

Land Form 23 A.

TANZANIA

THE LAND ACT 1999
(NO. 4 OF 1999)

CERTIFICATE OF OCCUPANCY

(Under Section 29)

Date of Issue:

Title Number: 62582-DLR

FK/w Land Office Number: 1087147 1087306

Land: PLOT NO. 4 BLOCK 'D' CHINANGALI II-CHAMWING DISTRICT

Term: SIXTY SIX (66) YEARS

62582 - DLR.
REGISTERED ON 9-10-20
100 P.
[Signature]
Min. Registrar of Titles

Land Form No. 22

Stamp Duty Paid 100/= *[Signature]*
920269010621923
25-09-2020
Min. Registrar of Titles

TANGANYIKA
STAMP DUTY PAID ON
32,575/2
920269010621923 25-9-20
[Signature]
Min. Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA
THE LAND ACT, 1999
(No. 4 OF 1999)

CERTIFICATE OF OCCUPANCY
(Under Section 29)

Title No. 62582-DLR
L.O. No. 1087147 1087366
CHW/LD/4487

The *09th* day of *October* Two Thousand and Twenty

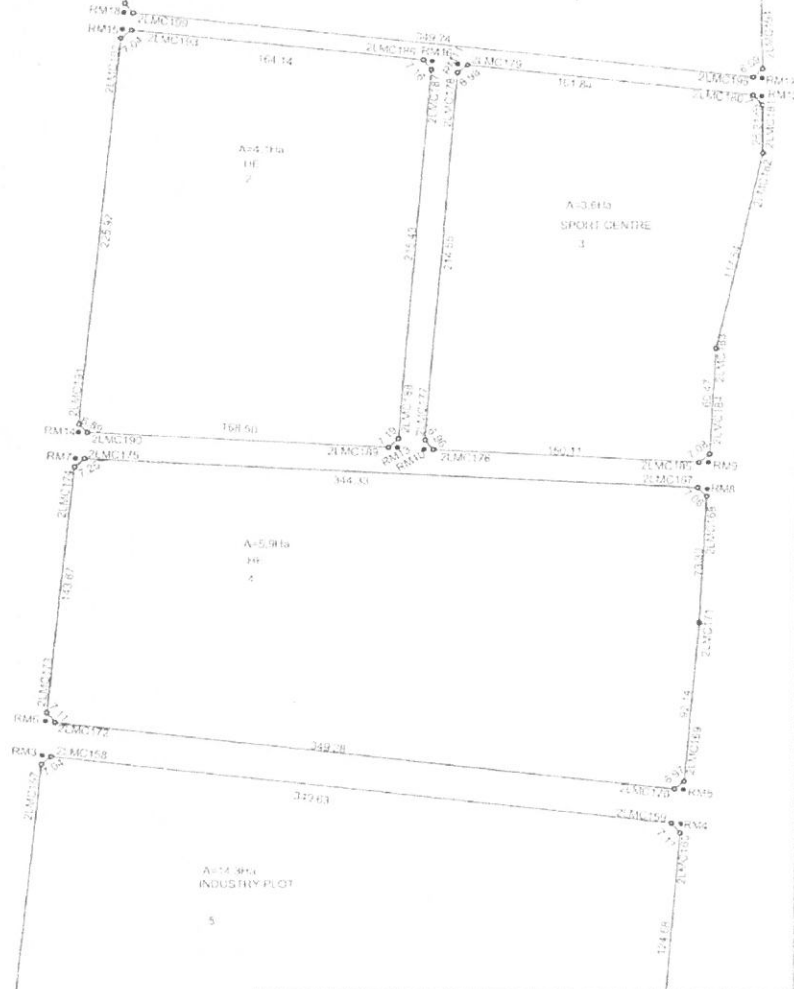
THIS IS TO CERTIFY that MEGA BEVARAGES LIMITED, a Limited Liability Company incorporated in Tanzania under the Companies Act, 2002 of P.O. Box 14134, DAR ES SALAAM (hereinafter called "the Occupiers") are entitled to the Right of Occupancy (hereinafter called "the Right") in and over the land described in the Schedule hereto (hereinafter called "the Land") for a term of **Sixty Six (66) years** from the first day of **July, Two Thousand and Twenty** according to the true intent and meaning of the Land Act 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 Occupiers having paid rent up to the thirtieth day of **June, 2021** shall thereafter pay rent of shillings **Six Hundred Forty Five Thousand Four Hundred Ninety Seven (645,497/=) shillings only** a year in advance on the first day of July in every year of the term without deduction **PROVIDED** that the rent may be revised by the Commissioner for Lands.
2. The Occupiers shall:-
 - (i) Be responsible for the protection of all beacons on the land throughout the term of the Right. Missing beacons will have to be re-established at the occupier's expenses as assessed by the Director responsible for Surveys and Mapping.
 - (ii) Do every thing possible to preserve environment and protect the soil and prevent soil erosion on the land and do all things which may be required by the authorities responsible for the environment and to achieve such objective.

CHAMWINO DISTRICT



LOCALITY : CHINANGALI II
 BLOCK : 'D'
 PLOT NO : 4
 L.O.NO : 1087147-1087400
 AREA : 5.9Ha



The Plan prepared in accordance with registered plan no 116270
 is approved for the purpose of Land Registration Act 334,
 Director of Surveys and Mapping.....Date.....6/10/2020
 Ministry of Lands, Housing & Human Settlements Development, Dodoma

The issue of this implies no guarantee
 for admission of title by the Government.

Annex I: Land Ownership

THE UNITED REPUBLIC OF TANZANIA
MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENTS DEVELOPMENT

Telephone: 026 2322185
Fax: 026 2320029
Email:
In reply please quote:
Ref. No. LR/DOM/T/



REGISTRAR OF TITLES
P. O. Box 1062,
DODOMA.

12-11-2020

TO: ALPHA DEVELOPMENTS LIMITED
P.O. Box 10150
DODOMA - DODOMA DISTRICT

TITLE No. 01572 - DLR L.O No. 1047300
PLOT No. 4 BLOCK No. D LOCATION CHIMANGALLU
CHIMANGALLU DISTRICT

I have the honor to enclose herewith duplicate of the certificate of Title Numbered as above please.

CC LANDS DEPARTMENT


EDWARD MAKORI
ASST. REGISTRAR OF TITLES