

Application for Qualification Certificate.

Name

Geo. B. Leash

Application No.

4061

Date

25-3-19

1688.

Reports.

Pension per week—

Indefinite

Police—

NIL

Defence—

G.S.W. abdomen

War Council—

No record

Notes of Evidence.

Father had a place 200 acres at Buncy. There is no room there for me. It is rough country. Have about £30. Was at a saw mill for a few months. Want to get a place at Buncy about 30 acres @ £40 & £50. potatoes & onions

Application for Certificate to Apply for Crown Land.

(a) Insert name in full.

I, ^(a)

George Clifford Leask R.

(b) Give full Postal Address.

of ^(b)

Bunyip Post Office. Victoria.

hereby notify that I desire to obtain the necessary Qualification Certificate entitling me to apply for a holding under the *Discharged Soldiers' Settlement Act 1917*. If such certificate be granted to me, the class of holding, area, and locality I would prefer is:—

(c) For Dairy Farming.
For Mixed Farming.
For Wheat Growing.
For Poultry Raising.
For Fruit Growing.
For Pig Raising.

Class of Holding ^(c)

Mixed farming

Area

Locality

Bunyip.

In support of this application I have made the Statutory declaration within.

Signed this

27th

day of

Feb.

19 19

Signature

Geo. Leask R.

TO THE SECRETARY, QUALIFICATION COMMITTEE,
CROWN LANDS DEPARTMENT,
MELBOURNE.

Received

27 — — 19

ered

27 — — 19

e to attend

7 MAR 1919

of Inquiry

25 MAR 1919

DECISION.

25 MAR 1919

Issue

Mixed

ADVISED

Certificate Issued

DECLARATION BY APPLICANT

I, George Clifford Leask
of Bunyip, W. Gips. Vic. do hereby solemnly and sincerely
declare that I am the person making the application on the form herewith, and that the replies to
the questions hereinafter contained are true and correct in every particular.

QUESTION.	ANSWER.
1. What is your age and height? ...	20 years 8 months. 5 ft. 8"
2. What is your Home State? ...	Victoria.
3. Of what Naval or Military Force were you a member? Give Regimental Number and Battalion.	No 2784. 59 th Batt. A.I.F.
4. Where did you enlist? ...	Melbourne.
5. Give place of residence for twelve months prior to enlistment.	Bunyip.
6. Where did you serve? ...	France.
7. What was—	
(a) Your length of service in such Force? ...	2 years 7 months.
(b) The date of your discharge? ...	26 th Feb. 1919.
(c) The reason of your discharge? ...	G. S. W. Adomen
(d) How long were you actually fighting? ...	11 months.
(e) In what capacity did you serve? ...	Private.
(f) What was the nature of your casualty or illness?	G. S. W. Adomen.
8. What physical disabilities (if any) do you suffer from by reason of wounds or disease resulting from your Naval or Military Service? State particulars as to present condition of health.	None Good.
9. What was your occupation prior to enlistment? State period.	Sawmiller 2 yrs prior to that time
10. What occupation have you followed since being discharged?	
11. For what business or purpose do you intend to use the land for which you would apply?	Mixed farming.
12. What farming experience have you had? Give particulars.	2 years.
13. Have you any pension? If so, state amount.	Gratifying
14. What is the amount of capital at your disposal, whether in stock, cash, or other amounts? Give full particulars.	Nil.

The Secretary,
Closer Settlement Board,
Melbourne.

I hereby place under offer to the Closer Settlement Board my property, being
Allotments 55, 56, 57 32 B Section C. Parish Koo-weerup East
County of Wimmera a. 65 r. 2 p. together with all the
improvements, tanks thereon, and appurtenances thereto, and more particularly described here-
under. This offer is made subject to Section 34 of the Closer Settlement Act 1915 and is to remain
open for a period of two months from the date hereof. The plan forwarded herewith shows
the land referred to.

Date 12/6/19 Owner W. H. Thomson
Witness H. B. Colne Address Lasswads Holyrood St.

PARTICULARS OF LAND REFERRED TO. Hampton

(1) Name of road fronting property ...	<u>No 14</u>
(2) Nature of title (if leasehold, state amount to make freehold)—Volume Folio (These must be supplied.)	<u>Freehold</u>
(3) Price asked per acre (including improvements) ...	<u>£2,000.</u>
(3A) Please state whether you are prepared to accept the whole or part of the purchase money in Victorian Government Debentures ...	<u>£450</u>
(4) Nature of country; whether hilly, undulating, level, or flat, and the quantity of each ...	<u>level</u>
(5) Nature of soil ... Condition of roads ...	<u>Swamp Soil</u> <u>good</u>
(6) Area cleared and that has been cultivated, and the nature of crop and yield per acre ...	<u>Totally cleared</u>
(7) What quantity cultivable at present ...	<u>The whole</u>
(8) Water supply ... Annual rainfall ...	<u>Wells & tanks</u>
(9) Carrying capacity of whole area in sheep or cattle ...	
(10) If dairying land, how many cows can be kept and milked all the year round ...	<u>30 to 40</u>
(11) For what purpose the land is best suited	<u>Mixed farming</u>
(12) Timber, kind ... (a) Cost to clear same ... (b) Area ring-barked ...	<u>none</u>
Scrub (kind), and cost of clearing ...	<u>nil</u>
Bracken fern (if any) ...	<u>nil</u>
Buildings, and value ...	<u>4 roomed dwelling, stables & sheds etc</u>
(16) Stock now on property ...	<u>11 cows & horses</u>
(17) Fencing—nature, quantity, number of paddocks ...	<u>post & wire</u>
(18) Distance to— (1) Railway station (give name) ... (2) Post office ... (3) State school ... (4) Store ... (5) Creamery ...	<u>1½ miles</u> " " " "
(19) Shire Valuation, water rate (if any) ...	<u>£68 p.a.</u>
(20) In what Shire or Municipality is property situated ...	<u>Berwick</u>
(21) Where are the Offices of the Municipality situated ...	<u>Dakenham.</u>
(22) Rental obtained or that could be obtained	<u>£100 p.a.</u>

THE DISCHARGED SOLDIERS' SETTLEMENT ACTS.

9205

Acquisition of Land for the Purpose of Settlement of Discharged Soldiers.

Report on *Thomson to Leash* Estate offered by *Wm. A. Thomson*
66 acres, being Allotments *53, 56, 57, 52* Section *6* Parish *Koo-wee-rup East.*
 and coloured pink on accompanying plan.

Date of inspection	<i>17. 7. 19</i>
Distance from nearest market town ..	<i>16 1/2 miles from Warragul</i>
Distance from nearest railway station ..	<i>2 miles from Garfield</i>
Distance from seaboard	<i>49 miles</i>
Distance from metropolis	<i>49 miles</i>
Description of roads leading to property ..	<i>Good sand roads</i>
Are adjoining lands occupied?	<i>yes</i>
Is district agricultural, pastoral, or fruit-growing?	<i>Agricultural</i>
Ruling price of similar land in the locality ..	<i>£30.</i>
Date of latest sale and price obtained ..	
Is land level, hilly, or undulating? ..	<i>Level</i>
Is any portion liable to flooding or in need of drainage?	<i>yes It floods badly in a wet winter. It requires a lot of draining & the outlet is bad.</i>
Depth and character of soil	<i>18 inches of good grey soil.</i>
Character of subsoil	<i>Grey clay.</i>

*Noted
hwb
21/7*

What is land chiefly adapted for?	Wairying
Is the land healthy?	yes
Area timbered and kind of timber	nil
Area uncleared and cost of clearing same	nil
Area under grass and description of grasses	about 4 acres of Rye grass & clover
Area cleared for ploughing	66 acres
Area that can be cultivated	66 acres
Grazing capacity per acre	1 head to 3 acres
Area under cultivation, and description of crops	9 acres of self-sown Oats
Estimated yield per acre of crops	
Is land suitable for crops other than those grown? If so, specify	Will grow Potatoes, Onions, & Maize Millet, Peas, & Angles & Carrots
Is land easily worked?	yes
Stock on land at present	11 head
Is such stock in good condition?	yes
Estimated rental value	£1-10 per acre
No. of paddocks	8 Paddocks

Fencing, chains and description, at

Buildings, specifying value and condition of each

(Poor condition)

House 4 rooms 250.00
Detached Kitchen 20.00
Stable & Feed room 26x12. 60.00
Pig Sties 5.00
£335.00

No. of dams and wells, and value

1 Well £15.

Permanent streams, springs, or other water supply

Special improvements, if any

Is land infested with rabbits or other vermin?

no

Is land infested with ferns, Canadian thistle, blackberry, or other noxious weeds, and if so to what extent?

no

Climate

Moist

Rainfall

35 inches

Facilities for obtaining firewood and fencing and building material

At Railway Station

Time present owner has held the land ..

about 9 years.

Does owner reside on property? If not, who is in occupation, and under what tenancy and rental?

no
It is let to Mr. E. C. for two years ending October 1919 @ £80 per annum

Probable earnings per annum

£300

Could the property be readily sold or leased at your valuation in average seasons?

yes

Demand existing for small farms in neighbourhood

good

Do you consider land suitable for subdivision? If so, in what areas and for what purposes?

no

(Submit rough plan, showing proposed subdivision, with your valuations marked on each allotment.)

VALUATIONS TO BE ON FREEHOLD BASIS.

If the property is of uneven quality, state area and value of the different portions

Opportunities for outside employment in neighbourhood

Do you recommend the purchase for the settlement of returned soldiers?

Average Freehold value of the property as a whole, including all improvements, and at per acre *crop & fallow not to be included*

Value of crop (if any) *and fallow* to be separately stated

Indicate any special features and particulars which may be of value

GENERAL REMARKS—

This property would make a nice farm for a returned soldier

J. E. Chippindall

C. L. B. 17.7.19

Please sign Report and Parish Plan and return Plan.

Bunyik.
Sept 11th 1919

Mr J. H. Groves,
Dear Sir,

Your letter of the 2nd Sept. to hand, stating that a declaration would be forwarded on to me that day, to sign & return to the C.loser Settlement Dept. Re that property "Thomson to Leask".

Up-to-date I haven't received any word whatsoever. There must be some unnecessary delay somewhere or I would have received that letter on the 3rd.

Do you think if I was to come down, & with your help find out what was doing. It is nearly three months since I applied for the farm, so you can see what encouragement I am getting from the Board.

Trusting sir, that something can be done to satisfy my anxiety.

Yours faithfully

Geo. Leask. Bunyik.

% W. Head
Bunyik.

Thomson to Leask

ESTATE.

The Discharged Soldiers Settlement Act 1917.

Application for Selection Purchase Lease. Conditional Purchase Lease.

George Clifford Leask Date received 12.4.20
 65 acres 1 roods 31 perches.
 Allot. 55, 56, 57, 52B. Sec. C Parish Loo Wee Rup East
 Berwickshire

Particulars required for Crown Lands.

QUESTION.

REPORT.

Has land been classified. If so, in what class?

Are there any objections to the application?

Has land or any part of it been previously selected or applied for, or reserved? If so, give particulars

Valuation of improvements (if any) and how payable

Term for which no instalment of purchase shall be payable 4 years

One year

ADVANCES.

CAPITAL VALUE { Land ... £1519.9.6
 Improvements ... £ 225
 Total ... £1744.9.6

Improvements effected by previous tenant £125
 Part of original lease
 House erected by Board ... £
 Cost of work done by Board ... £
 Boundary fencing to be charged ... £
 Stock ... £
 Implements ... £
 Seeds, &c. ... £
 Other items ... £
 Total ... £

Principal payable on £ 1.19.6

Balance of Principal ... £1742.10

Half-yearly instalment ... £ 52-5-6

Has this allotment been previously held? ...

Are there any objections to the application? ...

Was the allotment specially purchased for the applicant under Section 20 Closer Settlement Act 1915? ...

Acquired by Bd.

None on plan

Yes.

14.5.20

Considered by the Inquiry Board held at Melbourne on 21st May

1920, and recommended that this application be granted

Approved by LANDS PURCHASE BOARD, on

PERMIT DATED 29.9.1919

ISSUED

Noted by Draughtsman

Lease facing prepared

Noted by Ledger-keeper

Lease to bear date

fill in all blanks

SCHEDULE "C."

STATE **Discharged Soldiers Settlement Act 1917.**

Application for a Lease.

(Insert name in full, occupation, and address.)

I, *George L. Leash* of *Bunyip*

a discharged soldier being desirous of applying for land under the *Discharged Soldiers Settlement Act 1917*, and having obtained a Qualification Certificate, hereby apply for the allotment described hereunder, the same being land the intended alienation of which is governed by the provisions of the *Closer Settlement Act 1915* *Land Act 1915* save as otherwise provided by the Act first mentioned :—

Parish.	Allotment.	Section.	Area.	Classification—Capital Value.
<i>Koo Wee Rup bact.</i>	<i>55, 56, 57 + 52 B.</i>	<i>C</i>		

I hereby make the following replies to the undermentioned questions, and am prepared to embody same in a statutory declaration at the Discharged Soldiers Settlement Inquiry Board :—

Questions.	Replies.
Have you previously held any land? If so, give full particulars.	<i>No.</i>
Do you hold or have you an interest in any land? If so, give full particulars of same.	<i>No.</i>
If married, does your wife hold or has she an interest in any land? If so, give full particulars.	<i>Single</i>
In the event of your application being successful, are you prepared to make your home on the land at once?	<i>Yes</i>
If your application is successful, are you prepared to insure with the Board at their insurable value all buildings and fencing now on the land, or which may subsequently be placed on the land?	<i>Yes</i>

Date *12/4 / 1920*

Signature

sign here *Geo. Leash*

fill in all blanks

Declaration to be made by Applicant at Discharged Soldiers Settlement Inquiry Board.

I, George B. Leask
of Bunyip in the State of Victoria,

do solemnly and sincerely declare that I have assets as per statement below. These assets are not mortgaged in any way.

Total, £ 180-10-0 My liabilities are £ 30-0-0

I propose to use the land for the purpose of mixed farming.

I am prepared to enter into residence on the allotment within 1 months from the date of permit, and to continue thenceforth to reside thereon.

I know the obligations imposed upon me by the lease I am applying for with regard to personal residence on the land.

I know of the lease conditions, and will comply with them.

My assets consist of—do not include advances by Board in Statement

	£	s.	d.		£	s.	d.
Cows				Total Value of Assets ..	180	10	0
Horses	10	0	0	My Liabilities consist of ..	30	0	0
Sheep							
Pigs	7	0	0				
Other Stock							
Cash in hand	143	10	0				
Cash in Bank of							
Farm Implements							
Furniture							
Land							
Any other Assets	20	0	0				
Total Assets	180	10	0	Net Value of Assets ...	150	10	0

I know the condition of the lease that I must reside on the land for at least eight months in each year until issue of Crown Grant.

I know that Shire Rates must be paid by me.

I am not an agent or trustee for any other person, and have not entered into any agreement to permit any other person to acquire by purchase or otherwise the land in respect of which this application is made.

I am not already the holder of any land the value of which, when added to the value of the allotment I am applying for, will exceed a total value of £2,500, and the statements made by me herein are true and correct in every particular.

And I make this solemn declaration conscientiously believing the same to be true, and by virtue of the provisions of an Act of the Parliament of Victoria rendering persons making a false declaration punishable for wilful and corrupt perjury.

DECLARED before me, at Melbourne

18th in the State aforesaid this
day of April
in the year of our Lord, One thousand
nine hundred and twentieth

Geo. Leask
sign here

Justice of the Peace or Commissioner for taking declarations and affidavits.

MELBOURNE

MELBOURNE

No.

4254

86. 6

Discharged Soldiers' Settlement Act 1917.

(CLOSER SETTLEMENT ACTS 1915.)

CONDITIONAL PURCHASE LEASE.

Farm

ALLOTMENT.

D

Recommended

J. W. Wychatsch

Special Condition

50 feet.

As Bunyip
Lessee advised

Name

George Clifford Leask

Address

Bunyip

Occupation

Farmer

Date of Lease

29. 9. 1919

Term

37 1/2

years.

* 11 years free

Purchase Money

£1744 : 9 s. 6 d.

Rate of Interest

5

per cent.

Adjustment Amount
(if any)

£ 1 : 19 s. 6 d.

Balance of Purchase
Money

£1742 : 10 s. d.

Balance of Purchase Money
with interest added

£3793 : 4 s. 1 d.

in

72

instalments of £

52 : 5 s. 6 d.

and a final instalment of £

29 : 8 s. 1 d.

First instalment due

29. 3. 21

Payable at

Melbourne Bunyip

Allotment

52B, 55, 56 and 57

Section

C

Parish

Los-uee-rup East

County

Mornington

Area

65

ac.

1

r.

31

p. more or less.

Lease examined

R. Thomson

Date

2 / 6 / 21

Approved by Gov. in Cl.

3-8-21.

Ex. Cl.

No.

23065

Gaz.

10-8-21.

Page

2979

Charted

Hollinsworth

O.P.

K/118 3

L.P.

V. 5 14

Diagram

from

cl.

17/11/20

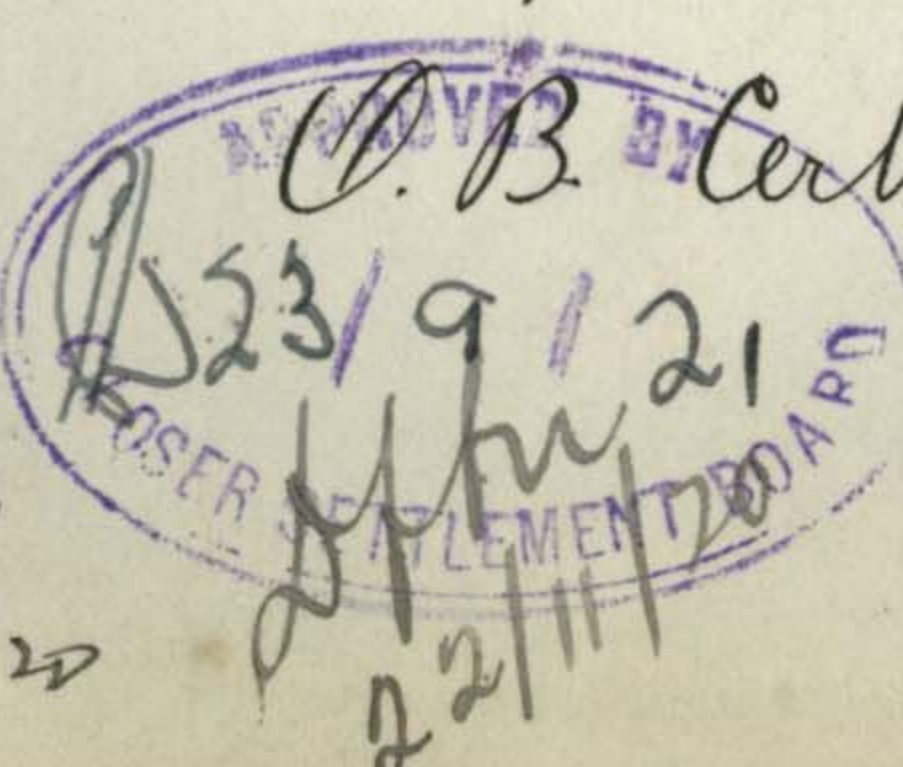
within

SCHEDULED FOR
BOARD'S APPROVAL

Please supply

showing consolidation

4.11.20



J. G. Denstone

17-11-20

Advance S.S. Acts
Lease required after Registration.

77-4-21

12/11/21

17-11-20

FACING FOR

Melbourne District

CLOSER SETTLEMENT LEASE

No. 721
12

Recommended *30.10.39*

Depth limit 50 feet
Special condition:—

*Classed "Swamp"
on land act map.*

Water Draft No 94

INWARDS
REGISTER

Book *1*
Page *56*

LEASE
REGISTER

Book *20*
Page *49*

ENCUMBRANCES TO BE ENDORSED.

Nil

Lease in duplicate to Reg. of Titles for Registration

Date *- 8 JUL 1940*

Lessee *George Clifford Leask*

Address *Bunyip Garfield*

Occupation *Farmer*

Allotment *57*

Section *C*

Parish *Koo-wee-rup East* County *Mornington*

Area *65* a. *1* r. *31* p. more or less

Charted L.P. No. *62 B* O.P. No. *K118(5)* C.P. of S.P. No. *17.11.20 a*

Draughtsman *W.R. Harris* Date *29 / 9 / 1939*

Date of Lease:—1st MARCH, 1939.

Term *39½* years.

The Outstanding Monetary Liability:—£ *970*

Payable by *78* half-yearly
39 yearly instalments of £ *12*
156 quarterly

and a final instalment of £ *20* *13* s. *10* d.

~~SEPTEMBER, 1978~~

on the first day of ~~MARCH, 1979~~

~~JUNE, 1978~~

Ledger-keeper *A. Rist*

Checked *G. W. Kemp*

Lease examined *W. B. B. B.*

Date *12 / 6 / 1940*

Approved by Governor in Council.

Date *19 JUN 1940*

Sealed by The Board of Land and Works

Date *27 JUN 1940*

LEASE VOL. 1150 FOL. 229935

TO *Deeds Branch*

FOR DELIVERY TO *FDAB*

Melb on Order 721

2 AUG 1940

GRANT FACING.Melbourne District.Corr. No. 721/12

	£	s.	d.
Purchase Money ...	<u>976</u>	<u>15</u>	<u>11</u> ✓
Amount Paid ...	<u>50</u>	<u>18</u>	<u>8</u>
Balance of Purchase Money ...	<u>925</u>	<u>17</u>	<u>3</u> ✓
Interest ...		<u>66</u>	✓
Plan or Certificate Fee <i>Trans. Receipt Fee</i>	<u>1</u>	<u>10</u>	
Grant Fee ...	<u>2</u>		
Assurance Fund ...	<u>2</u>		<u>9</u> ✓
Total ...	£	<u>931</u>	<u>8</u> -

Engrossment Register. <u>151</u> <u>166</u>	DEEDS BRANCH RECORDS.	Grant Register. Book <u>41</u> Page <u>167</u>
GRANT SENT TO OFFICE OF TITLES.		
Date <u>3 OCT 1944</u>		
Officer <u>[Signature]</u>		

Date paid 24. 1. 44

Final rent paid on (date) _____

Scheduled (date) 25/ 1 / 44 Purchase Money } Paid in full. Certified J. H. Riepert
 and Advances }
 Checked J. M. Legg
 LEASE OR CERT. OF TITLE LODGED BY Rymer and Langford Solicitors 128 William St. Melb.
No more S.W.A. or F.A. Advance

T.R. Case

Name of Grantee George Clifford Leask
 Address Garfield
 Occupation, &c. Farmer

Purchase Money (consideration) £976. 15. 11
Classed 'Swamp'
 Classification on L.A. Map Depth limit 50 feet
 Reservation of Petroleum and rights of access for same.
 Special Condition Similar to Swamp
Electricity Commission Easement
 Area 65 acres 1 roods 31 perches
 Allotment 57
 Section C Township of —
 Parish Koo-wee-rup East
 County Mornington

AUTHORITY FOR TREASURER'S RECEIPT Prepared in favour of <u>as above</u> Solicitors acting:- <u>Rymer & Langford</u> <u>128 William St. Melb.</u> Officer <u>[Signature]</u> Date <u>2. 1944</u>
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See Copy of Notice
on advances fileDraft.
Misc. 195 V.T.R. scheduled
Hodged at T.O.[Signature]
14/2/44Date of Grant 3rd February 1944Charted. L.P. No. 62 B O.P. No. K118 (5)Certified Plan N° 36069 Diagram from Print 2Draughtsman W.R. Burns Date 14/8/44

Plan and Field notes detached. No. <u>36069</u>
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Deeds Branch
Engrl:
W. J. Lawrence
15. 8. 44W.R. Burns
14/8/44