administered by the various branch offices will, subject to repayments and new loans granted in the interim, be as follows :—

District.	Farm.		Residential.		Total.	
	Number.	Amount.	Number.	Amount.	Number.	Amount.
		£		£		£
Auckland	4,428	4,086,425	10,977	5,587,306	15,405	9,673,731
Hamilton	4,736	6,561,466	4,083	2,839,701	8,819	9,401,167
Napier	1,479	1,754,720	3,011	1,409,865	4,490	3,164,585
New Plymouth	2,571	3,081,080	2,529	1,162,774	5,100	4,243 854
Wellington	2,376	3,047,642	12,573	8,613,658	14,949	11,661,300
Nelson	1,646	1,410,754	1,992	841,582	3,638	2,252,336
Christchurch	2,453	2,697,455	7,493	3,749,861	9,946	6,447,316
Dunedin	1,090	1,176,817	1,634	809,096	2,724	1,985,913
Invercargill	1,750	2,312,570	983	477,909	2,733	2,790,479
Total	22,529	26,128,929	45,275	25,491,752	67,804	51,620,681

ACCOUNTS, 1938–39.

The Revenue Accounts and Balance-sheet which are appended supply details of the Profit and Loss Account and assets and liabilities respectively as at the close of the financial year. Although these statements are to a large extent self-explanatory, the following comments will assist in a comparison with the figures for the previous year.

Interest due and received :—

Year ended 31st March,	Net Interest due.	Interest received.	Shortage.	Percentage of Receipts to Net Interest due.
	£	£	£	Per Cent.
1934	1,96627	1,562,707	403,420	79·48
1935	1,91311	1,711,446	202,165	89·43
1937	1,733,047	1,665,559	67,488	96·11
1938	2,404,385	2,348,385	56,000	96·67
1939	2,167,024	2,152,024	15,000	99·31

NOTES.—(*a*) The figures for the years 1933–34 and 1934–35 relate to State Advances Office loans only, the Corporation having been established on 1st August, 1935.

(*b*) The year 1936–37 was the first complete financial year of the Corporation's management, and during that period the reduction in the interest-rate was effective for a proportion of the accounts.

(*c*) In 1937–38 further accounts were adjusted to the lower rate of interest, and the interest on discharged soldiers settlement loans (representing an investment of approximately £11,000,000) was included for a full year for the first time.

(*d*) Figures under " Interest received " include both current interest and payments on account of arrears.

The progress and improvement in the percentage of interest received is satisfactory, and in the absence of any major setback in the income of mortgagors of the Corporation, who are, of course, spread over all phases of the population of the Dominion, it is hoped that the present favourable position of the Corporation's collections will be maintained.

Revenue Accounts.—The gross revenue for the year from all sources was £2,393,177, compared with £2,433,100 for 1937–38, and shows a reduction of £39,923, due principally to the reduced rate of interest now payable on a large number of existing mortgages which have been adjusted either in terms of orders under the Mortgagors and Lessees Rehabilitation Act or of section 39 of the State Advances Corporation Act. It is probable that these features will also have some further bearing on this account during the ensuing year. There is an increase of £37,133 in the interest paid on the Corporation's stock and debentures, which is accounted for by the issue of additional securities during the period. As a result of these variations in the gross receipts and payments of interest the amount available for transfer to Profit and Loss Account—viz., £819,071—is £81,227 less than the gross income for 1937–38.