

Kibaha Holdings Ltd.

P. O Box 30289 Kibaha Pwani
Reg.No. No.53221, TIN No.104-799-094
Mobile 0658075061
Email: westgategirls@gmail.com

Ref: KHL/2023/JAN/TIC/001

Date: 06 January 2023

The Executive Director,
Tanzania Investment Centre,
P. O. Box 938,

Dar es Salaam.

Dear Sir/Madam,

REF: AMENDMENTS ON THE CERTIFICATE OF INCENTIVE NO.20221653

Reference is made to the above heading,

Kibaha Holdings Ltd was awarded by Tanzania Investment Centre a Certificate of Incentive No **20221653** dated 27th January 2022

We kindly request your good office to amend the said certificate of incentive to include the following **two (2)** changes;

1. Changes of shareholdings % as per summary table below:

Shareholders	Nationality	Shareholding %
Mwaniki Ngibuini	Kenyan	59.80%
Grace Mwaniki	Kenyan	1.12%
Godlisten Minja	Tanzanian	37.95%
Ruth Minja	Tanzanian	1.12%
Total		100.00%

2. In addition to **Plot No.24** which is shown in the certificate, we need also to include **Plot No. 153, 154 and 155** which are all located at Misugusugu Kibaha-Pwani

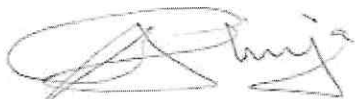
With this letter we have enclosed the following documents for your reference

(i) Copies of offer letters for **Plot No. 153, 154 and 155**

(ii) Latest BRELA search report showing the shareholdings structures

We are looking towards your immediate action

Yours truly,



Godlisten Minja
Director.



No 00196166

THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS AND HUMAN SETTLEMENTS DEVELOPMENT

The Land Act No. 4 of 1999

LETTER OF OFFER OF RIGHT OF OCCUPANCY

(Under section 27)

Telegrams: 'VIWANJA'
Telephone: 2121241-9

P. O. Box 9230.
Dar es Salaam.

Ref: No. KTC/LD/PT/1752/2
To: KIBATA HOLDINGS
LIMITED
P.O. BOX 79989
DAR ES SALAAM

Date 03/06/2009

Sir/Gentlemen/Madam,

RE: PLOT NO. 154 BLOCK AT MISUGUAGU
LOCATION: MISUGUAGU - KIBATA TOWNSHIP

AREA OF THE PLOT: 5.29 H SURVEY REG. PLAN NO. 56420

Your application for a long term Right of Occupancy (later in this letter called "the Right") over this plot has been approved. The terms and conditions of the Right are as follows:-

1. (i) Term: 33 years from 01st/APRIL/2009
- (ii) Rent: TSH. 529,000/= Per year which is revisable
- (iii) User: The land shall be used for SPECIAL RESIDENTIAL PURPOSE USE GROUP 'C' USE CLASS (A) ONLY as defined in the Town and Country Planning

(Use Classes) Regulations, 1960 as amended in 1993. Only one main building/dwelling house together with the usual and necessary outbuildings shall be built. Commercial use shall not include the sale of vehicle fuels.

- (iv) (a) Buildings to be in permanent materials
- (b) Building plans to be submitted to the KIBATA TOWN COUNCIL within six months from the commencement of the Right.
- (c) Building construction to begin within six months after approval of the plans.
- (d) Buildings to be completed within 36 months from the commencement of the Right.
- (v) Further, you must pay fees, charges etc and refund any contribution in lieu of rates which may be paid by the government.
- (vi) You shall 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 your expenses as assessed by the Director for Surveys and Mapping.

2. The following information is required by me:-

- (a) Your full name (s) in block letters. Requests to have the Certificate of Occupancy issued in the name of a person(s) other than the offeree shall not be entertained.
- (b) Name of spouse (s).
- (c) Your full residential address, giving the house number, name of street and your post office box number, telephone, fax (if any) and your business address.
- (d) Whether you wish to hold the Right individually or as joint occupiers or as occupiers in common. If it is occupancy in common, indicate the share to be taken by each of you.

3. The amount payable on acceptance of the offer is:-

Premium.....	3,000/-
Fees for Certificate of Occupancy	105,800/-
Registration Fees	-
Survey fees	6,000/-
Deed Plans fees	52,900/-
Stamp Duty on Certificate and Duplicate	132,250/-
Land Rent from 01/04/09 to 30/06/2009	132,250/-
TOTAL	299,950/-

- 4. The amount shown above should be paid to the Commissioner for Lands or Authorised officers. The original exchequer receipts so obtained should then be sent to me with the information requested above.
- 5. This offer shall remain open for a period of thirty (30) days from the date of its receipt by you. Unless payments are made and receipts are returned to me within thirty (30) days this offer shall lapse.

Yours faithfully,

COMMISSIONER FOR LANDS/AUTHORISED OFFICER

Date: 03/06/09

Copy to: The COMMISSIONER FOR LANDS Land Officer/Commissioner for Lands.

ACCEPTANCE

We KIBANA HOLDINGS LTD hereby accept

the Offer of Right of Occupancy on the terms and conditions contained HEREIN, this 3rd day of JUNE 20 09

Name (s): KIBANA HOLDINGS LTD

Signature/Seal: [Handwritten signature]



Official Stamp



No 00196165

THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS AND HUMAN SETTLEMENTS DEVELOPMENT

The Land Act No. 4 of 1999

LETTER OF OFFER OF RIGHT OF OCCUPANCY

(Under section 27)

Telegrams: 'VIWANJA'

Telephone: 2121241-9

Ref. No.

To:

P. O. Box 9230,
Dar es Salaam.

Date 03/06/2009

KIC/LD/PT/1751/2
KIBAHA HOLDINGS
LIMITED
P.O. BOX 79989
DAR ES SALAAM

Sir/Gentlemen/Madam,

RE: PLOT NO. 153 BLOCK AT MISUGUMU
LOCATION: MISUGUMU - KIBAHA TOWNSHIP

AREA OF THE PLOT: 3.43 H SURVEY REG. PLAN NO. 56420

Your application for a long term Right of Occupancy (later in this letter called "the Right") over this plot has been approved. The terms and conditions of the Right are as follows:-

1. (i) Term: 33 years from 01st/APRIL/2009
- (ii) Rent: TSH. 411,600/= Per year which is revisable
- (iii) User: The land shall be used for EDUCATION PURPOSES
USE GROUP 'K' USE CLASS (b) ONLY

as defined in the Town and Country Planning (Use Classes) Regulations, 1960 as amended in 1993. Only one main building/dwelling house together with the usual and necessary outbuildings shall be built. Commercial use shall not include the sale of vehicle fuels.

- (iv) (a) Buildings to be in permanent materials KIBAHA TOWN COUNCIL
- (b) Building plans to be submitted to the within six months from the commencement of the Right.
- (c) Building construction to begin within six months after approval of the plans.
- (d) Buildings to be completed within 3.6 months from the commencement of the Right.
- (v) Further, you must pay fees, charges etc and refund any contribution in lieu of rates which may be paid by the government.
- (vi) You shall 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 your expenses as assessed by the Director for Surveys and Mapping.

2. The following information is required by me:-

- (a) Your full name (s) in block letters. Requests to have the Certificate of Occupancy issued in the name of a person(s) other than the offeree shall not be entertained.
- (b) Name of spouse (s).
- (c) Your full residential address, giving the house number, name of street and your post office box number, telephone, fax (if any) and your business address.
- (d) Whether you wish to hold the Right individually or as joint occupiers or as occupiers in common. If it is occupancy in common, indicate the share to be taken by each of you.

3. The amount payable on acceptance of the offer is:-

Premium.....	3,000/-
Fees for Certificate of Occupancy	82,320/-
Registration Fees	
Survey fees	6,000/-
Deed Plans fees	41,160/-
Stamp Duty on Certificate and Duplicate	102,900/-
Land Rent from 01/04/09 to 30/06/09	235,380/-
TOTAL	

- 4. The amount shown above should be paid to the Commissioner for Lands or Authorised officers. The original exchequer receipts so obtained should then be sent to me with the information requested above.
- 5. This offer shall remain open for a period of thirty (30) days from the date of its receipt by you. Unless payments are made and receipts are returned to me within thirty (30) days this offer shall lapse.

Yours faithfully,

COMMISSIONER FOR LANDS/AUTHORISED OFFICER

Date: 03/06/09

Copy to: The Commissioner for Lands Land Officer/Commissioner for Lands.

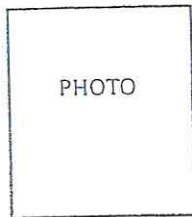
ACCEPTANCE

I/We SI KIBANA HOLDINGS LTD hereby accept

the Offer of Right of Occupancy on the terms and conditions contained HEREIN, this 3rd day of JUNE 2009

Name (s): KIBANA HOLDINGS LTD

Signature/Seal: [Handwritten Signature]



PHOTO

Official Stamp



No 00196167

THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS AND HUMAN SETTLEMENTS DEVELOPMENT

The Land Act No. 4 of 1999

LETTER OF OFFER OF RIGHT OF OCCUPANCY

(Under section 27)

Telegrams: 'VIWANJA'

Telephone: 2121241-9

P. O. Box 9230,

Dar es Salaam.

Date 03/06/2009

Ref: No.

To:

KIC/LD/PT/1753/2

KIBAHA HOLDINGS

LIMITED

P.O. BOX 79989,

DAR ES SALAAM

Sir/Gentlemen/Madam,

RE: PLOT NO.

LOCATION:

155

BLOCK

AT MISUGUNGU

MISUGUNGU-KIBAHA TOWNHIP

AREA OF THE PLOT: 1.67 Ha

SURVEY REG. PLAN NO. 56420

Your application for a long term Right of Occupancy (later in this letter called "the Right") over this plot has been approved. The terms and conditions of the Right are as follows:-

1. (i) Term: 33 years from 01ST/APRIL/2009
- (ii) Rent: TRH. 200,400/= Per year which is revisable
- (iii) User: The land shall be used for EDUCATION PURPOSES
USE GROUP 'K' USE CLASS (b)
ONLY as defined in the Town and Country Planning (Use Classes) Regulations, 1960 as amended in 1993. Only one main building/dwelling house together with the usual and necessary outbuildings shall be built. Commercial use shall not include the sale of vehicle fuels.
- (iv) (a) Buildings to be in permanent materials
(b) Building plans to be submitted to the KIBAHA TOWN COUNCIL within six months from the commencement of the Right.
(c) Building construction to begin within six months after approval of the plans.
(d) Buildings to be completed within 3.6 months from the commencement of the Right.
- (v) Further, you must pay fees, charges etc and refund any contribution in lieu of rates which may be paid by the government.
- (vi) You shall 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 your expenses as assessed by the Director for Surveys and Mapping.

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- (b) Name of spouse (s).
- (c) Your full residential address, giving the house number, name of street and your post office box number, telephone, fax (if any) and your business address.
- (d) Whether you wish to hold the Right individually or as joint occupiers or as occupiers in common. If it is occupancy in common, indicate the share to be taken by each of you.

3. The amount payable on acceptance of the offer is:-

Premium.....	3,000/=
Fees for Certificate of Occupancy	40,080/=
Registration Fees	
Survey fees	6,000/=
Deed Plans fees	20,040/=
Stamp Duty on Certificate and Duplicate	50,100/=
Land Rent from 01/04/09 to 30/06/2009	
TOTAL	119,220/=

4. The amount shown above should be paid to the Commissioner for Lands or Authorised officers. The original exchequer receipts so obtained should then be sent to me with the information requested above.

5. This offer shall remain open for a period of thirty (30) days from the date of its receipt by you. Unless payments are made and receipts are returned to me within thirty (30) days this offer shall lapse.

Yours faithfully,

COMMISSIONER FOR LANDS/AUTHORISED OFFICER

Date: 03/06/09

Copy to: The COMMISSIONER FOR LANDS Land Officer/Commissioner for Lands.

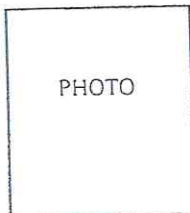
ACCEPTANCE

We KIBATA HOLDINGS LTD hereby accept

the Offer of Right of Occupancy on the terms and conditions contained HEREIN, this 3rd day of JUNE 2009

Name (s): KIBATA HOLDINGS LTD

Signature/Seal:



PHOTO

Official Stamp