158° 45' 00"	158.0
20	158° 45' 00"	158.0
21	158° 45' 00"	158.0
22	158° 45' 00"	158.0
23	158° 45' 00"	158.0
24	158° 45' 00"	158.0
25	158° 45' 00"	158.0
26	158° 45' 00"	158.0
27	158° 45' 00"	158.0
28	158° 45' 00"	158.0
29	158° 45' 00"	158.0
30	158° 45' 00"	158.0
31	158° 45' 00"	158.0
32	158° 45' 00"	158.0
33	158° 45' 00"	158.0
34	158° 45' 00"	158.0
35	158° 45' 00"	158.0
36	158° 45' 00"	158.0
37	158° 45' 00"	158.0
38	158° 45' 00"	158.0
39	158° 45' 00"	158.0
40	158° 45' 00"	158.0
41	158° 45' 00"	158.0
42	158° 45' 00"	158.0
43	158° 45' 00"	158.0
44	158° 45' 00"	158.0
45	158° 45' 00"	158.0
46	158° 45' 00"	158.0
47	158° 45' 00"	158.0
48	158° 45' 00"	158.0
49	158° 45' 00"	158.0
50	158° 45' 00"	158.0

237g

236m

237f

28600 : 0:00  
Less Riverbank Reserve 2.4 ac  
28576 ac



Part IVA Conservation Act 1987  
(Marginal Strips)

SHOWN	LEASE	DESCRIPTION	WATERWAY	SUBJECT TO SEC	EFFECTIVE DATE
(A)-(H)	P 213	RUN 237F	Cluden Stream	24(9) & 24(1F)	1-7-92
(C)-(D)	P 213	RUN 237F	Unnamed Stream	24(9) & 24(1F)	1-7-92
(E)-(F)	P 213	RUN 237F	Big Spur Creek	24(9) & 24(1F)	1-7-92
(G)-(H)	Adjoining	Crown Land Reserve	Lindis River	24(13)	1-7-92

NOTE Under Sec 24(F) stream beds remain in Crown ownership

RECEIVED: 15/8/1912  
EXAMINED: G. G. 1013 R.M.V.  
TRAV. RED: 1013 PAGE 1/2  
FIELD BOOK: 624-630 PAGE  
REF. PLANS:

LEGALISATION CARD

*[Signature]*  
Chief Surveyor Date

236u

# MORVEN HILLS

1192 Surveyed by D. Innes Barron 1909.  
Scale 20 chains to an inch

16 AUG 1912  
DUNEDIN

APPROVED  
*[Signature]*  
Chief Surveyor  
6/8/13

RUN 237F

Sheet 13

SHEET 14  
SHEET 13

1193

1193

237g

237f

226

28600 0 00

Less Riverbank Reserve 24a  
28576 a/c

Part IVA Conservation Act 1987 (Marginal Strips)				
Shown	Lease	Description	Waterway	Subject to Sec Effective Date
(A)-(B)	P 213	Run 237 F(Only)	Cluden Stream	24(9)& 24(F) 1-7-92

Note: Under Sec 24(F) the stream bed remains in Crown ownership

Chief Surveyor Date

LEGALISATION CARE

St BATHANS

226a

226b

# MORVEN HILLS

Surveyed by D. Innes Barron 1909.

Scale 20 chains to an inch

APPROVED  
M. H. ...  
Chief Surveyor  
6/8/13

RECEIVED 16-2-1909  
EXAMINED 16-2-1913  
TRIAL PLAN Book 36 PAGE 76-77  
L.S.C. 64 GSI 16-25  
TRIP PLANS of Run 226  
in B. Bellamy Report 1910

1193

RUN 237f

Plan 7212

16 APR 1913

1193  
Sheet 14