

## **Crown Pastoral Land Tenure Review**

**Lease name : HOLBROOK**

**Lease number : PT 120**

### **Due Diligence Report (including Status Report)**

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.

**May**

**06**

**DUE DILIGENCE REPORT  
CPL PRE TENURE REVIEW ASSESSMENT STANDARD 6:**

**HOLBROOK PASTORAL LEASE**

File Ref: CON 50214/09/12031/A-ZNO-02 Report No: **CH 0059**  
Office of Agent: **Christchurch** LINZ Case No:

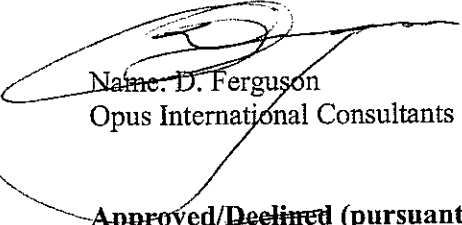
Report Date: 11/04/2001  
Date sent to LINZ: 11/04/2001

*TRO1/138*

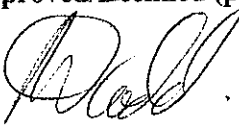
**RECOMMENDATIONS**

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** that there are no uncompleted actions;
3. That the Commissioner or his delegate **note** that a potential liability exists in that Section 1, SO 4905 was incorporated into the lease in 1996 without CT CB34A/523 (in the ownership of Landcorp) having first being transferred to the Crown or cancelled.

Signed by Agent:

  
Name: D. Ferguson  
Opus International Consultants Limited

**Approved/Declined** (pursuant to a delegation from the Commissioner of Crown Lands) by:

  
Name: **MICHAEL JOHN TODD**  
Date of Decision: *17/4/2001*

**1. Details of Lease:**

Lease Name: Holbrook.

Location: On SH 8 approximately 32 kilometres from Fairlie.

Lessee: Alistair John FRANCE, Lesley Helen FRANCE, Donald Noel FRANCE and Dawn Christine FRANCE as tenants in common in equal shares.

Tenure: Pastoral lease pursuant to Section 66 and registered under Section 83 of the Land Act 1948.

Term: 33 years from 1 July 2000 (Expires 30 June 2033).

Annual Rent: \$1,800.00.

Rental Value: \$120,000.

Date of Next Review: 30 June 2011.

Land Registry Folio Ref: CL 7B/447 (Canterbury Registry).

Legal Description: Run 330 and Section 1, SO 4905 situated in Blocks XI, XII, XV and XVI Tekapo and II, III, IV, V, VI, VII, and X Burke Survey District.

Area: 7185.9447 hectares

**2. File Search:*****Files held by Agent (Knight Frank (NZ) Ltd) on behalf of LINZ:***

File Ref	Volume	First Folio No.	Date	Last Folio No.	Date
Pt 120-SCH-01	1	25	18/3/1957	120	5/2/1989
Pt 120-SCH-02	2	354	20/1/1955	501	5/7/1978
Pt 120-SCH-03	3	495	13/6/1978	-	4/3/1994
Pt 120-SCH-04	4	-	4/4/1994	-	30/6/2000
Pt 120-SCH	-	-	Plans only	-	-
Con 50180/09/12727/A-ZNO.	1	-	2/6/1995	-	Current
Con 50213/09/12727/A ZNO.	1	-	1/7/2000	-	Current

***Files held by Agent (Opus International Consultants) on behalf of LINZ:***

File Reference	CON/50214/09/12727/A-ZNO-02
Volume	1 and 2
First Folio No.	1
Date	27 February 2001
Last Folio No.	-
Date	Current

***Other relevant files held by LINZ:***

File reference	Volume	First Folio No.	Date	Last Folio No.	Date
5200-D13-B02	1	-	28/1/1992	-	13/5/98
5200/D13/H02-1-DNO	1	-	26/4/1993	-	12/12/96

**3. Summary of Lease Document:** (Copy of CL 7B/447 registered as **Appendix 1**)

**3.1 Terms of Lease**

A 33 year term from 1 July 2000 at the Annual rental of \$1,800.00 based on the Rental Value of \$120,000.

*Stock Limitation in Lease*

**3,650 sheep (including 1,500 breeding ewes) and 75 cattle (including 60 breeding cows).**

*Commencement date*

1 July 1967. Renewed for a further 33 years lease from 1 July 2000 by Memorandum of Renewal of Lease No. A410774/1 (registered on 16 June 1999).

*Other Provisions*

No other relevant provisions.

**3.2 Area Adjustments**

The only adjustment to the lease has been the incorporation of Section 1, SO 4905 (this land allocated to Landcorp) registered as A275133/1 on 18 December 1996.

The same land is also held in CT CB34A/523 in Landcorp Property Limited and contrary to intentions was not transferred to the Crown to allow the land to be incorporated into the lease.

Refer also Clause 8.1 below.

**3.3 Registered Interests**

*Land Improvement Agreements*

Land Improvement Agreements 503029/1 and A019403/1 registered 17 August 1984 and 16 October 1992 respectively.

*Mortgages*

877433/4 to Rural Banking and Finance Corporation (registered 22 May 1990).

**3.4 Unregistered Interests**

*Recreation Permits*

A search of available records did not reveal the existence of any Recreation permits.

*Unregistered Mortgages /debts*

None known.

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

*A Land Improvement Agreement Document 503029/1* secures a SWC Plan executed on 9 July 1984 between the then lessees, and the Waitaki Catchment Commission. The works included destocking erosion prone land, establishment of windbreaks, revegetation and protection from stream bank erosion. The works and requirements of the Plan apply for 33 years (expiring 2017) except by agreement.

A further *Land Improvement Agreement* is registered as Document A019403/1 secures a Rabbit Land Management Property Plan executed on 14 October 1992 between the current lessees and the Canterbury Regional Council.

## 5 Summary of Land Status Report:

A Land Status Report undertaken by Opus International Consultants Limited on 31 March 2001 confirms the status of the land as Crown Land, leased pursuant to Section 66 of the Land Act 1948 and registered under Section 83 of the same Act.

The land is subject to the registered interests included in *Clause 3.3* above and Part IVA of the Conservation Act 1987 upon disposition.

The minerals remain with the Crown as the land has never been alienated since its acquisition from the original Maori owners under the Kemp Purchase.

The report noted the following issues:

1. SO 10865 contains a notation that Run 330 is subject to Section 58 of the Land Act 1948 along rivers and streams over 3 metres wide. Until the boundaries are determined for disposition purposes, the existence of strips revisions as notional only.
2. On 11 November 1996, the Minister of Lands approved the Crown's acquisition of Section 1, SO 4905 held in CT CB34A/523 by Landcorp Property Limited (Thurber land) in terms of Section 40 of the Land Act 1948 to enable subsequent incorporation into the lease. Contrary to the intentions, a Certificate of Alteration was registered as A275133/1 incorporating the land without a transfer being registered and the title cancelled, the upshot being that the land is held on both the title and the lease.

*A copy of the Land Status Report is attached as Schedule A.*

## 6 Review of Topographical and Cadastral Data:

The maps attached to the Land Status Report do not reveal the existence of huts, airstrips, water races, historic sites on the property. The topographical map reveals the existence of transmission lines and power lines, legalised under the Electricity Act. Recent discretionary consent has been obtained to the construction of a storage dam.

### *Legal Roads – formed and paper*

The Land Status Report indicates that the roads are legal by Crown Grant or Section 110A of the Public Works Act 1928.

### *Fenced boundaries vs Legal Boundaries*

The fenced and legal boundaries appear to conform.

## 7 Details of any neighbouring Crown or Conservation land

Western boundary: Run 348 (Mt Hay Pastoral Lease) and Run 75A (Sawdon Pastoral Lease).

Southern boundary: Run 73 (Grays Hills Pastoral Lease).

Northern Boundary: RS 41129 (Special lease held by the Mt Dobson Ski Field Limited).

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

Refer to Clauses 3.2 and 5.2.

On 11 November 1996, the Minister of Lands approved the Crown's acquisition of Section 1, SO 4905 held in CT CB34A/523 by Landcorp Property Limited (Thurber land) in terms of Section 40 of the Land Act 1948 to enable subsequent incorporation into the lease. Contrary to the intentions, a Certificate of Alteration was registered as A275133/1 incorporating the land without a transfer being registered and the title cancelled, the upshot being that the land is held on both the title and the lease.

A copy of the relevant files are attached as Appendix 2.

**SCHEDULE A - Copy of Land Status Report**

**APPENDICES**

1. Copy of Lease document
2. Copy of relevant folios from file - Acquisition of Section 1, SO 4905

## APPENDIX A – LAND STATUS REPORT

Project Number: 6NL 727 .TR

This report has been prepared on the instruction of Land Information New Zealand in terms of Contract No: 50214 dated 30 October 2000 and is undertaken for the purposes of the Crown Pastoral Land Act 1998.

<b>LAND STATUS REPORT for Holbrook Tenure Review</b>				LIPS Ref :12727
Property	1	of	1	

Land District	Canterbury.
Legal Description	Run 330 and Section 1 SO 4905 situated in Blocks XI XII XV and XVI Tekapo and II III IV V VI VII and X Burke Survey Districts.
Area	7185.9447 hectares.
itus	Crown land subject to the Land Act 1948.
Instrument of title / lease	Pastoral Lease CL 7B/447 pursuant to Section 66 and registered under Section 83 of the Land Act 1948 as varied by Memorandum of Renewal No A 410774.1.
Encumbrances	Subject to:  1. No 503029/1 Land Improvement Agreement under Section 30 of the Soil Conservation and Rivers Control Act 1941.  2. No A 19403/1 Land Improvement Agreement under Section 30A of the Soil Conservation and Rivers Control Act 1941.  3. Part IVA of the Conservation Act 1987, upon disposition.
Mineral Ownership	The Mines and minerals are owned by the Crown because the land has never been alienated from the Crown since its acquisition for settlement purposes from the former Maori owners under the 1848 Kemp Purchase.
Statute	Land Act 1948 and Crown Pastoral Land act 1998.

Data Correct as at	31 March 2000
[Certification Attached]	Yes

Prepared by	Don McGregor for
Crown Accredited Supplier	Opus International Consultants Ltd, Christchurch



<b>LAND STATUS REPORT for Holbrook</b>				LIPS Ref: 12727
Property	1	of	1	

**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.**

1. **SO 10865** contains a notation that Run 330 is subject to Section 58 of the Land Act 1948 along rivers and streams over 3 metres wide. Until the boundaries are determined for disposition purposes the existence of strips remains as notional only.
2. On November 1996 the Minister of lands approved the acquisition of Sec 1, SO 4905 [held in CT CB 34A/523 by Landcorp Property Limited (Thurber land)] in terms of Section 40 of the Land Act 1948 to enable subsequent incorporation into the lease. Contrary to the intention, a Certificate of Alteration registered as A275133/1 incorporated the subject land without a transfer having been registered and the title cancelled - the upshot being that the land is held in both the title and the lease.

<b>LAND STATUS REPORT for Holbrook</b>				LIPS Ref: 12727
Property	1	of	1	

**Research Data: Some Items may be not applicable**

SDI Print Obtained	Yes.
NZMS 261 Ref	I37, I38.
Local Authority	MacKenzie District Council.
Crown Acquisition Map	Kemp Deed of Purchase.
SO Plans	<p><b>SO 109</b> – Plan of “Sawdon” – Burke and Tekapo S.D’s.</p> <p><b>SO 4905</b> – Plan of Stock Reserve (Sawdon Run) (Approved 2 December 1912).</p> <p><b>SO 5056</b> – Plan of Run 243 – Blocks XI, XII, XV and XVI, Tekapo and III and IV Burke S.D’s (Approved 13 June 1913).</p> <p><b>SO 5275</b> – Plan of RS 36857 (Approved 22 October 1915).</p> <p><b>SO 7558</b> – Plan of Pt Run 243 (Approved 30 June 1944).</p> <p><b>SO 9751</b> – Plan of land to be taken for Road &amp; Road to be closed through Run 75A and Crown land etc (Approved 19 March 1962).</p> <p><b>SO 10868</b> – Plan of Run 330 “Holbrook” (Approved 26 August 1967).</p>
Relevant Gazette Notices	Searched. No Gazette actions since lease issued.
CT Ref / Lease Ref	CL 7B/447 pursuant to Section 66 and registered under Section 83 of the Land Act 1948 as varied by Memorandum of Renewal No A 410774.1.
Legalisation Cards	Searched – Not applicable.
CLR	Confirms Pastoral lease tenure. Records Reserve 3843 (ungazetted) Stock Reserve subsequently incorporated into the lease.
Allocation Maps (if applicable)	<p>No current allocations within the leased area.</p> <p>Section 1 SO 4905 (formerly Reserve 3843) incorporated into the lease in 1996 was allocated to Landcorp by SOE I38-3 - (SO 17056).</p>
VNZ Ref - if known	VR 25300/09200.

<b>LAND STATUS REPORT for Holbrook</b>				LIPS Ref: 12727
Property	1	of	1	

<b>Research data – con't</b>	
Crown Grant Maps	Not applicable.
<b>If Subject land Marginal Strip:</b> a) Type [Sec 24(9) or Sec 58]  b) Date Created  c) Plan Reference	a) See notes in (1).  b) Not applicable.  c) Not applicable.
If Crown land – Check Irrigation Maps.	Searched - Not applicable.
Mining Maps	Searched - Not applicable.
<b>If Road</b> Is it created on a Block Plan – Section 43(1)(d) Transit NZ Act 1989  b) By Proc	a) SO Plan 10868 denotes roads as legal by Section 110A of the Public Works Act 1928.  b) Proc Plan Not applicable.  c) Gazette Ref Not applicable.
<b>Other Relevant Information</b> a) Concessions – Advice from DOC or Knight Frank.  b) Subject to any provisions of the Ngai Tahu Claims Settlement Act 1998  c) Mineral Ownership  d) Other Info	(a) No current DoC concessions. DoC has interests in undetermined Marginal strips under the Conservation Act 1987.  There are no existing concessions administered by Knight Frank (NZ) Limited according to LINZ records.  b) Searched - Not applicable.  c) <input type="checkbox"/> Mines and Minerals are owned by the Crown because the land has never been alienated from the Crown since its acquisition for settlement purposes from the former Maori owners under the 1848 Kemp Deed of Purchase.  d) Not applicable.

Former Ref. Vol. <sup>VXX</sup> <sub>VOL.</sub>

NEW ZEALAND

Act. REGISTER  
Entered in the Register-book, the

22nd day of September

L. & S. Ref. No. P 120

19 67, at 2.45 o'clock.

No. 78 / 447

# Pastoral Lease under the Land Act 1948



Assistant Land Registrar

This Deed, made the 1st day of July 19 67 between HER MAJESTY THE QUEEN (hereinafter referred to as "the Lessor") of the one part, and TREVOR RITCHIE COTTON of Pukerangi, Sheepfarmer

(hereinafter referred to as "the Lessee"), of the other part: WITNESSETH that, in consideration of the rent hereinafter reserved, and of the covenants, conditions, and agreements herein contained and implied, and on the part of the Lessee to be paid, observed, and performed, the Lessor doth hereby demise and lease unto the lessee, all that parcel of land containing by estimation 17750 acres 0 roods 00 perches more or less, situated in the Land District of Canterbury, and being Run 330 ("Holbrook") situated in Blocks XI, XII, XV, XVI Tekapo Survey District and Blocks II, III, IV, V, VI, VII and X Burke Survey District as the same is more particularly delineated with bold black lines on the plan hereon; together with the rights,

Subject to:

1. No.442741 Electricity Agreement Under Section 3 Electricity Amendment Act 1948 - 2/8/1956 at 11.10 a.m.

2. Mortgage 467758 to Wright, Stephenson & Farmers Finance and Investment Company Limited - 7/10/1957 at 4.41 p.m.

3. Mortgage 467759 to (Now) Clifford Alexand Cotton and Herbert Winston Cotton - 22/7/1958 at 2.55 p.m.

Mortgage 744673 to The Perpetual Trustees Estate and Agency Company of New Zealand Limited - 23/8/1968 at 9.33 a.m.

No.744674 Memorandum of Priority making Mortgage 744673 first Mortgage and Mortgage 467759 Second Mortgage - 23/8/1968 at 11.33 a.m.

No.786330 Gazette Notice declaring portion of the road adjoining the with land to be closed road - 27/1/1970 at 11.30 a.m.

Transfer 193783/3 to Alistair John France and Donald Noel France both of Glenrock Station, Fairlie, Sheep Farmers as tenants in common in equal shares - 14.9.1978 at 9.22 a.m.

Mortgage 193783/6 to Agricultural Banking and Finance Corporation of New Zealand - 14.9.1978 at 9.22 a.m.

No.328441/1 Land Improvement Agreement under Section 30 Soil Conservation and Rivers Control Act 1941 - 17.8.1981 at 9.02 am.

Variation of Mortgage 193783/6 - 11-3-1983 at 9.51a.m.

No. 503029/1 Land Improvement Agreement under Section 30 Soil Conservation and Rivers Control Act 1941 - 17.8.1984 at 9.05a.m.

For A.L.R.

over...

7B/447

Variation of Mortgage 193783/6 -  
4.9.1984 at 10.05 a.m.

*Lawson*  
for A.L.R.

Transfer 576888/1 of a one quarter  
share Donald Noel France to Dawn  
Christine France his wife -  
19.11.85 at 10.30a.m.

*S.M. Lead*  
for A.L.R.

*Amended*  
9.5.1990  
Transfer 576888/2 of a one quarter  
share Alister John France to *Lesley*  
Helen France his wife - 19.11.85  
at 10.30a.m.

*S.M. Lead*  
for A.L.R.

Mortgage 877433/4 to Rural Banking and  
Finance Corporation - 22.5.1990 at 1.35pm

*Chapman*  
for A.L.R.

No. A19403/1 Land Improvement Agreement  
under Section 30A of the Soil Conservation  
and Rivers Control Act 1941 - 16.10.1992 at  
11.28am

*C. M. Love*

METRIC AREA: 7183.1701 ha for A.L.R.

Run 330'

17750 . 0 . 00'

Image Quality due  
to Condition  
of Original

No. A275133/1 Certificate under  
Section 113 Land Act 1948  
incorporating Section 1 S.O. 4905  
containing 2.7746 hectares in the  
within lease - 18.12.1996 at 1.40pm

*J. Little*  
for A.L.R.

A410774.1 Variation of the within Lease  
and renewal of term for 33 years  
commencing on the 1st day of July 2000 -  
16.6.1999 at 9.49

*Chapman*  
for RGL

Scale : 1 mile to an inch

S.O. 10863

RELEASED UNDER THE OFFICIAL INFORMATION ACT

easements, and appurtenances thereto belonging. TO HOLD the said premises intended to be hereby demised unto the Lessee for the term of 33 years, commencing on the 1st day of July 19 67, together with the period between the date of this lease and the aforesaid 1st day of July 19 67 YIELDING at. paying therefor unto the Department of Lands and Survey at Christchurch the annual rent of £ 580.00 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 £ 11600 by a deposit of £ 5000 (which has already been paid) and thereafter by half-yearly instalments of £ 1300 on the 1st day of January and the 1st day of July in each and every year.

AND the Lessee doth hereby covenant with the Lessor as follows:

1. THAT without derogating from or restricting the covenants contained and implied in this lease and on the part of the Lessee to be performed or complied with the Lessee will not at any time during the said term depasture on the land hereby demised more than 3650 sheep which number shall not include more than 1500 breeding ewes nor more than 75 cattle which number shall not include more than 60 breeding cows PROVIDED HOWEVER that the Lessee may with the prior written consent of the Land Settlement Board carry such additional stock on such terms and conditions as may therein be specified subject nevertheless to the right of the Land Settlement Board to revoke or vary such consent at any time.

2. That the Lessee will at all times farm the land hereby demised in a manner to promote soil conservation and prevent erosion and will comply with the provisions of the Soil Conservation and Rivers Control Act 1941.

AND it is hereby agreed and declared by and between the Lessor and Lessee:

THAT pursuant to the provisions of the Noxious Animals Act 1956 officers and employees of the New Zealand Forest Service and other authorised persons 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 goats, wild pigs, opossums or other animals which the said Service is charged with the duty of exterminating or controlling, or for the purpose of destroying any such animals: Provided that such officers, employees and other authorised persons in the performance of the said duties shall at all times avoid undue disturbance of the Lessee's stock.

AND it is hereby declared and agreed that these presents are intended to take effect as a Pastoral Lease of pastoral land under section 66 of the Land Act 1948, 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 OF IMPROVEMENTS BELONGING TO THE CROWN

IN WITNESS whereof the Commissioner of Crown Lands for the said Land District, on behalf of the Lessor, has hereunto set his hand, and these presents have also been signed by the said Lessee.

Signed by the said Commissioner on behalf of the Lessor, in the presence of—

Witness:

Occupation:

Address:

*A. J. Hume*  
Lands Office Clerk,  
Christchurch.

Assistant

Commissioner of Crown Lands.

Signed by the above-named Lessee, in the presence of—

Witness:

Occupation:

Address:

*M. H. Hayman*  
Solicitor,  
Timaru.

*J. R. Lott*  
Lessee.

LAND S

Nature: *Pastoral Lease*

Firm: *CCL*

22 SEP 1967

Time: *2-45pm*

Fee: *\$2-00*

Abstract No. *5995*

## INTERNAL MEMORANDUM

Your Reference: 5200-10-10

Our Reference:  5200-D13-H02

National Office  
Bowen Street  
Private Bag 170  
Charles Fergusson Building  
Wellington  
Ph 04 4600 110  
Fax: 04 460 0111

15 November, 1996

**TO:** Regional Manager CHRISTCHURCH

**ATTN:** Don McGregor

**FROM:** Manager Crown Property Administration

### HOLBROOK THURBER ALLOCATION L 38/3 SECTION SO 4905

Please find attached the approval from the Minister of Lands regarding the purchase of section 1 SO 4905 (CT 34/A 523) for the purpose of incorporation into the Holbrook pastoral lease.

Please implement this decision.



L E Porter  
for Manager Crown Property Administration



SUBMISSION TO  
COMMISSIONER OF CROWN LANDS

Incorporation of Land to Pastoral Lease

LCP Ref: Pt 120

OCL Ref:

Case No: /94

Property Name:

"Holbrook" being Lessee: A J, L H & D N & D C France  
Run 330

Area:

7183.1701 hectares

Location:

On State Highway 8, 32km west from Fairlie.

Proposal:

Incorporation of land to Pastoral Lease.

Application:

We have one Thurber Title being Section 1 SO 4905, CT 34A/523 which has no legal road frontage. (Refer attached relevant plans).

This area, formerly designated as a stock reserve, has minimal improvements and is presently being utilised by the above lessees. The Title has no particular value to the lessees, however they have agreed to pay the current Government Valuation (\$50.00) to have the area incorporated into Holbrook.

It is appropriate that it be amalgamated with the adjoining Pastoral Lease Title.

Recommendations:

1. That Certificate of Title 34A/523 being 2.7746 hectares be cancelled and amalgamated with adjoining Pastoral Lease "Holbrook".

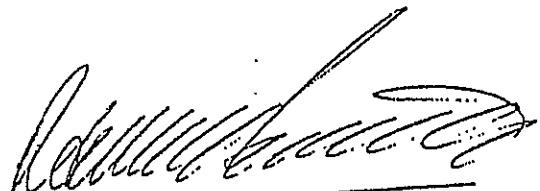
Signed for Landcorp Property Ltd

Consultant

Manager

Approved/Declined

Commissioner of Crown Lands



716 194

Facsimile

To: Ray Ward-Smith

Company: Knight Frank, Timaru

Fax No: Auto

From: Don McGregor

Date: 22 November 1996

Page 1 of: 3

Reference: 5200-10-10

Toitu te  
**Land whenua**  
**Information**  
New Zealand



Christchurch Regional Office  
Torrens House  
195 Hereford Street  
DX WP20033  
Private Bag 4721  
Christchurch  
New Zealand  
Tel 64-3-378 9793  
Fax 64-3-366 6422

If you do not receive all pages (including cover sheet), please telephone immediately.

**Confidential**

This facsimile message contains information which is confidential and may be subject to legal privilege. If you are not the intended recipient, you must not peruse, use, disseminate, distribute or copy this message. If you have received this message in error, please notify us immediately by facsimile or telephone and destroy the original message. Thank you.

Message / Delivery instructions:

**HOLBROOK THURBER ALLOCATION L38\*3 (Section 1 SO 4905)**

Previous correspondence on your PT 120 refers.

Attached is a copy of a memo I sent to National Office to ratify the proposals.

The Commissioner has sought and obtained the Minister of Lands consent to acquisition by the Crown as Crown Land under the Land Act 1948 (see attached).

Can you please now arrange for a Transfer to be prepared for execution by the Commissioner.

Incidentally can you please confirm or otherwise that there are no other similar cases of this nature.

  
**D McGregor**  
**Crown Property Services**

KNIGHT FRANK (NZ) LTD TIMARU

23 NOV 1996

RECEIVED

TOITU TE WHENUA INFORMATION

23 NOV 1996

RECEIVED

Your Reference:



Our Reference: 5200-D13-H02

4 November 1996

MINISTER OF LANDS

→ Sam Brown  
CCPO

D Sullivan

## HOLBROOK THURBER ALLOCATION L 38/3 SECTION SO 4905

### Background

Landcorp Management Services under the "Thurber" contract was contracted by the Minister for State Owned Enterprises through the Treasury to sell lands on behalf of the Crown.

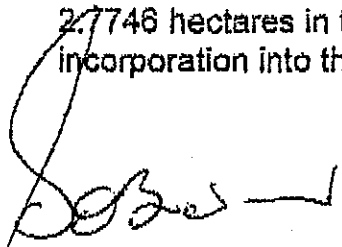
In 1991 title was issued to an area of Crown land comprised of 2.7746 hectares in the Mackenzie District. This land has a current government valuation of \$50.00.

In the course of investigating disposal options Landcorp recommended incorporating the land into the adjoining Holbrook pastoral lease, which is the appropriate action.

Despite the transaction being of negligible value, this can be done only with written approval from you that the Crown acquire the land from Landcorp.

## Recommendation


That pursuant to section 40 Land Act 1948 you approve the purchase for a consideration of \$0.10 of Section 1 SO 4905 (CT 34A/523) comprised of 2.7746 hectares in the Mackenzie District for the purpose of settlement and incorporation into the Holbrook pastoral lease.

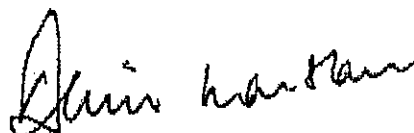
  
S.D. Brown  
Chief Crown Property Officer &  
Commissioner of Crown Lands

10 10 57 PM AK (S.D. BROWN) 1976

23 NOV 1976

RECEIVED

Approved / Declined 



Denis Marshall  
Minister of Lands

1/11/1996

Your Reference:



Our Reference: 5200-D13-H02

4 November 1996

MINISTER OF LANDS

→ Sam Brown  
CCPO

D Sullen

## HOLBROOK THURBER ALLOCATION L 38/3 SECTION SO 4905

### Background

Landcorp Management Services under the "Thurber" contract was contracted by the Minister for State Owned Enterprises through the Treasury to sell lands on behalf of the Crown.

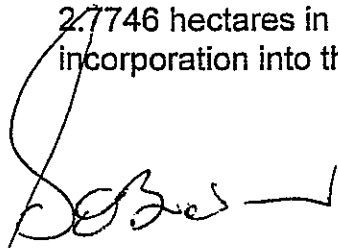
In 1991 title was issued to an area of Crown land comprised of 2.7746 hectares in the Mackenzie District. This land has a current government valuation of \$50.00.

In the course of investigating disposal options Landcorp recommended incorporating the land into the adjoining Holbrook pastoral lease, which is the appropriate action.

Despite the transaction being of negligible value, this can be done only with written approval from you that the Crown acquire the land from Landcorp.

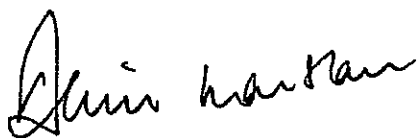
**Recommendation**

That pursuant to section 40 Land Act 1948 you approve the purchase for a consideration of \$0.10 of Section 1 SO 4905 (CT 34A/523) comprised of 2.7746 hectares in the Mackenzie District for the purpose of settlement and incorporation into the Holbrook pastoral lease.



S.D. Brown  
Chief Crown Property Officer &  
Commissioner of Crown Lands

Approved / ~~Declined~~



Denis Marshall  
Minister of Lands

11/11/1996