

No. 4.

Native Department, Wellington, 18th October, 1911.

SIR,—

Re Vested Land Mortgages, Maori Land Boards.

With reference to the statement I made yesterday as to the Government Advances to Settlers Department accepting Maori Land Board leases as securities, and which fact was seemingly questioned to some extent, I therefore agreed to supply reliable information thereof.

I may state, for the information of the Committee, that in Block I, Ohotu, the Government Advances to Settlers Department have nine mortgages registered on the title; in Block II, Ohotu, that Department has five mortgages registered on the title; in Block III that Department has four mortgages registered on the title; in Block VIII, Ohotu, that Department has six mortgages registered on the title; making a total of twenty-four mortgages, some of which, however, overlap, owing to leases extending over two blocks.

As to Morikau No. 2 Block, there are ten mortgages registered on the title, and amongst them there is one registered as against Mr. R. H. Dodd's leasehold.

In Waiharangi Blocks there is one registered mortgage on the title. Therefore the total registered mortgages on the respective titles in favour of the Government Advances to Settlers Department are thirty-five.

I have, &c.,

THOS. W. FISHER, Under-Secretary.

The Chairman, Native Affairs Committee, House of Representatives.

No. 5.

[TELEGRAM.]

Jennings, M.P., Wellington.

Wanganui.

GREATLY surprised to hear that Under-Secretary states roading was stopped at lessees' instigation. The position was that as soon as the Ohotu sections were leased Minister struck even maintenance votes out of estimates, and we were left entirely to our own resources to provide access. Where similar leases have been accepted as security very large margin is required, and interest and legal expenses are high. Some exceptions where vendors themselves take mortgages to help sale. Opinion I quoted confirmed by one of best firms here. Crown Law Office could advise on point.

DUGAN.

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