


TITLE No. 24642
 REGISTERED
 01-10-2009
 8-00 A
 Pric. MMwray
 Asst. Registrar of Titles



Land Form No. 22

400/2
 24270431
 12-01-2009
 Pric. MMwray
 Asst. Registrar of Titles

ORIGINAL No. 2001/2
 Receipt No. 24270431
 12-01-09
 Pric. MMwray
 Asst. Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA

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

(Under Section 29)

Title No. 24642 LR Mwanza
 L.O. No. 258280
 LD/SENG/ 182

The 30th day of September, Two thousand and Nine.

THIS IS TO CERTIFY that **SERENGETI DISTRICT COUNCIL** of P.O. Box 176, **SERENGETI**, a **Local Government Authority** established under the **Local Government (District Authorities) Act No. 7 of 1982**, (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** years from the first day of **July, Two thousand and nine** 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:-

MPAKID

1. The Occupiers having paid rent up to the thirtieth day of June, **2010**, shall hereafter pay rent of shillings **eight hundred thousand (Tshs.800,000/=) 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 any time at the Occupier's expenses as assessed by the Director responsible for Surveys and Mapping.

- (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) Maintain 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 **Serengeti District Council** (hereinafter called "the authority");
 - (iv) At all times during the term of the Right 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");
3. **USER:** The land and the buildings erected thereon shall be maintained and the same shall be used for **Transport Terminal Facilities** purposes only. Group **P'** Use class **(c)** as defined in the Town and Country Planning (Use Classes) Regulations, 1960 **as amended in 1993.**
4. The occupiers shall not assign the right within three years of the date hereof without the prior approval of the Commissioner.
5. The Occupiers 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 or in public interest.

SCHEDULE

ALL that Land known as **Plot No.111** situated at **Burunga and Kyambahi Village Mugumu Urban Area** containing **two hundred eight eight (288.11 Ha²) Hectars** shown for identification only edged **red** on the plan attached to this Certificate and defined on the registered Survey Plan Number **50627** deposited at the Office of the Director for Surveys and Mapping at Dar es Salaam. APM/10

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



Asst **COMMISSIONER FOR LANDS**

We, the within named **SERENGETI DISTRICT COUNCIL** hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SEALED with the **COMMON SEAL** of)
SERENGETI DISTRICT COUNCIL)
AND Delivered in presence of us)
this ...day of... *September* 2009.)

Signature..... *[Signature]*

Postal Address: *P.O. Box 176 MUGUMU*

Qualification: *DISTRICT EXECUTIVE DIRECTOR*

Signature..... *[Signature]*

Postal Address: *P. O. BOX 176 MUGUMU*

Qualification: *COUNCIL SOLICITOR.*

JAMHURI YA MUUNGANO WA TANZANIA
WIZARA YA ARDHI, NYUMBA NA MAENDELEO YA MAKAZI

Anwani ya Simu "ARDHI
Simu: 022 2121241- 9
Makao Makuu)



Ofisi ya Msajili wa Hati
Kanda ya Ziwa
S.L.P 1101
Mwanza

Simu 028 2502012 (Mwanza)

Unapojibu tafadhali taja:

Kumb. Na. LR/MZ/T. 124642/3

01, October, 2009

Ndugu: SERENGETI DISTRICT
COUNCIL of P.O.
Box 176
SERENGETI

Ndugu,

Yah: SHERIA YA USAJILI WA ARDHI (SURA 334)
HATI NA. 24642 L.O. NA. 258280
KIWANJA NA. 111 KIFALU BUBUNGA
AND KYAMBATI VILAGE MUGUMU WAGUMU

Hati yako ya Kumiliki Ardhi iko tayari. Tafadhali fika ofisini kwetu jengo lililokuwa Benki ya Nyumba au walipohama TRA, ghorofa ya chini upande wa nyuma ili ukabidhiwe hati yako. Fika na barua hii kwa uthibitisho.

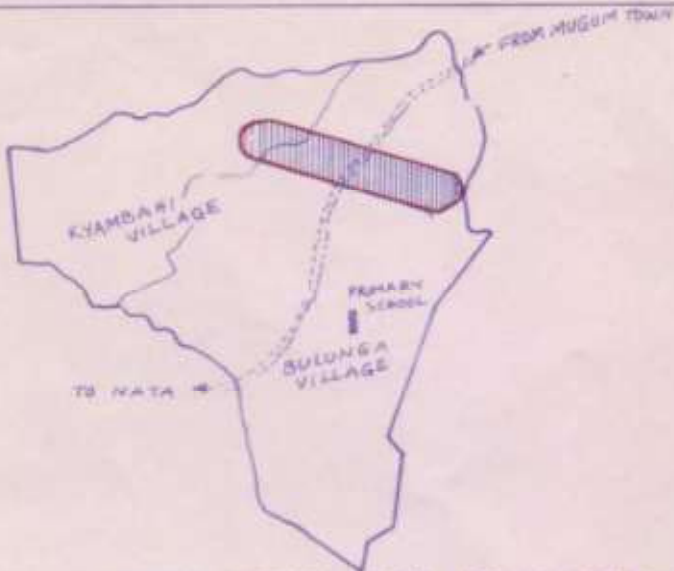
Wako ndugu,
Mtumishi mtiifu,

Kny: MSAJILI WA HATI
MSAIDIZI MKUU
MWANZA

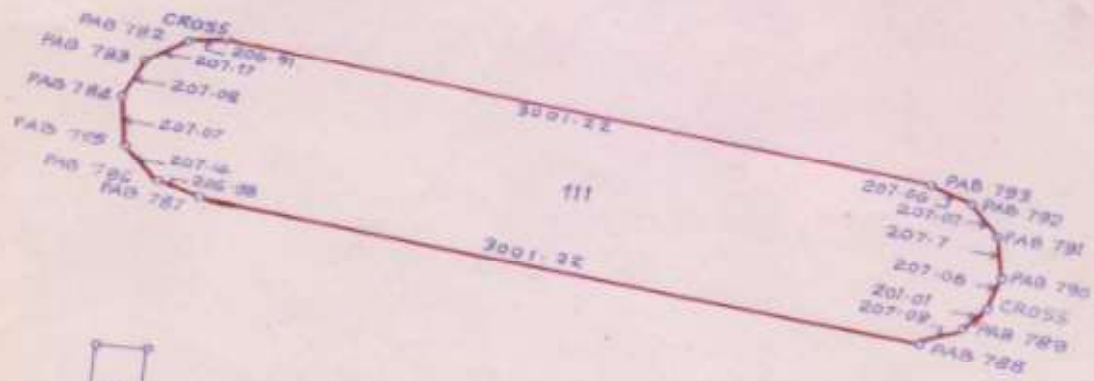
Nakala kwa: Kamishna Msaidizi Kanda,
S.L.P.
MWANZA.

Afisa Ardhi
S.L.P.....
.....

MUGUMU URBAN AREA



LOCATION SKETCH SCALE 1:50,000 STD SHEET No 24/II
AIR PORT IS 4 KMS FROM MUGUMU URBAN AREA



Location BURUNGA VILLAGE

Block _____

Plot No III

L.O. No 258280

Area 288.11 Ha.

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

This plan, prepared in accordance with registered plan No 50627 is approved for the purposes of the Land Registration ordinance 1962 for Director of Survey and Mapping. Date 1/1/62.
Ministry of Lands and Human Settlements
Development Dar es Salaam.