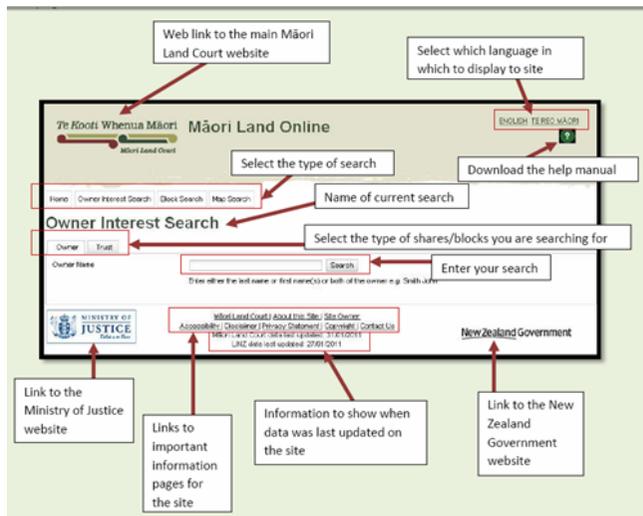


9. How do I understand the Māori Land Court data as it appears on the website?

Go to www.maorilandonline.govt.nz and this appears:



You can search several different ways:



Each time you click to a new page, check out the tabs as they change and give access to more information.

Also keep an eye out for + (different viewing options) or flag (🚩) signs

Red – marks the specific land on the map

Yellow – provides LINZ info

Green – gives the physical address of a block

If you search for the name of an owner, a table of interests similar to this table appears:

Block ID	Block Name	Shares	Minute Book Ref	Ownership Type	District
4141	Mangatawa A2	0.0031	50 SI 242	Absolute	Aotea

There is also a 'Memorials' section that notes important matters particular to each block, such as changes in status, leases, occupation orders, and covenants.

There is a lot of information on Māori Land Online. To assist you to understand this information we explain the meaning of some terms in the table below:

Term	Example	Meaning
Block ID :	4197	A code that the Māori land court use to identify a parcel of land.
District :	Waikato Maniapoto	The Māori land court district in which the block is located
Title Order Type	Partition Order	The type of order
Title Order Ref:	74 OT 180	Court minute book reference where title was first noted
Title Notice Ref :	-	Gives reference to any public notice of the creation of the title
Title Order Date :	30/01/1946	Date the title was created
Land Status :	Māori Freehold Land	Legal status of land
Plan :	ML 16882	Māori land block plan this title is part of
LINZ Ref :	CFR 366896 – Trust	Land Information New Zealand title reference
Area (ha) :	2.0234	The total size of the Block
Total Shares :	872.86	Total number of shares in the land block
Total Owners :	383	The total number of owners with an interest in the Block
Min Book Ref:	1 RG 135	A reference of the hearing where the interests were received
Ownership type	Remainder	The way the interests are held by the owner

If you need further assistance with research on Māori Land Online you can download the help manual from the top right hand corner of the screen by clicking on this icon: , or contact your local Māori Land Court or Law Centre.



RESEARCHING MĀORI LAND INTERESTS



Ngāi Tahu Māori Law Centre

Level 1, 258 Stuart Street
PO Box 633, Dunedin 9054

Phone: 03 477 0855
0800 626 745 (0800 Māori Land)

Email: info@ngaitahulaw.org.nz
www.ngaitahulaw.org.nz



1. How do I research my whakapapa?

The best place to start with whakapapa research is always with your whānau. The records held at the Māori Land Court can also be helpful but watch out for errors. You can also try your Marae, hapū and Iwi links, and general genealogy publications at your local library and websites.

2. How do I find birth/death/marriage certificates?

Contact Births, Deaths and Marriages New Zealand to obtain original copies of certificates. You will be required to provide sufficient information, such as names and dates, to complete the order form for the certificate you require.

For 'historical' death records you can run searches in Births, Deaths and Marriages' historical records - www.bdmhistoricalrecords.dia.govt.nz.

3. How do I find records of Wills or Letters of Administration for an estate?

When a person has been deceased for 10 years or more, and their estate was formally administered, their Will or Letters of Administration should be available at Archives NZ. The best way to locate archived records is by searching at: www.archway.archives.govt.nz

If a person has been deceased for 10 years or less, and their estate was formally administered, their records should be at the High Court in the region where they died.

The Māori Land Court also has a Wills index that is worth trying. Wills in this index are generally very old, and may not be located elsewhere.

If the estate was not formally administered, records are more difficult to find. The best way to confirm if someone left a Will in these circumstances is by speaking with whānau.

If the person whose Will you are trying to find had a lawyer, try to talk to them. If you are unsure whether they had a lawyer, try all lawyers in the place where they lived. You can search for lawyer contact details by name or town at www.lawsociety.org.nz in the search engine called "Find a Lawyer".

4. How can I find out where my land interests came from?

The Māori Land Court holds historic information for all Māori land interests. Records are available from any Māori Land Court office. The more information you can provide about your whakapapa the better the Court staff will be able to assist you.

Available on the internet, through the Māori Land Court, is a service called *Māori Land Online*: www.maorilandonline.govt.nz

Here you can enter a person's name to find out what interests are held in that name. When searching for your lands or those of your tipuna, try searching in the person's legal name, but also in alternate names that person was known by (including nicknames), and misspelt versions of their name. It can also be beneficial to look in a different family member's name; to compare and confirm that whānau have equal interests.

There are a number of Māori Incorporations in New Zealand that you could have interests in, and these are not recorded on Māori Land Online. The Māori Land Court can provide you with contact details for Incorporations in the area that your other lands are located. It is then necessary to contact the incorporations individually to find out if you have any interests.

5. How can I find out the value of my shares?

The most accurate form of valuation is by employing a registered valuer (though there is a high cost involved). The Māori Land Court sometimes has valuation information but this is generally out of date. To get a rough idea of value, you can obtain the rateable value from the Local Council in the area the land is located. Māori Land is generally worth around 10% less than the rateable value.

To find the rateable value, you will need the physical address or other identifying information about the land, which can sometimes be found on Māori Land Online.

To work out the value of your shares, divide the dollar value of the land by the total shares in the block, and then multiply that figure by your personal shareholding.

6. How do I find other owners/trustees?

Lists of owners and trustees can be found on Māori Land Online. If the land is being managed, the names of the trustees will appear. Sometimes the Māori Land Court has contact details for the some or all of the trustees or administrators of the land. The trustees of land blocks may also have contact details for other shareholders/owners.

We also recommend that you try using electoral rolls and the 'White Pages' to confirm owner or trustee details. Electoral rolls are available for public access at libraries. The 'White Pages' are available online, or at the library. Using both of these sources together can be helpful for confirming contact details.

Attend any meetings of owners, particularly Annual General Meetings where the majority of active shareholders are likely to attend. Share contact details with owners and trustees at hui, and ask to be put on any relevant mailing lists.

Finally, do not underestimate the power of social media networking. More and more trusts are establishing Facebook pages, and many shareholders themselves have personal pages. While not without challenges, social media is another good way to connect with other owners and trustees.

7. How do I find out if I am owed money?

This information can only be obtained from the administrators/trustees of your land. Use the methods described above to track down those trustees.

It is also worthwhile running searches for unclaimed dividends on the website of the Māori Trustee: www.tetumupaeroa.co.nz.

8. How do I locate maps and other information about my land interests?

Search on Māori Land Online for information including maps, LINZ information, memorials showing activities on the land and contact details for trustees.

Information is always being updated and added to on this website. For many blocks you can now find details such as soil quality and land improvements. For some lands you can use Google 'Street View' to get a closer look.