

In Reply please copy;  
SUMAJKT/ROOFING/09 (MD)

**THE UNITED REPUBLIC OF TANZANIA  
THE CORPORATION SOLE OF NATIONAL SERVICE  
(SUMAJKT ROOFING CO. LTD)**

Tel: 'JKT'  
Tel: No 255-2780589  
Telefax: 27800488/2780715  
Email: info@sumajkt.go.tz



The Corporation Sole of NS,  
P.O. BOX 1629,  
**DODOMA**, 03 August 2021

Executive Director,  
Tanzania Investment Centre,  
P.O. BOX 938,  
**DAR ES SALAAM**, Tanzania.

**REF: THE OFFICE PREMISESS FOR THE COMPANY**

Reference is made to the heading above.

The Company own plot no. 72 Block AB at Medeli East Dodoma-City for its own.

By this letter i would like to inform you that no payment of lease other than Government fees required by the law.

The copy of certificate of occupancy is attached for your reference.

Regards



**(E.S. Tesha)**  
Major  
Managing Director

Certified True Copy of the Original  
Sign... Date: 03/09/20  
ZACHARIA CONSTANTINE MATANYA  
Advocate, Notary  
Public & Commissioner for Oaths

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.

10-12-2020

TO: SUMA JKT ROOFING COMPANY LIMITED.  
P.O. BOX 2963  
DODOMA.

TITLE No. 64699-DUR L.O No. 1155303  
PLOT No. 72 BLOCK No. AB LOCATION MEDELI EAST  
DODOMA CITY

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


*Edward Makori*  
EDWARD MAKORI  
ASST. REGISTRAR OF TITLES

Date of Issue:  
Title Number: 64699-DUR.  
Land Office Number: 1155303  
Land: PLOT NO 72 BLOCK AB MEDELI EAST DODOMA CITY

Term: NINETY NINE (99) YEARS

TITLE No. **64699-DLR**  
 REGISTERED ON: **7-12-20**  
 AT: **1:00 P.M.**

*[Signature]*  
 Senior Asst. Registrar of Titles



Certified True Copy of the Original  
 Sign... *[Signature]* Date... **23/09/21**  
**ZACHARIA CONSTANTINE MATANYA**  
 Advocate, Notary  
 Public & Commissioner for Oaths

Land Form No. 22

Stamp Duty Shs. **100** Paid  
 and Revenue Receipt No. **920329019337279**  
 of **24-11-2020** issued  
*[Signature]*  
 Asst. Registrar of Titles

**THE UNITED REPUBLIC OF TANZANIA**

TANGANYIKA  
 STAMP DUTY PAID ON  
**117766**  
 ORIGINAL RECEIPT NO. **920329019337279** 24-11-20  
*[Signature]*  
 Asst. Registrar

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

**CERTIFICATE OF OCCUPANCY  
 (Under Section 29)**

Title No. **64699-DLR**  
 L.O. No. **1155303**  
 CCD/ L.D. **122342**

The **07<sup>th</sup>** day of **December** Two thousand and twenty.

THIS IS TO CERTIFY that **SUMAJKT ROOFING COMPANY LIMITED**, a limited Company incorporated under the Companies Act, 2002 of P. O. Box 2963, **DODOMA** (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 **October, 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 thereof or amendment thereof and to the following special conditions:-

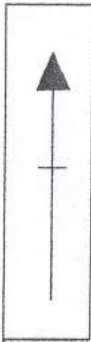
1. The Occupier having paid rent up to the thirtieth day of June, 2021; shall hereafter pay rent of **two million three hundred fifty five thousand five hundred twenty five (2,355,525/=) shillings only** a year in advance on the first day of July in each of the term without deduction PROVIDED that the 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 Occupiers' expenses as assessed by the Director responsible for Surveys and Mapping.

*[Faint stamp at the bottom of the page]*

- 1/15
- (ii) Do everything necessary to preserve the 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 environment and to achieve such objective.
  - (iii) Erect on the Land Buildings (hereinafter called 'the building') in permanent materials designed for use in accordance with the condition of the Right and which conform to the building line (if any) decided by **Dodoma City Council** (hereinafter called 'the authority').
  - (iv) Within Six Months from commencement of the rights submit to the Authority such plans for buildings (including block plans showing the position of the buildings) such as drawings, elevations and specifications of them as will satisfy the Authority and as are in accordance with the building conditions.
  - (v) Within six months from the date of notification by the Authority of approval of the plans and specifications, begin building on the land in accordance with the building conditions.
  - (vi) Complete the buildings according to the plans and specifications so that they ready for use and occupation within thirty six months from the date of commencement of the rights.
  - (vii) At all times during the term of the Right have on the land building 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')
  - (viii) Not erect or commence to erect on the land any building except in accordance with building plans and specifications which shall have been first approved by the Authority as here in before provided.
3. **USER:** The land and the buildings to be erected thereon shall be used for **Industrial** purposes only. Use Group 'N' Use classes (a) as defined in the Urban Planning (Use Group Use Classes) Regulations, in 2018.
  4. The Occupier shall not assign the Right within three years of the date hereof without the prior approval of the Commissioner.
  5. The Occupier shall deliver to the Commissioner notification of disposition in prescribed form before or at the time the disposition is carried out together with the payment of all premia, taxes and dues prescribed in connection with that disposition.
  6. The President may revoke the right for good cause and in public interest.

Certified True Copy of the Original  
Sign..... Date..... 02/09/21  
ZACHARIA CONSTANTINE MATANYA  
Advocate, Notary  
Public & Commissioner for Oaths

# DODOMA CITY



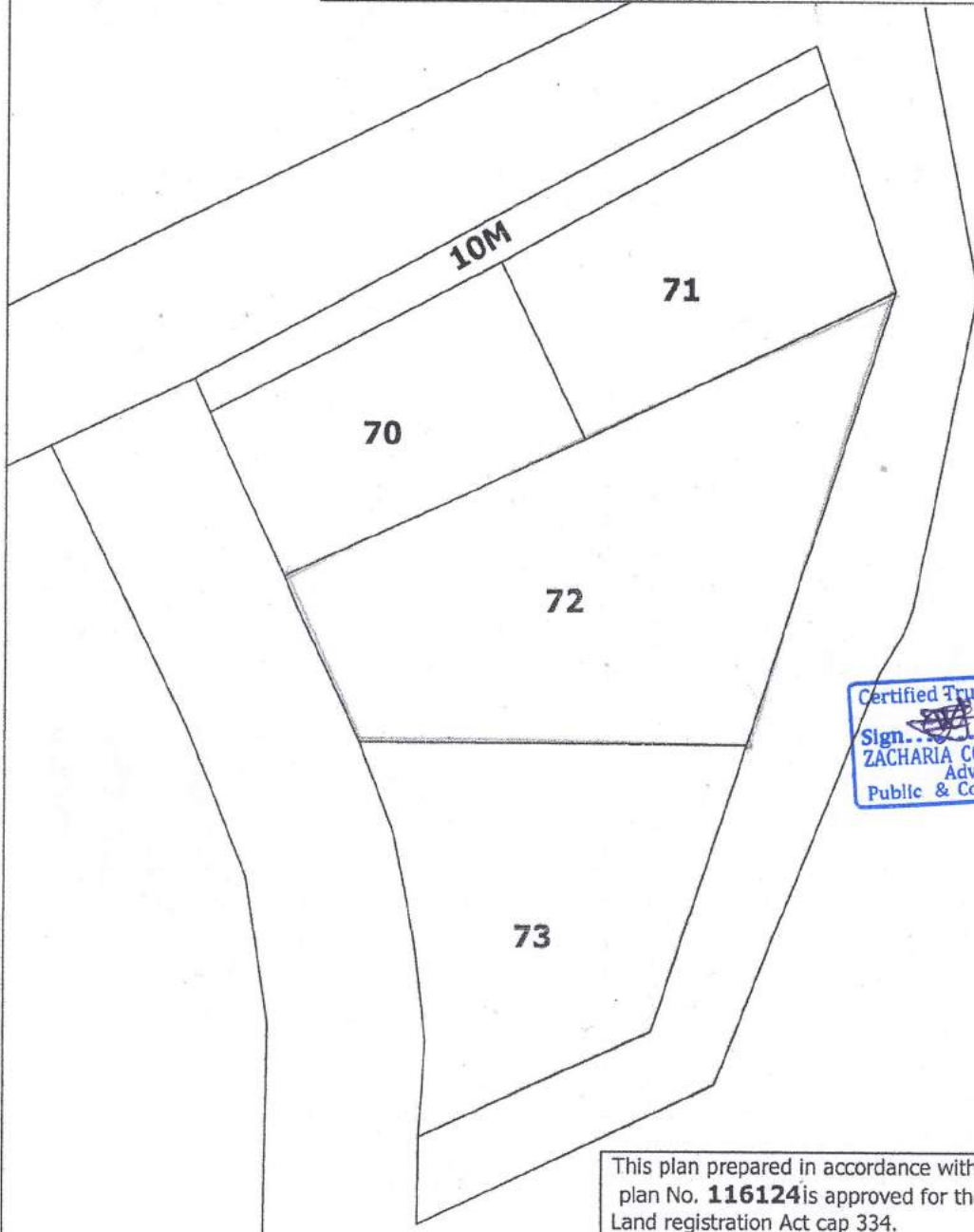
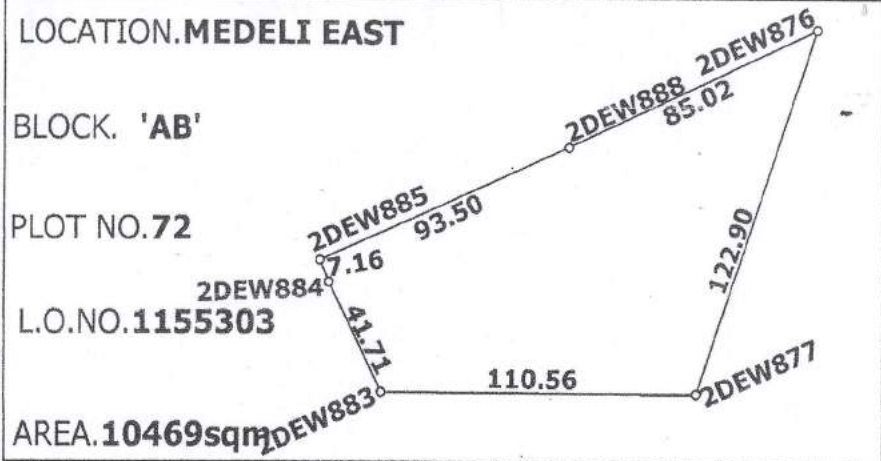
LOCATION. MEDELI EAST

BLOCK. 'AB'

PLOT NO. 72

L.O.NO. 1155303

AREA. 10469sqm



Certified True Copy of the Original  
Sign. *[Signature]* Date. 03/12/2020  
ZACHARIA CONSTANTINE MATANYA  
Advocate, Notary  
Public & Commissioner for Oaths

This plan prepared in accordance with the registered plan No. 116124 is approved for the purposes of the Land registration Act cap 334.

Director of survey and mapping .. *[Signature]*

Date. 02. 12. 2020

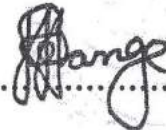
Ministry of Lands and Human Settlements Development  
Dodoma

The issue of this plan implies no guarantee or admission of title by the Government

**SCHEDULE**

ALL that Land known as Plot No 72 Block 'AB' situated at Medeli East in Dodoma City containing ten thousand four hundred sixty nine (10469) square meters shown for identification only edged red on the plan attached to this Certificate and defined on the registered Survey Plan Numbered 116124 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.



ASSISTANT COMMISSIONER FOR LANDS

I, the within named SUMAJKT ROOFING COMPANY LIMITED hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SEALED with a COMMON SEAL of )  
SUMAJKT ROOFING COMPANY LIMITED )  
and DELIVERED in the presence of us this <sup>02</sup> )  
day of December 2020. )

Name: ERASTO SEBASTIAN TETHA )

Signature: [Signature] )

Postal Address: 2963 DODOMA )

Qualification: DIRECTOR )

Name: KIJAKAZI MAHMOUD MARJEBY )

Signature: [Signature] )

Postal Address: 2963 DODOMA )

Qualification: DIRECTOR )

