

TANZANIA

Land Form 51

CERTIFICATE OF OCCUPANCY

(Issued under Section 9 of the Land Ordinance)

Date of Issue:

Title Number: 49726

Land Office Number: 168603.

Land: PLOT NO. 37/2 BLOCK 'E' MAGOGONI KIGAMBONI DAR ES SALAAM CITY.

Term: THIRTY THREE YEARS.

TITLE No. 49726

REGISTERED 13-1-2000

At 11.00 AM

Senior Asst. Registrar of Titles



THE UNITED REPUBLIC OF TANZANIA

168603.
L.O. No.....

178796.
L.D. No.....

TANZANIA STAMP DUTY ACT

Stamp Duty Shs. 100/- Paid

and Revenue Receipt No. A.1568479

of 15.3.96

Stamp Duty Officer

CERTIFICATE OF OCCUPANCY

(Section 9 of the Land Ordinance)

The 2nd
nine-hundred and ninety-nine.

day of February

100
One-thousand Shs

TITLE No. 49726

THIS IS TO CERTIFY that ALTAF SHUJAVDDIN RAJA OF P.O. BOX 5448 DAR ES-SALAAM.

(hereinafter called "the Occupier") is entitled to a Right of Occupancy (hereinafter called "the Right") in and over the Land described in the Schedule hereto (hereinafter called "the Land") as ~~joint tenants/as tenants in common~~ in equal shares for a term of thirty three years from the First day of January One thousand nine hundred and according to the true intent and meaning of the Land Ordinance and subject to the provisions thereof and to any regulations made thereunder and to any enactment in substitution therefor or amendment thereof and to the following special conditions:—

1. The Occupier having paid rent up to the thirtieth day of June, 19⁹⁶ shall thereafter pay rent of Shillings One hundred and seventy thousand (Shs. 170,000/=) a year in advance on the first day of July in every year of the term without any deduction PROVIDED that the rent may be revised by the Minister for the time being responsible for Lands (hereinafter called "the Minister") on the first day of July in each of the years 2000, 2010 and 2020 or within three years thereafter in each case.

2. The Occupier shall:—
- (i) Erect on the land buildings (hereinafter called "the buildings") in permanent materials designed for use in accordance with the conditions of the Right, and which conform to the building line (if any) decided by the Dar es Salaam City Commission
 - (ii) By the thirtieth day of June (hereinafter called "the Authority"); submit to the Authority such plans for the buildings (including block plans showing the position of the buildings) and such drawings, elevations and specifications of them as will satisfy the Authority and as are in accordance with the building condition in sub-paragraph (i) above which said plans and specifications shall be submitted in triplicate;
 - (iii) Within six months from the date of notification by the Authority of approval of the plans and specifications referred to in sub-paragraph (ii) above begin building on the land in accordance with such plans and specifications;
 - (iv) Complete the buildings according to the plans and specifications so that they are ready for use and occupation by the thirty first day of December 19⁹⁸
 - (v) At all times during the term after the thirty first day of December 19⁹⁸ have on the land buildings as approved by the Authority and maintain them in good order and repair to the satisfaction of the Commissioner for Lands (hereinafter called "the Commissioner");

TANZANIA STAMP DUTY ACT.

Stamp Duty Shs. 10,200/- Paid

on original Receipt No. A.1568479

of 15.3.96

Stamp Duty Officer

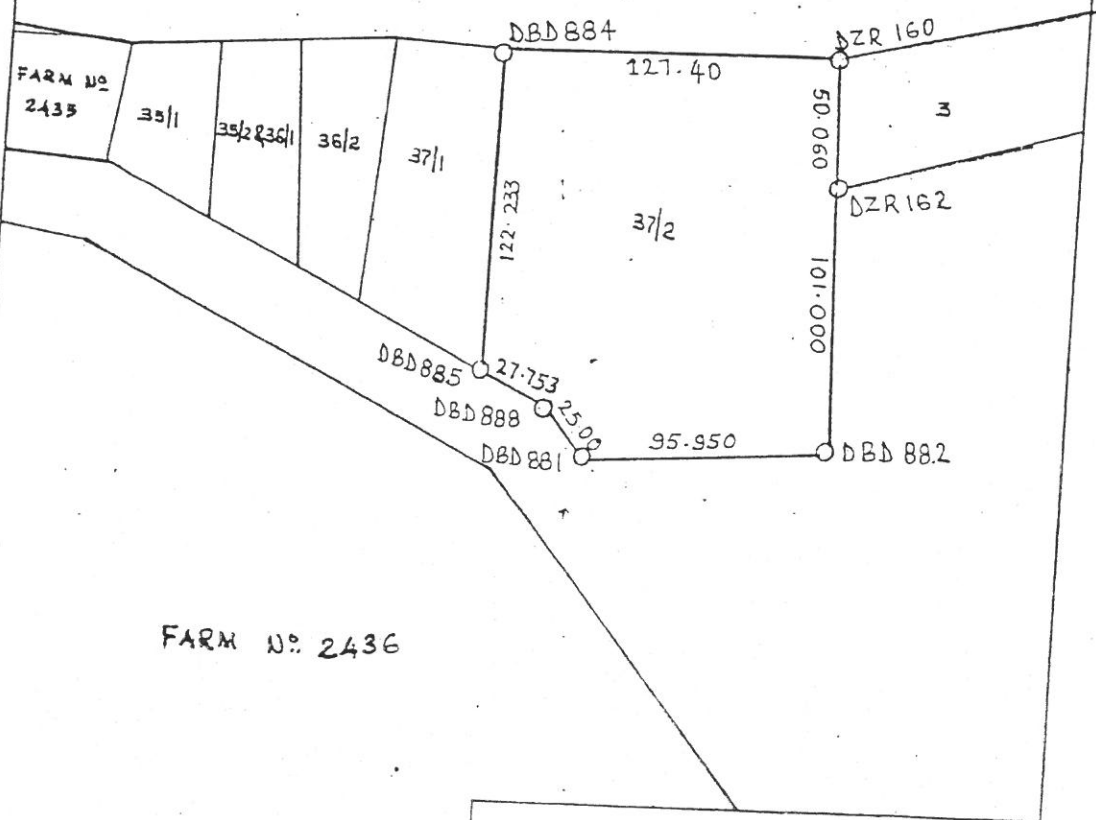
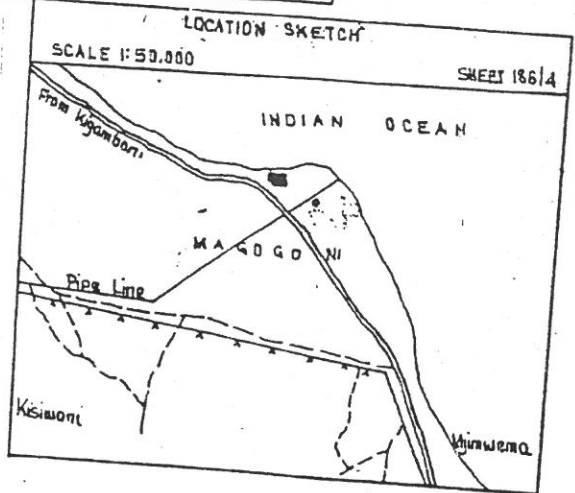
DAR ES SALAAM CITY

CITY

N



LOCATION: MAGOGONI - KIGAMBONI
 BLOCK: F
 PLOT No. 37/2
 P.O. No. 168603
 AREA: 1.854 Ha.



FARM NO. 2436

The issue of this plan implies no...

or admission of title by the Government

... prepared in accordance with Registered plan No. 29296

... for purposes of the Land Registration Act

... of Surveys and Mapping *Ajunga* Date 13/8/79

... of Land, Housing and Urban Development, Dar es Salaam

accordance with the Authority
 at the term of time at the and Mapping.
 cation of such a t and shall not
 wise dispose of written consent y the Occupier
 tions sufficient
 uiting on if he conditions.
 person othe bers of the
 tion to give or age or charge) pt in special
 ssioner on his
 ble by the
 Government
 : land of the onts, abuts or improvement roads.
 e usual and and Use
 town s

SCHEDULE
ALL that land known as Plot No. 37/2 Block 'B' Mbagoni
Kigamboni Dar es Salaam City containing One Point Eight Five
Four (1.854) Hectres

~~Square Feet~~ shown for identification only edged on the plan attached to this Certificate and defined
on the registered survey plan numbered 29296 deposited at the Office of the Commissioner
for Surveys and Mapping at Dar es Salaam.

GIVEN under my hand and seal and by Order of the Minister the day and year first
above written.

Shujauddin
COMMISSIONER FOR LANDS

G P Don

I, the within-named ALTAF SHUJAVDDINI RAJA hereby accept
the terms and conditions contained in the foregoing Certificate
of Occupancy.

SIGNED and DELIVERED by the said
ALTAF SHUJAVDDINI RAJA who is
known to me personally/~~identified~~
~~to me by~~
~~the latter being known to me~~
~~personally~~ in my presence this 5th

Altaf Raja

day of JANUARY 2000.

Witness's
Signature: P. M. MAJITHIA

Postal Address: .. P. M. MAJITHIA
..... ADVOCATE ..
P.O. BOX 155
Qualification: DAR ES SALAAM
TANZANIA

**BAND REGISTRY DAR-ES-SALAAM
TRANSFER**

Filed Document no 109938
Date of Registration 29.6.05 time 9:00 A.M.
to SUPRA LIMITED of
Box 2255 D'SALAAM
(In Cons of US\$ 160,000)

Senior Ass't Registrar of Titles

SKETCH MAP SHOWING PROJECT LOCATION

