



EAST AFR. PROT.
No. 28581

C.O.
28581
10/2/07

(Subject)

254

1907

July 12

and previous Paper

Mr. G. Williams Land at Kibwezi
(a) Land leased to Mr. R. & B. Kueche

(1) A note has been made in form of a notice made to
him in regard to plot not leased to him by Kueche
(2) In copy of lease & explain same with which land was
leased to any one.

(Minutes)

Mr. Read

Put by

Mr. G. Wright

Part 2

28581



28581
REC
10 AUG 07

Governor's Office,

Nairobi,

July 18th 1907.

283

No. 184
(Incl. II)

My dear Sir,

In reference to Your Lordship's despatch No. 330 of the 21st inst. I have the honour to report that a note was sent to the Land Office of the premises made to Mr. V. J. J. J. in regard to the plot at present sub-leased to him by Mr. R. F. P. Pickner, contains in Mr. Antrobus' letter to him of the 7th June 1907.

The exceptionally easy terms granted to the latter are explained by the fact that at the time his application was made the value of the land between Makindu and Voi as a fibre-producing area was not recognized and the tract in question was in fact regarded as almost worthless. Mr. Kuehner was more or less a pioneer in exploiting the possibilities of which were unknown and as such the terms of his lease, a copy of which I enclose in accordance

with

Yours faithfully,
The Principal Secretary of State

for the Colonies,

Downing Street,

LONDON, S.W.

187-188

* 16275. 1 10. 16475

with Your Lordship's instructions, were correspondingly
venient.

Mr. Burdick was not however authorized by his lease
to sell any part of the land without permission, which he
has done in the case of Messrs. Williams and Dean. The latter
is now taking steps to regularize the title in question.

Mr. Pickett is one of our most enterprising settlers
and I will refer to my despatch No. 825 of June 10th in
illustration of the development which has taken place on
his Volcan. Kibweza property.

I have the honour to be,

With the highest respect,

My Lord,

Your Lordship's most obedient

humble servant,

John Buller

f. No. 252/6

J

22/8/12

C.O.
23581
REC'D 235
10 AUG 07

1904 BETWEEN Sir
 Charles ... His Majesty's
 ... (hereinafter
 referred to as the 'Commissioner') of the ... and B.E.P.
 ... of the ... Protectorate
 ... (the 'Tenant') of the ...
 ... agrees to grant and the Tenant agrees
 to take a lease of that place or parcel of land situated
 ... 50 square miles (or thereabouts
 ... Schedule hereto for the
 term of ... of January 1904 at the
 yearly rental of Rs. 100/- payable in advance on the first day
 of ... subject to the
 ... the Great Lakes Ordinance 1902 and to the rules
 ... covenants
 ... said, not to
 ... of the said land
 ... (will) without the
 ... to observe
 ... by virtue of the provisions of the
 ... especially those contained in Article
 ... or injure any
 ... without the previous
 ... Conservator of Forests. The Tenant
 ... for water power
 ...
 ... the said river. The
 ...
 ...
 ... at the expiration of the
 ... option of a further lease of the
 ... provided that the Tenant has
 cultivated

and approved the said land for the use of the Commissioners
for a term of 99 years at a yearly rental of Rs. 25/- per 100 acres
And also that the Tenant shall upon giving six months previous
notice to expire
... have ...
... of purchase ... 1000 acres
... at a price of Rs. 2/- per acre,

... of the survey of the
... accept and execute a
... lease ... terms and
... executed the said
... and provisions herein-
... as if
... expires.

AS WITNESSED by ...

(Sd/-) K.P.P. Huebner.

As witness

(Sd/-) A.G. Martin.

19/1/1905

THE SCHEDULE BEFORE REFERRED TO

... will be divided into two sections
... straight prolongation of
... 194.14 and 194.15
... North West and 195 South East. The boundaries of the
... North East of the said Railway line shall be
... South West produced forward
... South East direction, the Kivani
stream

stream

across to the west and two lines approximately parallel to the
aforeaid boundary enclosing a total area of 25 square miles
thereabouts exclusive of any Mission or Railway land.

The boundaries of the second section of the said land shall be
the said boundary line extending 2 1/2 miles from Kibwezi
Station to a North Westerly direction and 2 1/2 miles in a South
Easterly direction from said Station, such boundary shall
at the base of the same be drawn to the South West
comprising an area of 25 square miles or thereabouts exclusive
of any Mission or Railway land.

The above boundaries are approximate only and are liable
to be altered in any survey the Commissioner may deem
fit to make.

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