

**SCHEDULE**

**ALL that Land known as Plot No. 23 Block 'L' situated at Mbwawa Area in Kibaha Township containing Twelve thousand thirty five (12,035) square metre shown for identification only edged Red on the plan attached to this Certificate and defined on the registered Survey Plan Numbered 139363 deposited at the Office of the Director for Surveys and Mapping at Dodoma.**

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

**ASSISTANT COMMISSIONER FOR LANDS**

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** )  
and **DELIVERED** in the presence of us )  
this.....day of....., 2024. )  
Name ..... )  
Signature..... )  
Postal Address..... )  
..... )  
Qualification..... )  
Name ..... )  
Signature..... )  
Postal Address..... )  
..... )  
Qualification..... )



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

Telegraphic Address: "ARDHI"

Tel. No. 2121241-9  
In reply please quote:



P.O. Box 9230  
DAR ESSALAAM.

Ref. No: LD/PW/23859

Date: 23/09/2023

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

**RE: RECEIPT OF PAYMENTS ON PLOT NO 23 BLOCK 'L' SURVEY**  
**REG. PLAN No. 139363 MEASURING 12,035 LOCATED AT MBWAWA IN**  
**KIBAHA TOWNSHIP AREA**

1. This is to notify you that, the fees described below are payments pertaining the allocation of land described above.

S/No	CONTENT	SHILLINGS	RECEIPT NO.	DATE
(i)	Premium	165,481.00	924264278003350	20/09/2024
(ii)	Cost of Acquisition	-	-	-
(iii)	Fee for Certificate of Occupancy:	25,000.00	924264278003350	20/09/2024
(iv)	Registration Fee:	46,936.50	924264278003350	20/09/2024
(v)	Application Fee:	5,000.00	924264278003350	20/09/2024
(vi)	Deed plans Fee:	-	-	-
(vii)	Stamp Duty:	23,908.25	924264278003350	20/09/2024
(viii)	Land Rent: from 01/7/2024 to 30/06/2025	469,365.00	924264278003350	20/09/2024
	<b>TOTAL</b>	<b>735,690.75</b>		

2. TERM : 99 years from 01/07/2024 ANNUAL LAND RENT: Tshs. 469,365.00

3. USER: land shall be used for Lighty Industry. Use Group 'M' Use Class (a)-(f) as defined in the Urban planning (use groups and classes) Regulation, 2018.

4. 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.

**COMMISSIONER FOR LANDS/AUTHORIZED OFFICER**

We/I ..... (The Applicant(s))  
certify that the figures relating to the foretasted payments are current.

Signature(s): .....  
Signature(s): .....

Date.....  
Date.....



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MOBILE SCANNER

- (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) Make sure building is in permanent materials.
  - (iv) Make sure building plans are submitted to the **Kibaha Township** within six months from the commencement of the Right.
  - (v) Make sure building construction begin within six months after approval of the plans.
  - (vi) Make sure building is completed within thirty six months from the day of commencement of the Right.
3. **The Occupier shall further**
- (i) Make and maintain of the land throughout the term adequate arrangements for water supply, drainage and disposal of trade refuse and effluent to the satisfaction of the Authority.
  - (ii) Make and keep all the buildings on the land rat-proof and carry out such measures as the Medical Officer of Health for the Authority may require for this purpose.
  - (iii) Provide and maintain on the land such ablution facilities and take and maintain such hygienic measures as may be required by the said Medical Officer of Health.
  - (iv) Fence the land with good quality fencing, car parking spaces shall be provide as required by the Authority. Loading unloading facilities shall be provided within the boundaries of the land.
4. **USER: The land shall be used for Light Industry purposes only. Use Group 'M' Use class (a)-(f) as defined in the Urban Planning (Use groups and Use Classes), Regulations 2018.**
5. **The Occupier shall not assign the Right within three years of the date hereof without the prior approval of the Commissioner.**
6. **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.**
7. **The President may revoke the right for good cause and or public interest.**



- (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) Make sure building is in permanent materials.
  - (iv) Make sure building plans are submitted to the **Kibaha Township** within six months from the commencement of the Right.
  - (v) Make sure building construction begin within six months after approval of the plans.
  - (vi) Make sure building is completed within thirty six months from the day of commencement of the Right.
3. **The Occupier shall further**
- (i) Make and maintain of the land throughout the term adequate arrangements for water supply, drainage and disposal of trade refuse and effluent to the satisfaction of the Authority.
  - (ii) Make and keep all the buildings on the land rat-proof and carry out such measures as the Medical Officer of Health for the Authority may require for this purpose.
  - (iii) Provide and maintain on the land such ablution facilities and take and maintain such hygienic measures as may be required by the said Medical Officer of Health.
  - (iv) Fence the land with good quality fencing, car parking spaces shall be provide as required by the Authority. Loading unloading facilities shall be provided within the boundaries of the land.
4. **USER: The land shall be used for Light Industry purposes only. Use Group 'M' Use class (a)-(f) as defined in the Urban Planning (Use groups and Use Classes), Regulations 2018.**
5. **The Occupier shall not assign the Right within three years of the date hereof without the prior approval of the Commissioner.**
6. **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.**
7. **The President may revoke the right for good cause and or public interest.**

**SCHEDULE**

**ALL that Land known as Plot No. 22 Block 'L' situated at Mbwawa Area in Kibaha Township containing Eight thousand fifty seven (8,057) square metre shown for identification only edged Red on the plan attached to this Certificate and defined on the registered Survey Plan Numbered 139363 deposited at the Office of the Director for Surveys and Mapping at Dodoma.**

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

**ASSISTANT COMMISSIONER FOR LANDS**

**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** )  
**and DELIVERED in the presence of us** )  
**this.....day of....., 2024.** )  
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Name ..... )  
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Signature..... )  
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**THE UNITED REPUBLIC OF TANZANIA**  
**MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENTS DEVELOPMENT**  
**ACKNOWLEDGEMENT OF PAYMENTS**

Telegraphic Address: "ARDHI"

Tel. No. 2121241-9  
In reply please quote:



P.O. Box 9230  
DAR ESSALAAM.

Ref. No: LD/PW/23858

Date: 20/09/2024

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

**RE: RECEIPT OF PAYMENTS ON PLOT NO 22 BLOCK L SURVEY REG.**  
**PLAN No. 139363 MEASURING 8,057 LOCATED AT MBWAWA IN**  
**KIBAHA TOWNSHIP AREA**

1. This is to notify you that, the fees described below are payments pertaining the allocation of land described above.

S/No	CONTENT	SHILLINGS	RECEIPT NO.	DATE
(i)	Premium	110,784.00	924264278050177	20/09/2024
(ii)	Cost of Acquisition	-	-	-
(iii)	Fee for Certificate of Occupancy:	25,000.00	924264278050177	20/09/2024
(iv)	Registration Fee:	31,422.30	924264278050177	20/09/2024
(v)	Application Fee:	5,000.00	924264278050177	20/09/2024
(vi)	Deed plans Fee:	-	-	-
(vii)	Stamp Duty:	16,151.15	924264278050177	20/09/2024
(viii)	Land Rent: from 01/7/2024 to 30/06/2025	314,223.00	924264278050177	20/09/2024
	<b>TOTAL</b>	<b>502,580.45</b>		

2. TERM : 99 years from 01/07/2024 ANNUAL LAND RENT: Tshs. 314,223.00

3. USER: land shall be used for Light Industry only. Use Group 'M' Use Class (a)-(f) as defined in the Urban planning (use groups and classes) Regulation, 2018.

4. 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.

**COMMISSIONER FOR LANDS/AUTHORIZED OFFICER**

We/I ..... (The Applicant(s))  
certify that the figures relating to the foretasted payments are current.

Signature(s): .....

Date.....

Signature(s): .....

Date.....

