

# MINUTE SHEET

DOKEZO  
No.

DOKEZO SABILI

KUTOKA : Ag.DIF  
KWENDA: MENEJA WA KANDA YA ZIWA (TIC-MWANZA)  
TAREHE : 29/01/2021

**YAH: KUWASILISHA NYARAKA MBALIMBA ZA ARDHI KWA AJILI YA  
KUSAINIWA NA KUSAJILIWA KATIKA OFISI ZA WIZARA YA  
ARDHI MKONI MWANZA.**

Rejea kichwa cha habari kilichopo hapo juu,

Mkurugenzi Mtendaji wa Kituo cha Uwekezaji Tanzania (TIC) amesaini nakala kumi na tano (15) za rasimu ya hati miliki, nakala kumi na nne (14) za fomu za maombi ya ardhi, na nakala kumi na tano (15) za ushuhuda wa malipo kwa ajili ya viwanja vifuatavyo;

- i. Kiwanja Na. 45 & 47 Kitalu 'V' Usagara Misungwi,
- ii. Kiwanja Na. 164 Kitalu 'C' Ilemela-Mwanza,
- iii. Kiwanja Na. 46 & 48 Kitalu 'V' Usagara Misungwi,
- iv. Kiwanja Na. 166 Kitalu 'C' Ilemela Mwanza na
- v. Kiwanaj Na. 11 Nyakato Industrial Mwanza.

Hivyo, naziwasilisha kwako kwa ajili ya kuzipeleka kwa Kamishna Msaidizi wa Ardhi- Mkoa wa Mwanza kusainiwa na baadae kusajiliwa na Msajili Msaidizi wa Hati-Mkoa wa Mwanza.



J. M. Baitu  
Ag. DIF



THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENTS DEVELOPMENT

ACKNOWLEDGEMENT OF PAYMENTS

Telegraphic Address: "ARDHI"

P.O. BOX 2908,  
DODOMA.

Tel. No. 2121241-9

In reply please quote:

Ref. No: LD/LZ/74197/

Date: .....

To: TANZANIA INVESTMENT CENTER,  
P.O.BOX 938,  
DAR ES SALAAM.

RE: Receipt of Payments on Plot No 11 Block "-" Location: Nyakato Industrial Area: Mwanza City, Survey Regd. Plan No 17699 Measuring 11,964 Sqm and an Annual Land Rent of Tsh 2,691,900/= For Industrial Purpose Only

This is to notify you of the receipt of various fees you effected pertaining to Plot/Farm bearing details described above, that is;

	Shillings	ERV NO's	Date
i) Premium (if any):	44,865,000.00	92022700380012	06.12.2020
ii) Fee for Certificate of Occupancy:	50,000.00		
iii) Registration Fee:	538,380		
iv) Survey Fee:	PAID		
v) Deed Plans Fee:	20,000.00		
vi) Stamp Duty:	269,690.00		
vii) Land Rent: From 1 <sup>ST</sup> July 2020 To 31 <sup>ST</sup> June 2021	2,691,900.00		

TOTAL (IN TSHS): 48,454,970.00

Furthermore you are informed that, by virtue of these payments and within ninety days, the Commissioner for Lands or an Assistant Commissioner for Lands, shall prepare and issue you a Certificate of Occupancy according to Section 29 of the Land Act, Cap 113 (R. E:2002) (as amended). The Term and conditions of the Right of Occupancy will run with effect from the date of completion of your payments bill.

AUTHORIZED OFFICER


WE, TANZANIA INVESTMENT CENTER,

The Applicant(s) certify that the figures relating to the foretasted payments are correct.


Signature : A


Date:

22/12/2020

TITLE No. **92408**  
 19-02-2021  
 REGISTERED ON  
 01:00 P  
  
 Senior Asst. Registrar of L.D.

Land Form No. 22

TANGANYIKA STAMP DUTY ACT  
 Stamp Duty Shs. **500/=**  
 92022700380012  
 06-12-2020.  


TANGANYIKA STAMP DUTY ACT  
 Stamp Duty Shs. **264,690/=**  
 92022700380012  
 06-12-2020.  


THE UNITED REPUBLIC OF TANZANIA

THE LAND ACT, 1999  
(NO. 4 OF 1999)

CERTIFICATE OF OCCUPANCY

(Under Section 29)

Title No. **92408** MR MVI  
 L.O. No. 677103  
 L.D/LZ/74197

The **19<sup>th</sup>** day of **February**

Two Thousand and Twenty **one**

THIS IS TO CERTIFY that TANZANIA INVESTMENT CENTER of P.O. Box 938 DAR ES SALAAM, (hereinafter called "the Occupier") is 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 **Ninety nine (99)** 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 there under and to any enactment in substitution there for or amendment thereof and to the following special conditions:-

1. The Occupier having paid rent up to the thirtieth day of June, 2021, shall hereafter pay rent of shillings **two million six hundred ninety-one nine hundred (Tshs. 2,691,900/=) 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 Occupier 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 any time at the Occupier's expenses as assessed by the Director responsible for Surveys and Mapping.

# MWANZA CITY

## INSET SHOWING DETAILS OF PLOT



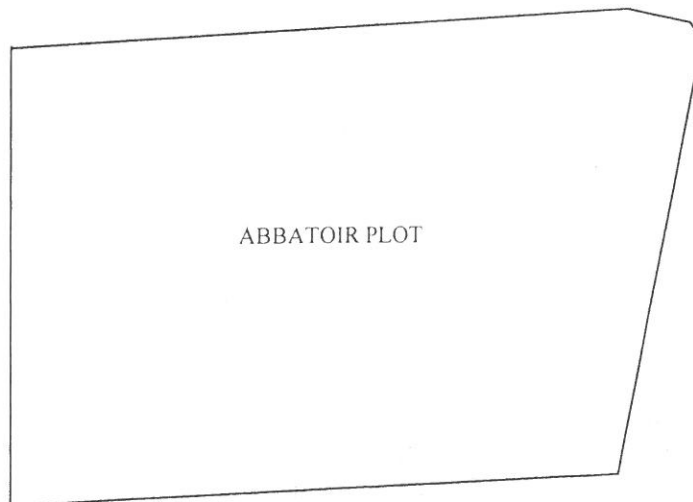
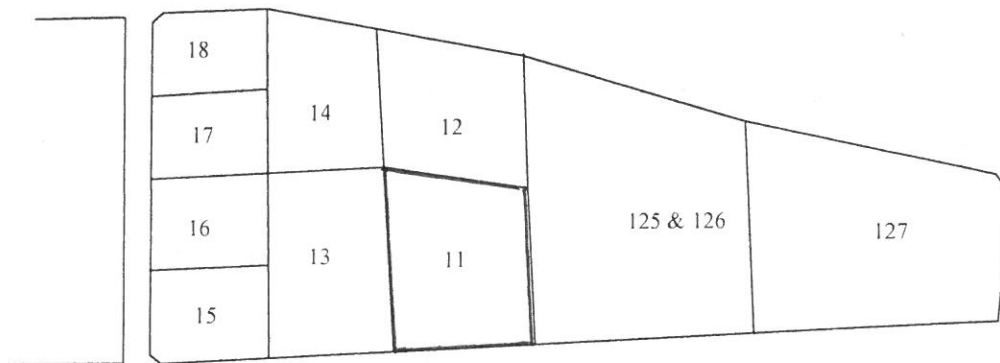
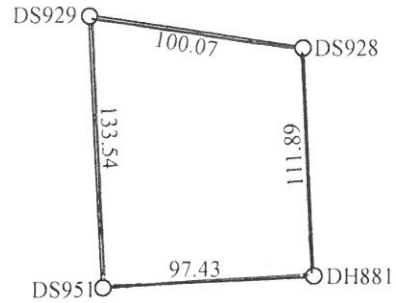
LOCALITY ..NYAKATO

BLOCK .....

PLOT No. .... 11 .....

L.O. No. .... 677103 .....

AREA .... 11,964 SQM .....



This plan prepared in accordance with Registered Plan no.17699 is approved for the purpose of the Land Registration ordinance

  
.....

For Director of Survey and Mapping.

Date ..... 27/11/2020

Survey and Mapping Division Ministry of lands  
Housing Urban Development Dar es salam

The issue of this plan implies no guarantee or Administration of titles by the government.

**SCHEDULE**

ALL that Land known as Plot No. 11 situated at Nyakato Industrial Area in Mwanza City containing eleven thousand nine hundred sixty-four (11,964/=) square meters shown for identification only edged red on the plan attached to this Certificate and defined on the registered Survey Plan Numbered 17699 deposited at the Office of the Director for Surveys and Mapping at Dar es Salaam.

Given under my hand and my official seal the day and year first above written.

*[Handwritten Signature]*  
.....  
**ASSISTANT COMMISSIONER FOR LANDS**

WE, the within named TANZANIA INVESTMENT CENTER hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SEALED with the COMMON SEAL of the said TANZANIA INVESTMENT CENTER in the presence of us this *24th* day of *December*, 2020

Witness's Name: *Maduhu Kazi*  
Signature: *[Signature]*  
Postal Address: *Box 938 DSM*  
Qualification: *Executive Director*

Witness's Name: *Godfrey Kibalo*  
Signature: *[Signature]*  
Postal Address: *Box 938 DSM*

