

DEPARTMENT OF LANDS AND SURVEY

TELEGRAPHIC ADDRESS: "LANDS"
 TELEPHONE No. 6762
 CUR REFERENCE: 20/321
 YOUR REFERENCE:
 FOR VERBAL INQUIRIES
 PLEASE ASK FOR MR



DISTRICT OFFICE,
 P.O. BOX 589,
 GISBORNE.

15 May, 1964.

The Registrar,
 Waiariki District Maori Land Court,
 Maori Affairs Department,
 Private Bag,
ROTORUA.

ALLOTMENT 336 NOS. 1 AND 2 WAIOTAHU PARISH
 BLOCK VII WHAKATANE SURVEY DISTRICT.
 M.L. PLAN 5512 MESSRS. HARRISON AND GRIERSON,
 SURVEYORS.
 SURVEY REQUISITION OF 17/6/63 WAIOTAHU COURT
 CORRESP.

The above plan was approved on 28 April, 1964,
 and I now forward:

1. The Court Copy of M.L.5512.
2. Court Order Diagrams in duplicate.
3. The Surveyors' account for £115.18.6, duly certified correct.
4. Statement No.42526 for £8. 6. -, office costs.

It will be noticed that the total cost of the job, £124.4.6, is slightly in excess of the estimated cost of £118. 6. -. The excess is attributed to the need to redefine the seaward boundary and I trust that the complete cost can be met.

As will be seen from the plan, the seaward boundary of Allotment 336, as defined by S.O.3062, is invariably east of the true boundary now fixed. The increase in area of the whole allotment is due not to accretion (or avulsion) however, but to the inadequate definition on S.O.3062. One of my staff surveyors investigated this matter and reported that the Mean High Water Mark on M.L.5512 is at the foot of the hill slope and therefore the M.H.W.M. of S.O.3062 must be part way up the slope.

Regarding the boundary between Blocks 1 and 2, Messrs. Harrison and Grierson report as follows:

"The M.H.W.M. consequently gives a surplus of area when compared to the original title, C.T.66/157. Accordingly, in determining the partition boundary, this surplus area was apportioned between the two blocks and the common boundary computed with respect to the original block excluding the Roadway. The new boundary was then pegged and areas recomputed to conform with the Roadway boundaries."

Records

File to Mr. Martin noted

Encl: *Peneapa.*
21/5/64.

H.T.M. Allison.
 Chief Surveyor.
 per *R. O. O.*


193

Mr Francis

Please pay chief surveyors a/c + 191 - £8-6-0
 Surveyors a/c + 190 115-18-6
124-4 6

Jan bill £131-6 independent of Waipatu³³⁶ A 102.
 - 124-4-6
7-1 6

M. Martin
 22/5/64

Balance to be repaid to Buddle Harney &
 Ramsay, Solicitors, Box 43, Whakatane


- ① Harris Survey & Osborne £ 8-6-0 Vr. 1685
 - ② Harrison, Grierson & Partners £ 116-1-6 Vr. 1686
 - ③ Buddle, Harney & Ramsay £ 6-18-6 Vr. 1687
- } 2/6/64
 W.D.
- £ 131-6-0

194

HPM:EJG

Waiotahi Corres.

27 May 1964

Messrs Buddle, Harvey & Ramsay,
Barristers & Solicitors,
P.O. Box 43,
WHAKATANE.


Dear Sirs,

WAIOTAHU 336A NOS. 1 AND 2

This Title survey has been completed and the Partition Orders can now be registered in the Land Transfer Office. Would you please advise which Title you want registered.

After payment of the costs there is £7.1s.6d. surplus, and I am arranging to refund this to you.

Yours faithfully,


(H. P. Martin)
Deputy Registrar

195

Records file to me please Waikato Ct
Concess.
Peneapa
Deputy Registrar.

Plans checked & correct

Peneapa
2/5/64

Judge Smith

ML 5512 referred for approval, and
Partition Orders for signature, please

Smaiter
24/5/64

Recd. Adv

21.5
27.5.64

1/2

196

BUDDLE, HARVEY & RAMSAY

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

TELEPHONES: 27 & 28
P.O. BOX 43

If calling or phoning please ask for
Mr. L. Buddle

WHAKATANE
NEW ZEALAND

29th May 1964

-3 JUN 1964

CLERK
ROTORUA

The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Dear Sir,

re : Waiotahi 336.

We thank you for yours of 27th instant.
The partition order we wish registered is that for Subdivision
No. 2, containing 4 acres 2 roods 10 perches.

Please inform us as soon as the order has gone
forward for registration so that we may then attend to the
registration of our client's transfer. We have to ask that
the transfer be endorsed to make the description of the land
coincide with the partition order.

Yours truly,
BUDDLE, HARVEY & RAMSAY.

Per : *[Signature]*

*Waiotahi comes to
in E... [Signature]*

197

12th June 1964

File No. **Waiohahi Court Corres.**

Re **ALLOTMENT 336 NO.2 PARISH OF** Block
WAIOTAHU.

To

The District Land Registrar,
Gisborne Land District,
GISBORNE.

From

The Registrar, Maori Land Court,
Private Bag,
ROTORUA.

Herewith I forward the under-mentioned documents. Please acknowledge on the attached form.

W. Martin
Deputy Registrar.

SCHEDULE OF DOCUMENTS FORWARDED

1. Partition Order dated 7th March 1946.

Solicitors acting: **Messrs, Buddle, Harvey & Ramsay,**
Barristers and Solicitors,
P.O.Box 43,
WHAKATANE.

ACTION SHEET FOR SURVEYS

Title File Ref: _____
Chief Surveyor's Reference: _____

Request from Arriola. CT Cases Date 8/1/63 Folio 135
Estimate requested 8/1/63 Folio 135
Estimate received 18/3/63 Folio 141
Requisition issued _____ Folio _____
Surveyors nominated _____
Authority No. _____ Received _____ Folio _____

Surveyors Account received _____ Amount _____ Folio _____
Payment made _____ Amount _____ From _____
_____ Amount _____ From _____
_____ Amount _____ From _____

Chief Surveyor's fees _____
Works Order No. _____ Issued _____
Debit Note No. _____ Received _____ Folio _____
Payment requested _____ Folio _____

BLOCKS

ESTIMATE

LIENS AND RATES

OWNERS

<u>BLOCKS</u>	<u>ESTIMATE</u>	<u>LIENS AND RATES</u>	<u>OWNERS</u>
<u>Arriola 336 No. 1</u>	<u>133 +</u>	<u>14.3.0</u>	<u>137.3.0</u>
<u>" 336 No. 2</u>	<u>190 +</u>	<u>14.3.0</u>	<u>194.3.0</u>

BLOCK _____

MA

BUDDLE, HARVEY & RAMSAY

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

If calling or phoning please ask for
Mr. L. Buddle

TELEPHONES: 27 & 28
WHAKATANE
NEW ZEALAND
19th June 1964
ROTORUA

The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Dear Sir,

re : Waiotahi 336
(Waiotahi Correspondence)

With reference to your letter to us of 27th ultimo and our reply of 29th idem, we shall be glad to receive information as to partition order for Lot 2.

Yours truly,
BUDDLE, HARVEY & RAMSAY.

Per : *[Signature]*

*Waiotahi comes to me, please
[Signature]*

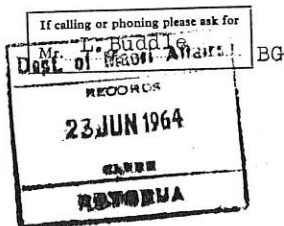
BUDDLE, HARVEY & RAMSAY
BARRISTERS AND SOLICITORS.

TELEPHONES: 27 & 28
P.O. BOX 43

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

W H A K A T A N E
N E W Z E A L A N D

22nd June 1964



The Registrar,
Maori Affairs Dept.,
Private Bag,
ROTORUA.

Dear Sir,

re : Allotment 336 No. 2 Parish of Waiotahi
Waiotahi Court Correspondence
Transfer to H.E. Luttrell 12/6630

We thank you for your notification of 12th instant that Partition Order dated 7th March 1946 has been sent to Land Transfer Office for registration.

It appears that the Transfer to Mrs. Luttrell will require amendment to enable registration. The transfer was prepared as a transfer of allotment 336 but was confirmed as to the interests of eight of the owners. On 7th March 1946 the interests of those eight transferors were partitioned into Lot 336 No. 2 and the area thereof was shown as 3 acres 3 roods 09 perches, (see Opotiki Minute Book 31 page 236).

The recent survey of the partitioning shows the area of No. 2 as 4 acres 2 roods 10 perches. Will it be necessary for us to send the transfer to you for endorsement of amendments or a certificate to the effect that the interests of the signatories shown in the confirmed transfer are the same as shown in the recently registered partition order. We presume that the plan endorsed on or annexed to the partition order will show the area of Lot 2 as 4 acres 2 roods 10 perches.

Please let us know the appropriate procedure necessary to be adopted to secure registration of the transfer. Probably a copy of the transfer is annexed to the alienation file 12/6633.

Yours truly,
BUDDLE, HARVEY & RAMSAY.

Per : *[Handwritten Signature]*

6630

Waiotahi copy to me, please

[Handwritten Signature]
23/6/64

Registrar
Ratoua

102

Date forwarded from Maori Land Court,
Dept. of Maori Affairs June 1964

RECORDS
10 JUL 1964
WAIOTAHU. ROTORUA

File No. **Waiotahi**
Court Corres.

Re ALLOTMENT 336 NO. 2 PARISH OF
WAIOTAHU. ROTORUA Block

From

The District Land Registrar,
Gisborne Land District,
GISBORNE.

To

The Registrar, Maori Land Court,
Private Bag,
ROTORUA.

Received the under-mentioned documents.

LAND & DEEDS OFFICE
177 JUN 1964
GISBORNE
Deputy

Date:

[Signature]
District Land Registrar.

SCHEDULE OF DOCUMENTS FORWARDED

1. Partition Order dated 7th March 1946.

Solicitors acting: Messrs, Buddle, Harvey & Ramsay,
Barristers and Solicitors,
P.O.Box 43,
WHAKATANE.

M.A.—836 Duplicate

Renwick
Stewart

Judge Smith,

please see folio 201. On survey of
Waioatahi 336 NO2 the area proved to be greater
than it was thought, and the excess was
apportioned pro-rata between the two subdivisions.
The Chief Surveyor has explained this in his
memo + 192.

JHR

1900

1900

1900

1900

At a meeting of the Board of Directors held on the 14th day of June 1900

present

BLOCK

THE BOARD OF DIRECTORS
OF THE BANK OF NEW ZEALAND
LIMITED

1900

BUDDLE, HARVEY & RAMSAY 205

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

If calling or phoning please ask for
Mr. L. Buddle.

Dept. of Justice	TELEPHONES: 27 & 28
PO. BOX 43	
13 JUL 1964	WHAKATANE
CLERK	NEW ZEALAND
SM ROTORUA	1964.

The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Dear Sir,

re: Allot. 336 No. 2 Parish of Waiootahi
Transfer to H.E. Luttrell 12/6630

Please let us have as soon as possible a reply to
our letter to you on 22nd ultimo.

Yours truly,
BUDDLE HARVEY & RAMSAY

per: *[Signature]*

See f 204

204

Waiotahi Ct. Corres.

14 July 1964.

Messrs Buddle, Harvey & Ramsay,
Barristers & Solicitors,
P.O. Box 43,
WHAKATANE.


Dear Sirs,

ALLOTMENT 326 NO.2 - PARISH OF WAIOTAHU
H. E. LUTTRELL

In reply to your letter of 22 June 1964 I am unable to locate a copy of the Transfer referred to. In any case I will have to have the original.

Please, therefore, send me the Transfer so that I can refer the papers to Judge Smith.

Yours faithfully,


(H.P. Martin)
Deputy Registrar.

BUDDLE, HARVEY & RAMSAY
BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

205A

Office of Maori Affairs	
16 JUL 1964	
If calling or phoning please ask for	
Mr. L. Buddle	WHAKATANE
NEW ZEALAND	
ROTORUA	

TELEPHONES: 27 & 28
P.O. BOX 43

The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Attention Mr. H. Martin

Dear Sir,

re: Allotment 336 No. 2. Parish of Waiotahi
H.E. Luttrell Waiotahi Court Correspondence
and 12/6630

We thank you for yours of 14th instant. As requested we enclose the confirmed transfer to enable consideration of amendment to enable registration against partition order for Lot 336 No. 2.

Please acknowledge receipt.

Yours truly
BUDDIE HARVEY & RAMSAY
per: *L. Ramsay*

Registered

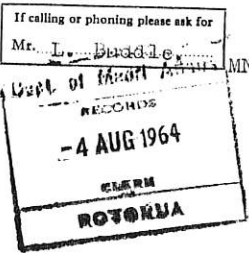
BUDDLE, HARVEY & RAMSAY 206

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Dear Sir,



TELEPHONES: 27 & 28
P.O. BOX 43

WHAKATANE
NEW ZEALAND

3rd August, 1964

re : Allotment 336 No. 2. Parish of waiootahi
N.E. Luttrell waiootahi Court Correspondence
and file 12/6630.

Further to our letter to you of 15th ultimate please
inform as to the amendment of transfer to enable registration
of transfer to Mrs. Luttrell.

Yours truly,
BUDDLE HARVEY & RAMSAY

Per: *W. Buddle*

Waiootahi comes to me, please

[Signature]

207

5-1-19 P10 031/237

336^{NO}1 - 1-2-10

336^{A2} - 3-3-09

5 = 1 19

area on survey

336^{NO}1

336^{A2} 4-2-10.

	5180	
	1050	120
1/1/85	3500	2000

	50	
	730	20
1/1/85	100	20

208

Waiotahi Corres.
11.8.64.

HPM/MIF

GOVT

MAORIFAIRS
GISBORNE

ATTENTION MR SWORD

PLEASE ADVISE URGENTLY TOTAL SHARES IN SUPERSEDED TITLE WAIOTAH
336

MAORIFAIRS

ROTORUA To: GISBORNE

Copy of above telegram for your information.

HP
(H.P. Martin)
Deputy Registrar

Replied by 'Phone

1 original copies.

Succession. Position

336 No 1 - 1 share

336 No 2 - 17 shares

209

IN THE MATTER of the Waiohahi
No.336 Block

A N D

IN THE MATTER of a Transfer to
Helen Elizabeth
Luttrell

To The District Land Registrar,
Gisborne Registry.

WHEREAS a transfer to Helen Elizabeth Luttrell of all interests
excepting those of Tuteranganini Hall and Tamatekapua te Raihi
in the Waiohahi No.336 block was confirmed by the Waiariki
District Maori Land Court on the 17th day of July 1945
AND WHEREAS the said land was partitioned by the Court on the
7th day of March 1946 AND WHEREAS as part of the said partition
Waiohahi 336 No.1 was awarded to the non sellers the said
Tuteranganini Hall and Tamatekapua te Raihi and Waiohahi
336 No.2 to the vendors described in the said Transfer
NOW THEREFORE IT IS HEREBY CERTIFIED that the said Transfer
affects the whole of the land now called or known as Waiohahi
336 No.2 containing four acres two roods ten perches (4 ac: 2r: 10p)
more or less being the whole of the land comprised and described
in a Partition Order of the Maori Land Court dated the 17th
day of March 1946.

Dated at Rotorua this 13th day of August 1964.



DEPUTY REGISTRAR.

210

HPM:GP

Waioatahi Ct. Corr.

13 August 1964

Messrs Buddle Harvey & Ramsay,
Barristers & Solicitors,
P.O. Box 43,
WAIKATANE.


Dear Sirs,

Waioatahi 336 No. 2 - N.E. Luttrell

In reply to your letter of 3 August, I now return your transfer together with a certificate which I trust will enable you to complete registration.

Please let me know if you receive any requisitions from the District Land Registrar.

Yours faithfully,


(H.P. Martin)
Deputy Registrar

Encl:

BUDDLE, HARVEY & RAMSAY

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

The Registrar,
Maori Land Court,
ROTORUA.

Dear Sir,

re : Allotment 336 - Parish of Waiotahi
H.E. Luttrell. Waiotahi Court
Correspondence

We duly received your letter of the 13th ultimo, including Transfer together with your Certificate for which we thank you. We have tendered the Transfer for registration in Gisborne and we have ~~made~~ with the requisition that before the registration of the Transfer against a partition order title can be completed the original Title, Volume 66, Folio 157 - Gisborne Registry, in the name of Kepa te Raihi must be produced for surrender. We have written to Messrs. Urquhart Roe & Partners, and also to Mr. W. Rewharewha of Opotiki for information as to whether they have knowledge of the whereabouts of that Title. We now ask you the same question. We hope to find that the Title may be among your other safe custody documents. If so we will be glad if you would send them direct to the District Land Registrar in Gisborne, if not please advise us accordingly.

Yours truly,
BUDDLE HARVEY & RAMSAY

Per: *[Signature]*

*Waiotahi cover to me,
please refer*

214

TELEPHONES: 27 & 28
P.O. BOX 43

WHAKATANE
NEW ZEALAND

If calling ⁰⁴¹phoning please ask for
Mr. L. Buddle.

-8 SEP 1964

4th September, 1964.

CLERK
ROTORUA

95

HPM:KK

Waiotahi Ct. Corres.

16 September 1964

Messrs Buddle, Harvey and Ramsay,
Barristers and Solicitors,
P. O. Box 43,
WHAKATANE.

Dear Sirs,

ALLOTMENT 336 PARISH OF WAIOTAHU
H. E. LUTTRELL

In reply to your letter of 4 September, I will make a search for the Title, but doubt that it will be held amongst our records.

In the meantime I suggest that you enquire from the District Land Registrar who last uplifted the Title.

Yours faithfully,

H. P. Martin
(H. P. Martin)
Deputy Registrar

D

Mr. Doyle

any record of this title - Waiotahi 336

in the name of Kapa to Raiki?

Mr Martin.

Sorry - no trace

17/9/64
J. G. M.

H. P. Martin
17/9/64

221

BUDDLE, HARVEY & RAMSAY

BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

If calling or phoning please ask for
Mr. L. Buddle. MN



The Registrar,
Maori Land Court,
Private Bag,
ROTORUA.

Dear Sir,

re : Allotment 336 No. 2 - Parish of Waiotahi
and
re : Transfer to H.E. Luttrell (File 12/6630)
and
re : Waiotahi Court Correspondence

After receipt of your letter of 16th September last, we wrote to our Gisborne agents concerning the suggestion that the Title Deed might possibly be still in the Gisborne Land Transfer Office and sure enough it was duly located in that office, and registration of our Transfer was put in hand.

We have now received from our Gisborne agents, Messrs. Nolan & Skeet a communication from the District Land Registrar containing certain requisitions of matters for attention. For your information we enclose a copy of those requisitions herewith. As to requisition one, no doubt you will have a trustee order on your file a copy of which can be sent to the Land Transfer Office for registration. With regard to requisition No. 2 we presume that you will be able readily to give the Certificate asked for as to the identity of that owner. With regard to requisition 3 it does appear from the wording of the confirmation certificate as being a confirmation by the Court that the Court seal should have been fixed instead of the Maori Land Board seal. with regard to requisition No. 4 the blank space referred to relates to the date of the original grant registered in Volume 66, Folio 157 of the Gisborne Registry, and we imagine that a quick look at that Title Deed will provide the information as to the date of that grant. We are writing to our Gisborne agents on this point and in case the information as to date is not obtainable from that Title we ask for any information you have as to the date of the original grant under the Confiscated Lands Act, 1867. With regard to requisition No. 5 we have, in ink, deleted the last part of the printed attestation form relating to translation and we have also in the same manner deleted all the printing on

Contd.....

The Registrar.

9th October, 1964.

pages four and five of the document and we would ask you to affix the Court seal to each end of each deletion line.

After having attended to these matters we should be glad to receive the Transfer back from you accompanied by your Certificate as to the fact that Mamai Apaapa and Mamae Apaapa are one and the same person. Thanking you in anticipation for your early attention to the matter.

Yours truly,
BUDDLE HARVEY & RAMSAY

Per: 

BUDDLE, HARVEY & RAMSAY
BARRISTERS AND SOLICITORS.

JOSEPH DIXON BUDDLE
PETER IAN HARVEY, LL.B.
ALBERT JOHN RAMSAY

The Registrar,
Maori Land Court,
Private Bag
ROTORUA.

Dear Sir,

re : Allotment 336 No. 2 Parish of Waioatahi
and Transfer to H.E. Luttrell (file 12/6630)
and Waioatahi Court Correspondence.

We shall be glad to receive from you at an early
date the abovementioned transfer and your advices re satisfaction
of the requisitions of the District Land Registrar.

Yours truly,
BUDDLE, HARVEY & RAMSAY.

Per : *[Signature]*

*Waioatahi come to
me, please jph*

223

TELEPHONES: 27 & 28
P.O. BOX 43

WHAKATANE
NEW ZEALAND

2nd November 1964

If calling or phoning please ask for
Mr. J. Buddle
Dept. of Maori Affairs BG

RECORDS
3 NOV 1964
CLERK
ROTORUA

HPM: KEW.

Waiotahi Corresp.

12 November, 1964.

Messrs Buddle, Harvey & Ramsay,
Barristers and Solicitors,
P. O Box 43,
WHAKATANE.

Dear Sirs,

ALLOTMENT 336 NO. 2 -
PARISH OF WAIOTAHU.
H. E. LUTTRELL.

In reply to your letter of the 9th of October, the
Trustee Order and a Certificate of Identity were sent to
the District Land Registrar today. Your copy of
the Advice Note is attached.

...
I have affixed the Court Seal to the Transfer as
requested and this, and the transfer is also enclosed.

I have no information as to the date of the original
Grant registered in Volume 66 folio 157 of the Gisborne
Registry, but your agents should be able to ascertain
this from the Land Transfer Office itself.

Enclosure.

Yours faithfully,

H.P.
(H.P. Martin)
Deputy Registrar.

DEPT. MAORI AFFAIRS,
ROTORUA

Department

323163

THIS IS NOT AN ORDER FOR STORES

19

Per: _____

DEPT. MAORI AFFAIRS,
ROTORUA

checked and found correct.	Voucher Passed for Payment			
	Initials	Debit	Voucher	Amount
Date: _____ 19				
unfills below if necessary)				
 1971 12.62. 1973 7.10. 1962 1963 1964 				
531-2820 1971 12.62. 1973 7.10. 1962 1963 1964				

Requisitioning Dept. Ref.:

Purchasing Dept. Ref.:

Officer authorised to order.

mental Charging: