

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 67394



LAND REGISTRY,  
P.O Box 1191,  
Dar es salaam.  
Date: 30 Nov, 2022

FELIX GAMALIELI NGOMUO MOSHA  
P.O Box 23381  
DAR ES SALAAM  
Sir/Gentlemen/Madam,

RE: TITLE NO: 67394 LAND OFFICE NO: 639778  
PLOT NO. 342/1/4 BLOCK - AT NGARENAIROBI

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

*ASS* REGISTRAR OF TITLES

*Asst. Registrar of Titles  
Ministry of Lands, Housing  
Settlements Development  
P. O. Box 120  
MOSHI*

Copy to: Commissioner for Lands

Your LD File No: LD/SCD/342/1/4/NGARE refers

Date of Issue:

Title Number: 67394 LAND REGISTRY - MOSHI

Land Office Number: 639778

Land: FARM NO 342|1|4 NGARENAIROBI SIHA DISTRICT .

Term:

NINETY NINE (99) YEARS .

TITLE No. 67394

REGISTERED ON

25-11-2022

at 11:00 AM

*[Signature]*

Asst. Registrar of Titles



Land Form No. 22

Stamp Duty Shs. 152/- Paid

on Original Revenue Receipt No. 922413160873 11-10-2022

*[Signature]*

Asst. Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA

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

CERTIFICATE OF OCCUPANCY  
(Under Section 29)

Stamp Duty Shs. 7,300/- Paid

and Revenue Receipt No. 922413160873

of 11-10-2022 Issued.

*[Signature]*

Asst. Registrar of Titles

Title No. 67394

L.O. No. 639778

LD/SDC/342/1/4/NGARE

LAND REGISTRY, MOSHA

The 7<sup>th</sup> day of Nov. Two Thousand and Twenty Two.

THIS IS TO CERTIFY that FELIX GAMALIELI NGOMUO MOSHA of P.O. Box 23381, DAR ES SALAAM (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** years from the first day of **October, Two Thousand and Twenty Two** 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:-

1. The Occupier having paid rent up to the thirtieth day of **June, 2022**; shall thereafter pay rent of shillings **One Hundred Fifty Thousands (Tshs. 150,000/=) 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 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 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 **Sihla 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**")
  - (v) Not erect or commence to erect on the land buildings except in accordance with building plans and specifications which shall have been first approved by the Authority.
  - (vi) Plant several trees to preserve environment.
3. **USER:** The land and existing building there on land shall be maintained and shall be used for **Plant and animal husbandry only**, Use Group '**R**' Use classes (a),(b) and (c), as defined in the Urban Planning (Use Groups and Use Classes) Regulations 2018 Government Notice No.91 published on 9/3/2018
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.



## Schedule

All that Land known as Farm No **342/1/4** situated at **Ngarenairobi** in **Siha District** Containing **One Hundred Fifty (150) acres** shown for identification only edge red on the plan attached to this Certificate and defined on the registered survey Plan number **166481** deposited at the office of the Director of Survey 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 **FELIX GAMALIELI NGOMUO MOSHA** hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SIGNED and DELIVERED by the said

**FELIX GAMALIELI NGOMUO MOSHA** who is known to me

Personally/ identified to me by

the latter being known to me personally in my presence

this 17<sup>th</sup> day of OCTOBER 2022

Witness's

Signature

Principals  
Postal addresses P.O. BOX 129 - SANYA JUM-SIHA

Qualification PRINCIPAL LAND OFFICER I

LAND REGISTRY, MOSHI  
TRANSFER

Filed Document No. 56945

Date of registration 17-05-2023 Time 10:00 AM

To HARSHO MILLING COMPANY  
LIMITED of P.O. BOX 810, MOSHI  
(Cons. Tchs. 600,000,000/-)



Asst Registrar of Titles

