

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

Telegrams: LANDS
Telephone: 2121241-9
In reply please quote:
Ref. No. LR/T 891



LAND REGISTRY,
P.O Box 1191,
Dar es salaam.
Date: 18 Dec, 2020

LOTH OIL COMPANY LIMITED
P.O Box BOX 14134
ARUSHA
Sir/Gentlemen/Madam,

RE: TITLE NO: 891 LAND OFFICE NO: 316324
PLOT NO. 32 BLOCK E AT TERRAT

I have the honour to enclose herewith duplicate of the Certificate of Title Numbered as above please.


REGISTRAR OF TITLES

Copy to: Commissioner for Lands
Your LD File No: ARD/17047 refers

CERTIFICATE OF OCCUPANCY

(Under Section 29)

Date of Issue:

Title Number: 891

Land Office Number: 316324.

Land: PLOT NO32 BLOCK 'E' TERRAT, ARUSHA CITY.

COMMISSIONER OF LANDS
Telephone: 211 2111
For fully pleated copies
Ref. No. LR 18/20



LAND REGISTRY
PO BOX 119
DURRESS ROAD
DUBLIN 18, IRELAND

LOT 101 COMPANY LIMITED
PO BOX 119
ARISHA
Sir Gentleman Madam

RE: TITLE NO. 891 LAND OFFICE NO. 316324
PLOT NO. 32 BLOCK 'B' TERRACE

It is the honor to enclose herewith duplicate of the Certificate of Title Numbered as above
please

[Signature]
REGISTRAR OF TITLES

Copy to Commissioner for Lands
MCD/11/16 No. ARD/11/16/11/16

CERTIFICATE OF OCCUPANCY

(Under Section 29)

Date of Issue:

Title Number: 891

Land Office Number: 316324.

Land: PLOT NO. 32 BLOCK 'B' TERRACE, ARISHA CITY.

Certified True Copy of the Original
YUSTAWINNIE VITALIS MTUI
ALTERNATE NOTARY PUBLIC &
YUMBIU LINDER FOR OATHS
DATE: 29/05/2022 SIGNATURE: *[Signature]*



REPUBLIC OF KENYA
MINISTRY OF LANDS AND PHYSICAL PLANNING

REGISTRATION DEPARTMENT
REGISTRAR GENERAL

REGISTRATION DEPARTMENT
REGISTRAR GENERAL
REGISTRAR OF TITLES

REGISTRATION DEPARTMENT
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REGISTRAR OF TITLES

REGISTRATION DEPARTMENT
REGISTRAR GENERAL

CERTIFICATE OF OCCUPANCY

(Under Section 29)

:

Date of Issue:
Title Number: 891
Land Office Number: 316324.
Land: PLOT NO 32 BLOCK 'E' TITHE CO., ARUSHA CITY.

Certified True Copy of the Original
YUSTAWINNIE VITALIS MTUI
ALTERNATE NOTARY PUBLIC
COMMISSIONED FOR GATHINJI
29/05/2022

10. The applicant shall be responsible for the construction and protection of all
necessary services on the land and for the maintenance of the same. The applicant shall
be responsible for the construction and maintenance of the following:

10.1. Buildings, permanent structures, fences, roads, drainage, water supply,
water and sewerage, electricity, telecommunication, and other services
required by the **Arusha City Council** hereinafter called **the Authority**.

11. Subject to the provisions of the regulations, the applicant shall be responsible for
the maintenance of the **Right**.

12. The applicant shall be responsible for the maintenance of the land and for the
maintenance of the **Right**.

13. The applicant shall be responsible for the maintenance of the **Right**.

USER: The land shall be used for **Petro Station purposes**. Use Group "U" use as
defined in the laws and authority of the government of Tanzania.

The applicant shall be responsible for the maintenance of the land and for the
maintenance of the **Right**.

The applicant shall be responsible for the maintenance of the land and for the
maintenance of the **Right**.

The applicant shall be responsible for the maintenance of the land and for the
maintenance of the **Right**.

Certified True Copy of the Original
YUSTAWINNE VITALIS MUIJI
ATTORNEY AT LAW
16 MUMBAJI ROAD
27/12/2022

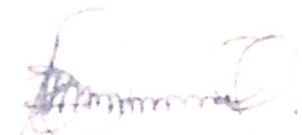
ARUSHA CITY



SCHEDULE

All that Land known as Plot No. 32 Block 'F' situated at Ferrat in Arusha City containing Five thousand one hundred forty six (5146) square metres shown for identification only edged red on the plan attached to this Certificate and defined on the registered survey plan numbered 111902 deposited in 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.


Asst. COMMISSIONER FOR LANDS


WE, the within named **LOTI OIL COMPANY LIMITED** hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SEALED with the COMMON SEAL of the said
LOTI OIL COMPANY LIMITED
and DELIVERED in our presence of us this
_____ day of _____ 2020

Witness

Name: _____
Signature: _____
Postal Address: _____
Qualification: _____

Name: _____
Signature: _____
Postal Address: _____
Qualification: _____

Certified True Copy of the Original
YUSTAWINNIE VITALIS MTUI
ADVOCATE, NOTARY PUBLIC &
COMMISSIONER FOR LANDS
DATE: 27/07/2022 SIGNATURE: 


- (iii) 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.
- (iv) Erect on land 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 **Arusha City Council** hereinafter called "**the Authority**".
- (v) Submit to the Authority building plans within Six months from the date of commencement of the **Right**.
- (vi) Begin building construction within six months after the approval of the building plans by the Authority.
- (vii) Complete the building construction within Thirty Six months from the date of commencement of the **Right**.

USER: The land shall be used for **Petro Station purposes. Use Group 'F'** use class (a) as defined in the Town and Country Planning (Use Classes) Regulations, 2018.

The Occupier shall not assign the Right within three years of the date hereof without the prior approval of the Commissioner.

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 premier, taxes and dues prescribed in connection with that disposition.

The President may revoke the right for good cause and in public interest.

Certified True Copy of the Original
YUSTAWINNIE VITALIS MTUI
ADVOCATE, NOTARY PUBLIC &
COMMISSIONER FOR OATHS
DATE 24/05/2022 SIGNATURE 

891
16.12.2020
9:00 A
A. M.

28,000/-
Land Form No. 22
420226003572050
13.8.2020
A. M.

100/-
920226003572050
13.8.2020
A. M.

THE UNITED REPUBLIC OF TANZANIA

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

CERTIFICATE OF OCCUPANCY
(Under Section 29)

Title No. 891
L.O. No. 316324
ARD 17047

The th 11 day of December 2020

THIS IS TO CERTIFY that LOT OIL COMPANY LIMITED a Limited Company incorporated under the Companies Act, 2002 OF P.O. BOX 14134 ARUSHA (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 SIX SIX years from the First day of July, Two thousand 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 conditions:-

- (i) The Occupiers having paid rent up to the thirtieth day of June, 2021 shall thereafter pay rent of Shillings Five hundred fourteen thousand six hundred (Shs. 514,600/-) 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 Land
- (ii) The Occupiers shall:
 - (a) 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.

Certified True Copy of the Original
YUSTAWINNIE VITALIS MTUI
ADVOCATE, NOTARY PUBLIC &
COMMISSIONER FOR OATHS
DATE 21/05/2022 SIGNATURE [Signature]



Jamhuri ya Muungano wa Tanzania

United Republic Of Tanzania

Ministry of Lands, Housing and Human Settlements Development

Exchequer Receipt

Stakabadhi ya Malipo ya Serikali

Receipt Number : 923223195606157

Received From : LOTI OIL COMPANY LIMITED

Amount : 1683050 TZS

Amount In Words : one million six hundred eighty three thousand fifty

In Respect Of : Rent Fee

Bill Reference : 5733195

Payment Control Number : 991178173202

Payment Date : 2023-08-11 20:10:12

Issued By : GePG App

Date Issued : 2023-10-25

Signature

Government Payment Gateway © 2017 All Rights Reserved (GePG)