



No 00004322

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: 'Mashamba'
 Telephone: 2121241-9

Box 9230,
 Dar es Salaam

Date 12-11-2007

Ref: D/MK/1175/3/JBM
 To: M/S. NCT INTERNATIONAL
 P.O. BOX 78789
 DAR-ES-SALAAM

Re: Farm No: 3461
 Location: MIVULE/MWANAMBAYA
 Area of the Farm: 8.6 ACRES

Your application for a Long Term Right of Occupancy (Letter in this letter called "the Right") over this farm has been approved. The terms and conditions of the Right are as follows:-

1. (i) Term 33 Years from 1-10-2007
- (ii) Rent 1720/- a year revisable after every ten years.
- (iii) User: The land shall be used for farming and/or livestock keeping.
 Use Group 'R' Use Class (C) as defined in the Town & Country Planning (Use Classes) Regulation 1960 as amended in 1993.
- (iv) You must pay fees, charges etc. and refund any contribution in lieu of rates which may be paid by the government.
- (v) 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 of Surveys and Mapping.

2. The following information is required by me:-

- (d) Your full name(s) in block letters. Requests to have the Certificate of Occupancy issued in the name of a person other than the offeree shall not be entertained.

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

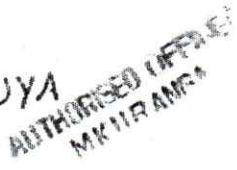
1. The amount payable on acceptance of the offer is:-

Premium	.....	2000.00
Fees for Certificate of Occupancy:	.....	344.00
Registration fees:	.....	6000.00
Survey fees:	.....	200.00
Deed Plans fees:	.....	1290.00
Stamp Duty on certificate & duplicate:	.....
Land Rent from 1-10-2007 to 30-6-2008	.....
TOTAL		9834.00

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

5. This offer shall lapse unless payments are made and receipts are returned to me within thirty (30) days from the date of its receipt by you.

Yours faithfully,
 Name: JANE BALTAZAR MABUYA
 Signature: *Jbny*



COMMISSIONER FOR LANDS/AUTHORIZED OFFICER

Date: 18th November, 2007

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

6. ACCEPTANCE

I/we *CHENZHEN (Catherine)* hereby accept the offer or right of occupancy on the terms and conditions contained therein, this *12th* day of *12th NOV.* 2007.
 Name(s) *CHENZHEN (Catherine)*
 Signature/Seal *Chenzhen (Catherine)*

Official Stamp

