

FAL MASHAURI YA (W) BAGAMOYO.

OFISI YA MWIKITI WA KIJISI
CHA KIDOMOHE

S. L P. 59 BAGAMOYO.

11. 2022.

KAMPUNI YA

XANTECA UGOBALLID

AFISA MTE
KIJISI CH.
BAG



UTAMBULISHO WA NDU. KITAMU JUMA
RASHID KUWA NI MKAZI WA KIJISI CHA
CHA KIDOMOHE KITONHOJI CHA USIWA
AMBAYE NI MMILIKI WA SHAMBA LENYE
UKUBWA WA EKA. ISHIRINI (20)

Rejia sana tajira hapo jum. ofisi yangu inpenda
kumtambulisha mungu mtajira hapo jum kuwa
ni mmiliki haki wa shamba hilo, kumtambulisha
na kuwa na ulukwaji huu. huyo basi kuwa
utambulisha huu. inpenda atambulishiwe

Asante

wako Mwikiti wa Kijiji che Kidomohe

MURADO S. SONYE

AFISA MTENDAJI KIJISI
KIJISI CHA KIDOMOHE
BAGAMOYO

FALMATAURI YA (W) BAHAMOYO.

OFISI YA MW/KITI WA
KIJISI CHA KIDOMOLE

S - L P. 59, BAHAMOYO.

25

11

2022

KAMPUNI YA
XANTICA ULOBAN
LTD



KAH

UTAMBULISHO WANU.
JUMA KUBINDU KAENI KUWA NI
MKAZI WA KIJISI CHA KIDOMOLE, KITONHOJI
CHA USIWA AMBAYE NI MMLIKI WA
SHAMBA LAKE LENYE UKUBWA WA -
EKA ISHIRINI (20).

Rejia somatajwa hepo jum. ofisi' yangu. -
Inapenda kumtambulisha ndugu mtajwa -
hepo jum kuna m' mmliki halali wa -
shamba hilo linalokatajiwa kuna m' ukubwa
huo, hivyo basi' kwa utambulisho huu. napenda -
atambulwe.

~~Asante~~

kwa mmliki wa kijiji cha Kidomole

~~Asante~~

MURITHO S. SOMB.

AFISA MTENDAJI KIJISI
KIJISI CHA KIDOMOLE
BAGAMOYO

TAN MASTAURI KA (W) BAGAMOYO.
OFISI KA MWIKIJI WA KIJISI
CHA KIDOMOKE
S. P. 59, BAGAMOYO.

2022.

KAMPUNI YA
XANTICA GLOBAL LTD



YAH

UTAMBUKISHO WA NDH. DANIEL MABUJU
CHAUKA KUWA NI MKAZI WA KIJISI CHA
KIDOMOKE, KITONHUSI CHA USIWA AMBAKE
NI MMWIKIJI WA SHAMBA LENYE UKUBWA
WA EKA. ISHRINI 20.

Rejea some tajiri hepogju. ofisi yangu.
Inpenda kutambukisho ndugu mtajiri
hepogju lina m' mmiliki haka wa
shamba hilo. lina nakodiniwa lina na ukubwa
huo; hinga vasi kwa utambukisho.
hmm. npenda atambukiwe.

Asante.

wako. Mw/kiji wa kijiji cho kidomoke.

MR. S. SOME

AFISA MTENDAJI KIJISI
KIJISI CHA KIDOMOKE
BAGAMOYO

AL MASHAURI YA (W) BAHAMOYO.

OFISI YA MWIKITI WA KIJISI
CHA KIDOMOHE

S. L. P. 59. BAHAMOYO -
25. 11. - 2022.

KAMPUNI YA
XANTICA GLOBAL LTD.



VAA

UTAMBULISHO WA NDU. MANENO KIBINDU-
KAENI. KUWA NI MKAZI WA KIJISI CHA
KIDOMOHE KITONNGETI CHA USUWA AMBAJE
NI MMILIKI WA SHAMBA LENYE UKUBWA
WA FKA ISHIRINI (20)

Rejua soma tajwa hepoo juu. ofisi' yangu Inapend
a. kumta mbuzisho ndugu mtajwa hepoo juu -
kuwa ni mmiliki halali wa shamba hilo -
kwa kuwa ndiye mwenye ukubwa huo, hivyo basi
kuwa utambulisho huo. n=penda zta mbuziwe

Asante

wala mullika na kiji cho kubwa

[Handwritten signature]

MRISTO S. SOME
AFISA MTENDAJI KIJISI
KIJISI CHA KIDOMOHE
BAGAMOYO.

HARMI JUMA RASHID

- Mashari — Barabara ya Ntaa
- Magharibi — Daniel - Mabutu - Chaula
- Kaskarini — Msitu wa Kikoka
- Kusini — Maneno Kibindu - Kaeni

⇒ DANIEL MABUTI CHAULA

- Mashariki — Harmi Juma - Rashid
- Magharibi — NARCO
- Kaskarini — Msitu wa Kikoka
- Kusini — Juma - Kibindu - Kaeni

⇒ MANENO - KIBINDU - KAENI

- Mashariki — Barabara ya Ntaa
- Magharibi — Juma - Kibindu - Kaeni
- Kaskarini — Harmi - Juma - Rashid
- Kusini — Mwagala

⇒ JUMA - KIBINDU - KAENI

- Mashariki — Maneno - Kibindu - Kaeni
- Magharibi — NARCO
- Kaskarini — Daniel - Mabutu - Chaula
- Kusini — Godi

19781013-61307-00001-22

Kitambulisho hiki ni mali ya Serikali ya Jamhuri ya Muungano wa Tanzania. Huruhuswini kuliifanyia mabadiliko ya aina yoyote wala kumpatia mtu ambaye haruhusiwi kukutumia. Kama kikiipotea, au kuharibiwa taarifa kamili lazima itolewe Kituo cha Polisi na Ofisi ya NIDA au Ofisi ya Ubalazi ya Jamhuri ya Muungano wa Tanzania iliyo karibu.

The Identity Card is the property of the Government of The United Republic of Tanzania. It should not be tampered with or allowed to pass into the possession of unauthorised person. If lost or destroyed the fact and circumstances should immediately be reported to the Local Police and the nearest NIDA office or foreign Mission of The United Republic of Tanzania.

Issued By :

DIRECTOR GENERAL
NATIONAL IDENTIFICATION AUTHORITY



19781013-61307-00001-22

JINA LA KWANZA : JUMA
First Name

MAMBIA YA KATI : KICINDU
Middle Name

JINA LA MWISHO : KAENI
Last Name

JINSI : M
Sex

MWISHO WA MATUMBE : 22 AUG 2025
Expiry Date



19620701-61307-00004-23

Kitambulisho hiki ni mali ya Serikali ya Jamhuri ya Muungano wa Tanzania. Huruhuswini kuliifanyia mabadiliko ya aina yoyote wala kumpatia mtu ambaye haruhusiwi kukutumia. Kama kikiipotea, au kuharibiwa taarifa kamili lazima itolewe Kituo cha Polisi na Ofisi ya NIDA au Ofisi ya Ubalazi ya Jamhuri ya Muungano wa Tanzania iliyo karibu.

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Issued By :

DIRECTOR GENERAL
NATIONAL IDENTIFICATION AUTHORITY



19620701-61307-00004-23

JINA LA KWANZA : MAMANO
First Name

MAMBIA YA KATI : KICINDU
Middle Name

JINA LA MWISHO : KAJEM
Last Name

JINSI : M
Sex

MWISHO WA MATUMBE : 19 AUG 2025
Expiry Date



19770707-61302-00001-29

Kitambulisho hiki ni mali ya Serikali ya Jamhuri ya Muungano wa Tanzania. Huruhuswini kuliifanyia mabadiliko ya aina yoyote wala kumpatia mtu ambaye haruhusiwi kukutumia. Kama kikiipotea, au kuharibiwa taarifa kamili lazima itolewe Kituo cha Polisi na Ofisi ya NIDA au Ofisi ya Ubalazi ya Jamhuri ya Muungano wa Tanzania iliyo karibu.

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Issued By :

DIRECTOR GENERAL
NATIONAL IDENTIFICATION AUTHORITY



19770707-61302-00001-29

JINA LA KWANZA : MAMES
First Name

MAMBIA YA KATI : JUMBA
Middle Name

JINA LA MWISHO : RASHIDI
Last Name

JINSI : M
Sex

MWISHO WA MATUMBE : 17 SEP 2025
Expiry Date



19840525613010000128

Kitambulisho hiki ni mali ya Serikali ya Jamhuri ya Muungano wa Tanzania. Huruhuswini kuliifanyia mabadiliko ya aina yoyote wala kumpatia mtu ambaye haruhusiwi kukutumia. Kama kikiipotea, au kuharibiwa taarifa kamili lazima itolewe Kituo cha Polisi na Ofisi ya NIDA au Ofisi ya Ubalazi ya Jamhuri ya Muungano wa Tanzania iliyo karibu.

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DIRECTOR GENERAL
NATIONAL IDENTIFICATION AUTHORITY



19840525-61301-00001-28

JINA : DANIEL MABUTU
Given Name

JINA LA MWISHO : CHAULA
Last Name

TAREHE YA KUZALIDWA : 25 MAY 1984
Date of Birth

JINSI : M
Sex

SAINI :
Signature

MWISHO WA MATUMBE : 24 JUL 2031
Expiry Date





MTENDAJI WA KIJJI CHA KIDOMOLE BAGAMOYO



AFISA MTEJAJI WA KIJJI CHA KIDOMOLE BAGAMOYO

**MASHAURI YA KIJJI CHA KIDOMOLE (W) BAGAMOYO
HATI YA MAUZO YA ENEO LA SHAMBA AU KIWANJA**

HAMIS JUMA RASHID NIKIWA NA...

LA YA KUTUMIA KILEVI CHA AINA YOYOTE LEO TAREHE...

NAMUUZIA ENEO LANGU NDUGU KAMPUNI YA XANTECA GLOBAL

LENYE UKUBWA WA EKARI 20 KWA THAMANI

YA TSH. (1,300,000/=) BADO TSH. — ZOTE/IKIWA

ASILIMIA KUMI (10%) TSH. (1,300,000/=) IMELIPWA KWENYE AKAUNTI YA

KIJJI AKAUNTI NAMBA 21002300436 NMB KWA JINA LA KIJJI CHA KIDOMOLE MAPATO.

MIPAKA YA SHAMBA IPO KAMA IFUATAVYO: -

1. MASHARIKI BARABARA YA MIAA

2. MAGHARIBI DANIEL MABUTIA CHAULA

3. KASKAZINI MJIU WA KIKOKA

4. KUSINI MANENO KIBINDU KAENI

JINA LA MUUZAJI

HAMIS JUMA RASHIDI

SAHIHI

MASHAHIDI WA MUUZAJI

i) DANIEL MABUTIA CHAULA

SAHIHI

ii) /

JINA LA MNUNUZI

XANTECA GLOBAL LIMITED

SAHIHI

MASHAHIDI WA MNUNUZI

i) ALLY CASI ADAM

SAHIHI

ii) JAMES KAJUNA

MAUZIANO HAYA YAMEFANYIKA MBELE YA VIONGOZI WAFUATAO: -

i) MWENYEKITI WA KITONGOJI HUSIKA CHA USIGWA

JINA IDD MOHAMED ONYSHA

SAHIHI

ii) AFISA MTENDAJI WA KIJJI CHA KIDOMOLE

JINA MWAJUMA SULIGI JANIKILA

SAHIHI

MTENDAJI WA KIJJI CHA KIDOMOLE BAGAMOYO

iii) MWENYEKITI WA KIJJI CHA KIDOMOLE

JINA MARIHO SAID SOME

SAHIHI

IMETHIBITISHWA NA KUKAMILISHWA KWA SAINI HIZI

NB: - ATAKAYENUNUA SHAMBA ANATAKIWA ALIFANYIE KAZI NDANI YA MWAKA MMOJA (1) NA SI VINGINEVYO, SHAMBA LITARUDISHWA KIJIJINI.

- PIA ANATAKIWA KUTOA MITA 3 MIPAKANI ILI ZITUMIKE KWA AJILI YA BARABARA ZA MITIHANI.



AFISA MTENDAJI KIJIKI
KIJIKI CHA KIDOMOLE
BAGAMOYO



AFISA MTENDAJI KIJIKI
KIJIKI CHA KIDOMOLE
BAGAMOYO

**HELMASHAURI YA KIJIKI CHA KIDOMOLE (W) BAGAMOYO
HATI YA MAUZO YA ENEO LA SHAMBA AU KIWANJA**

MANENO KIBINDU KAENI NIKIWA NA
ILA YAKUTUMIA KILEVI CHA AINA YOYOTE LEO TAREHE
NAMUUZIA ENEO LANGU NDUGU KAMPUNI YA XANTECA
LENYE UKUBWA WA EKARI 20 KWA THAMANI
YA TSH. (1,300,000/=) BADO TSH. — ZOTE/IKIWA
ASILIMIA KUMI (10%) TSH. (1,300,000/=) IMELIPWA KWENYE AKAUNTI YA
KIJIJI AKAUNTI NAMBA 21002300436 NMB KWA JINA LA KIJIKI CHA KIDOMOLE MAPATO.

MIPAKA YA SHAMBA IPO KAMA IFUATAVYO: -

1. MASHARIKI BARABARA YA MIAA
2. MAGHARIBI JUMA KIBINDU KAENI
3. KASKAZINI HAMIS JUMA RASHID
4. KUSINI JOSEPHAT MWAGALA

JINA LA MUUZAJI
MANENO KIBINDU KAENI

SAHIHI
MKIBINDU

- MASHAHIDI WA MUUZAJI
- i) JUMA KIBINDU KAENI
 - ii) /

SAHIHI
J.K. KAENI

JINA LA MNUNUZI
XANTECA GLOBAL LTD

SAHIHI

- MASHAHIDI WA MNUNUZI
- i) ALLY CASI ADAM
 - ii) JAMES KAJUNA

SAHIHI
ALLY CASI ADAM
JAMES KAJUNA

MAUZIANO HAYA YAMEFANYIKA MBELE YA VIONGOZI WAFUATAO: -

- i) MWENYEKITI WA KITONGOJI HUSIKA CHA ULIGWA
JINA IDD MOHAMED ONYESHA SAHIHI
- ii) AFISA MTENDAJI WA KIJIKI CHA KIDOMOLE
JINA MWAJUMA SULIGI JANIKILA SAHIHI
- iii) MWENYEKITI WA KIJIKI CHA KIDOMOLE
JINA MRISHO SAID SOME SAHIHI

AFISA MTENDAJI KIJIKI
KIJIKI CHA KIDOMOLE
BAGAMOYO

IMETHIBITISHWA NA KUKAMILISHWA KWA SAINI HIZI

NB: - ATAKAYENUNUA SHAMBA ANATAKIWA ALIFANYIE KAZI NDANI YA MWAKA MMOJA (1) NA SI VINGINEVYO, SHAMBA LITARUDISHWA KIJIJINI.
- PIA ANATAKIWA KUTOA MITA 3 MIPAKANI ILI ZITUMIKE KWA AJILI YA BARABARA ZA MITIHANI.



AFISA MTENDAJI KIJJI
KIJIJI CHA KIDOMOLE
BAGAMOYO

AFISA
KIJIJI
KIJIJI

**MASHAURI YA KIJJI CHA KIDOMOLE (W) BAGAMOYO
HATI YA MAUZO YA ENEO LA SHAMBA AU KIWANJA**

MUUNZI WA ENEO LA SHAMBA NI DANIEL MABUTU CHAULA NIKIWA NA
 HATI YA KUTUMIA KILEVI CHA AINA YOYOTE LEO TAREHE ...
 ENEO LA SHAMBA NI ENEO LANGU NDUGU KAMPUNI YA XANTECA GLOBAL
 LENYE UKUBWA WA EKARI 20 KWA THAMANI
 YA TSH. (1,300,000/=) BADO TSH. --- ZOTE/IKIWA
 ASILIMIA KUMI (10%) TSH. (1,300,000/=) IMELIPWA KWENYE AKAUNTI YA
 KIJJI AKAUNTI NAMBA 21002300436 NMB KWA JINA LA KIJJI CHA KIDOMOLE MAPATO.

MIPAKA YA SHAMBA IPO KAMA IFUATAVYO: -

1. MASHARIKI HAMIS JUMA RASHID
2. MAGHARIBI NARCO
3. KASKAZINI MSITU WA KIKOKA
4. KUSINI JUMA KIBINDU KAENI

JINA LA MUUZAJI
DANIEL MABUTU CHAULA

SAHIHI [Signature]

- MASHAHIDI WA MUUZAJI
- i) HAMIS JUMA RASHID
 - ii) ---

SAHIHI [Signature]

JINA LA MNUNUZI
XANTECA GLOBAL LTD

SAHIHI [Signature]

- MASHAHIDI WA MNUNUZI
- i) ALLY CAST ADAM
 - ii) JAMES KAJUNA

SAHIHI [Signature]

MAUZIANO HAYA YAMEFANYIKA MBELE YA VIONGOZI WAFUATAO: -

- i) MWENYEKITI WA KITONGOJI HUSIKA CHA USIGWA
 JINA IDA MOHAMED ONYESHA SAHIHI [Signature]
- ii) AFISA MTENDAJI WA KIJJI CHA KIDOMOLE
 JINA MWATUMA SULIGI JANIKILA SAHIHI [Signature]
- iii) MWENYEKITI WA KIJJI CHA KIDOMOLE
 JINA MWATO SAID SOME SAHIHI [Signature]

AFISA MTENDAJI KIJJI
KIJIJI CHA KIDOMOLE
BAGAMOYO

IMETHIBITISHWA NA KUKAMILISHWA KWA SAINI HIZI

NB: - ATAKAYENUNUA SHAMBA ANATAKIWA ALIFANYIE KAZI NDANI YA MWAKA
 MMOJA (1) NA SI VINGINEVYO, SHAMBA LITARUDISHWA KIJIJINI.
 - PIA ANATAKIWA KUTOA MITA 3 MIPAKANI ILI ZITUMIKE KWA AJILI YA
 BARABARA ZA MITIHANI.

MUHITASARI WA KIKAO MAALUMU CHO HALIMAHURI YA
 KIJJI CHA KIDOMOLE KWA AJILI YA KUJADILI OMBI LA
 KAMPUNI YA XANTECA GLOBAL LIMITED KUPIMIWA
 SHAMBA LAO LENYE UKUBWA WA EKARI 40 LILILOPO
 KITONGOJI CHA USIGWA TAREHE 15/12/2022

JINA KAMILI	CHED	UAINI
1. MRISHO S. SOME	MUKIT/KITIT	APRIMA
2. HAMIA SHABANI	MJUMBE	APRIMA
3. IBRAHIM JUBI	MJUMBE	IBRAHIM
4. SHAMBA SAH	MJUMBE	Saidi
5. MWAJUMA MASUDI	- -	MWAJUMA
6. H - - - M - - -	ayumbe	APRIMA
7. TIMAA HUSSEIN	MJUMBE	APRIMA
8. ALHY -S. MRISHA	MUKIT/Kinyemba	APRIMA
9. SIUSUMA SELEMANI	-	Suo
10. ELIA SERETUI	-	Geo
11. PILI MOHAMMADI	MJUMBE	APRIMA
12. KUDRA - O. FUMU	MJUMBE	APRIMA
13. HURU S. KIFARSI	MJUMBE	APRIMA
14. AITUMANI SAIDI	MJUMBE	APRIMA
15. SAIDI M. KONDU	MJUMBE	APRIMA
16. HAZIMALA ALLI	-	APRIMA
17. FATUMA Y. ABEDI	MJUMBE	APRIMA
18. DANIEL - M. GHALLA	- -	APRIMA
19. HAMUS - FUMA - RASHU	- -	APRIMA
20. IDI - M. - OYEGHIA	MUKIT/Kinyemba	APRIMA
21. MWAJUMA S. JANIKI	VEDO - KIDOMOLE	MWANIKI

KIJJI CHA KIDOMOLE
 BAGAMOYO

AFISA MTENDAJI KIJJI
 KIJJI CHA KIDOMOLE
 BAGAMOYO



AGENDA ZA KIKAO

1. Kufungua kikao
2. Kujadili ombi la ndugu **XANTECA GLOBAL LIMITED**

 La kupatiwa muhtasari wa shamba lake lenye ukubwa wa ekari **40**
3. Kufunga kikao

AGENDA NA. 1: KUFUNGUA KIKAO

Mwenyekiti alifungua kikao rasmi muamo saa **4:00 Asubuhi** kwa kuwataka wajumbe waliohudhuria kikao hiki kuwa makini na watulivu muda wote wa kikao, kwa hisema hayo machache kikao alikifungua rasmi.

AGENDA NA. 2: KUJADILI OMBI LA NDUGU **XANTECA GLOBAL LIMITED**

.....
KUPIMIWA SHAMBA LAKE LENYE UKUBWA WA EKARI..... **40**
 Wajumbe walielezwa kuwa kuna ombi kutoka kwa ndugu **XANTECA GLOBAL LIMITED** ambaye anamiliki shamba hapa kijiji lenye ukubwa wa ekari **40** ambalo lipo Kitongoji cha **USIGWA** Hivyo ndugu huyo anewasilisha maombi yake kwa Halmashauri ya Kijiji ili iweze kujadili na kumpatia kibali cha shamba lake hilo. Baada ya utangulizi huo Mtendaji aliisoma barua pamoja na hati za manunuzi ya shamba hilo, hati ambayo ilibainisha mipaka ya shamba hilo kama ifuatavyo:-

- Mashariki **BARABARA**
- Magharibi **RELI**
- Kaskazini **KIKOKA FORESTY**
- Kusini **JOSEPHAT MWAGALA NA XANTECA GLOBAL LTD**

Baada ya ufafanuzi huo wa mipaka ya shamba hilo kupitia maelezo ya hati ya manunuzi ya shamba hilo kikao kwa kauli moja kilifikia azimio lifuatao:-

HALMASHAURI YA KIJJI CHA KIDUMOLE (W) SAGAMU, KWANA MATAA, SAGAMU, OYO STATE, NIGERIA

Azimio:-

Kikao kwa kauli moja kilipendekeza kwamba ndugu XANTECA GLOBAL LIMITED apimiwe shamba lake lenye ukubwa wa ekari lililopo Kitongoji cha UIGWA kwa masharti yafuatayo:-

MASHARTI:-

Endapo eneo hilo la shamba litagundulika lipo ndani ya msitu wa hifadhi au eneo lingine lolote ambalo hapo awali lilitengwa na kijiji eneo hilo litarudi kwa wamiliki / mmiliki halali na si vinginevyo.

Pia siku ya upimaji wa husika wote aliopakana nao washirikishwe pia kiongozi wa Kitongoji, husika awepo.

Endapo ndani ya shamba hilo kuna njia au barabara ambayo hutumiwa na watu / jamii ndugu XANTECA GLOBAL LIMITED

ametakiwa kutoifunga njia hiyo barabara hiyo hadi hapo atakapotengeza njia/barabara mbadala ili jamii iendelee kutumika. Pia endapo ndani ya shamba hilo kuna chanzo cha maji hicho kinatakiwa kilindwe na kiheshimwe kwa kuzingatia sheria ya utunzaji wa maeneo ya vyanzo vya maji na mazingira.

Pia ndugu XANTECA GLOBAL LIMITED ametakiwa kushiriki katika shughuli za maendeleo hapa kijijini ikiwa ni pamoja na kuchangia miradi ya maendeleo iliyopo hapa kijijini.

AGENDA NO; 3: KUFUNGUA KIKAO.

Mwenyekiti alifunga kikao mnamo saa 6:49 micham kwa kuwash michango yao mbalimbali pia alimtaka ndugu XANTECA GLOBAL LIMITED kufuata taratibu zilizobakia kwa kusema hayo kikao alikifunga.


SAHIBU YA MWENYEKITI
AFISA MTENDAJI KIJJI
KIJISI CHA KID MILE
BAGAMOTO


SAHIBU YA MWENYEKITI
AFISA MTENDAJI KIJJI
KIJISI CHA KID MILE
BAGAMOTO

MUHIASARI WA KIKAO MAALUMU CHA HAEMAHARI
 YA KIJIKI CHA KIDOMOLE KWA AJILI YA KUJANILI OMBI
 LA KAMPUNI YA XANTECA GLOBAL LIMITED KUPIMIWA
 SHAMBA LAO LENYE UKUBWA WA EKARI 40 KITONGOJI
 CHA USIGWA TAREHE 15/12/2022

JINA KAMILI	CHEO	JAINI
1. MRISHO S. SOME	MW/KIT/KITII	AFISA
2. HAMIS. SHABANI	MJUMBE	SAIDI
3. IBRAHIMU SULTAN	MW/KITII	SAIDI
4. ABU S. MRISHO	MW/KIT/KITII	AFISA
5. A. S. M. S. M. S.	MJUMBE	SAIDI
6. JUMAA HUSSEINI	MJUMBE	SAIDI
7. SHAMBA SAIDI	MJUMBE	SAIDI
8. KUDRA O. FUMU	MJUMBE	SAIDI
9. ALI MOHAMMAD	MJUMBE	SAIDI
10. IDDI M. ONYESHA	MW/KIT USIGWA	SAIDI
11. ELIA SERETUI	MJUMBE	SAIDI
12. MWASUMA MAJIDI	— U —	SAIDI
13. HURU S. KIFARU	MJUMBE	SAIDI
14. AITHUMANI SAIDI	MJUMBE	SAIDI
15. SAIDI M. KOWA	MJUMBE	SAIDI
16. SIWEMA SELEMANI	MJUMBE	SAIDI
17. FIATUMA T. ABEDI	MJUMBE	SAIDI
18. HAZIMALA ALI	MJUMBE	SAIDI
19. DANIEL M. OTHMAN	— U —	SAIDI
20. HAMIS S. RASHID	— U —	SAIDI
21. MWASUMA S. JANIKILA	VED-KIDOMOLE	SAIDI

AFISA MTENDAJI
 KIJIKI CHA KIDOMOLE
 BAGAMOYO

AGENDA ZA KIKAO

1. Kufungua kikao
2. Kujadili ombi la ndugu KAMPUNI YA XANTECA GLOBAL LIMITED
La kupatiwa muhtasari wa shamba lake lenye ukubwa wa ekari 40
3. Kufunga kikao

AGENDA NA. 1: KUFUNGUA KIKAO

Mwenyekiti alifungua kikao rasmi muamo saa 4:00 Arubuhi kwa kuwataka wajumbe waliohudhuria kikao hiki kuwa makini na watulivu muda wote wa kikao, kwa kuwasema hayo machache kikao alikifungua rasmi.

AGENDA NA. 2: KUJADILI OMBI LA NDUGU KAMPUNI YA XANTECA GLOBAL LIMITED

KUPIMIWA SHAMBA LAKE LENYE UKUBWA WA EKARI 40
Wajumbe walielezwa kuwa kuna ombi kutoka kwa ndugu XANTECA GLOBAL LTD ambaye anamiliki shamba hapa kijijini lenye ukubwa wa ekari 40 ambalo lipo Kitongoji cha USIGWA Hivyo ndugu huyo aneuwasilisha maombi yake kwa Halmashauri ya Kijiji ili iweze kujadili na kumpatia kibali cha shamba lake hilo. Baada ya utangulizi huo Mtendaji aliisoma barua pamoja na hati za manunuzi ya shamba hilo, hati ambayo ilibainisha mipaka ya shamba hilo kama ifuatavyo:-

- Mashariki BARABARA
- Magharibi RELI
- Kaskazini KIKOKA FORESTY
- Kusini JOSEPHAT MWAGALA

**HALMASHAURI YA KIJIKI
(KIJIKI CHA KIDUMOLE
(W) BASAMONY**

Baada ya ufafanuzi huo wa mipaka ya shamba hilo kupitia maelezo ya hati ya manunuzi ya shamba hilo kikao kwa kauli moja kilifikia azimio lifuatao:-

MALMASHAURI YA MUDA
KIJJI CHA KIDOMOLE
(40) BAGAMOYO

Azimio:-

Kikao kwa kauli moja kilipendekeza kwamba ndugu KAMPUNI YA
XANTECA GLOBAL LIMITED apimiwe shamba lake lenye
ukubwa wa ekari lilitengwa kwa masharti yafuatayo:-

(40) Mantila
AFISA MTENDAJI KIJJI
KIJJI CHA KIDOMOLE
BAGAMOYO

MASHARTI:-

Endapo eneo hilo la shamba litaguundulika lipo ndani ya msitu wa hifadhi au eneo lingine lolote ambalo hapo awali lilitengwa na kijiji eneo hilo litarudi kwa wamiliki / mmiliki halali na si vinginevyo.

Pia siku ya upimaji wa husika wote aliopakana nao washirikishwe pia kiongozi wa Kitongoji husika awepo.

Endapo ndani ya shamba hilo kuna njia au barabara ambayo hutumiwa na watu / jamii ndugu XANTECA GLOBAL LIMITED

ametakiwa kutoifunga njia hiyo barabara hiyo hadi hapo atakapoteleza njia/barabara mbadala ili jamii iendelee kutumika. Pia endapo ndani ya shamba hilo kuna chanzo cha maji hicho kinatakiwa kilindwe na kiheshimfwe kwa kuzingatia sheria ya utunzaji wa maeneo ya vyanzo vya maji na mazingira.

Pia ndugu XANTECA GLOBAL LIMITED ametakiwa kushiriki katika shughuli za maendeleo hapa kijijini ikiwa ni pamoja na kuchangia miradi ya maendeleo iliyopo hapa kijijini.

AGENDA NO; 3: KUPUNGUA KIKAO.

Mwenyekiti alifunga kikao mnamo saa 7:00 mchana kwa kuwashukuru wajumbe kwa michango yao mbalimbali pia alimtaka ndugu XANTECA GLOBAL LIMITED kufuata taratibu zilizobaki kwa kusemo layo kikao alikifunga.

Mantila

SAHIBU YA MWENYEKITI

MALMASHAURI YA MUDA
KIJJI CHA KIDOMOLE
(40) BAGAMOYO

Mantila

SAHIBU YA MUDA
KIJJI CHA KIDOMOLE
BAGAMOYO

WIZARA YA ARDHI, NYUMBA NA MAENDELEO YA MAKAZI

HATI YA KUHAKIKI MIPAKA YA ARDHI

HALMASHAURI YA BAGAMOYO

MTAA/KIJIJI KIDOMOLE

JINA NA ANUANI YA MMLIKI ARDHI KAMPUNI YA XANTECA GLOBAL LIMITED

MAJIRANI WANAOKUBALI MIPAKA

- 1. JINA BARABARA
- 2. RELI
- 3. KIKOKA FORESTY
- 4. JOSEPHATI MWAACHA
- 5.

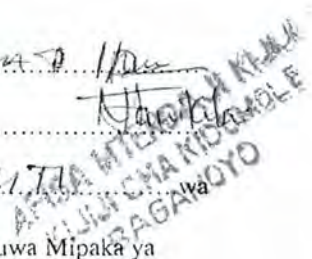
- SAHIHI Ndunitika
- [Signature]
- [Signature]
- [Signature]
-

VIONGOZI WA SERIKALI YA MTA/KIJIJI

- 1. IBDI M. ONYESHA MWIKOIKIUSIWA
 - 2. MWAJUMA S. JANIKILA VEO
- Mimi MRIISHO S. JOME ambaye ni MWENYELUTIA
 Serikali ya Mtaa/Kijiji cha KIDOMOLE nathibitisha kuwa Mipaka ya

Ardhi hii iliyopimwa haina mgogoro wowote.

Sahihi [Signature]



SALE AGREEMENT FOR UNSURVEYED LAND

**LOCATED AT KIDOMOLE VILLAGE, USIGWA HAMLET, FUKAYOSI
WARD, WITHIN BAGAMOYO URBAN AREA, COAST REGION
CONTAINING 20 ACRES**

DATED THIS 10TH DAY OF DECEMBER, 2022

BETWEEN

HAMIS JUMA RASHID (VENDOR)

-AND-

XANTECA GLOBAL COMPANY LTD (PURCHASER)

SALE AGREEMENT OF UNSURVEYED LAND

THIS SALE AGREEMENT is made this 10th day of December 2022.

BETWEEN

HAMIS JUMA RASHIDI of, Tanzania (hereinafter referred to as the **Vendor**) which expression shall include and extend to its successors and assigns) of the one part..

AND

XANTECA GLOBAL COMPANY LTD registered by **BRELA** under the **Registration NO. 151582389** on 16th Day of April 2022, **TIN 151582389** of P. O. BOX 32768 Dar es Salaam Tanzania (hereinafter referred to as the **Purchaser**) which expression shall include and extend to its successors and assigns) of the other part..

WHEREAS the Vendor is the lawful Owner of unsurveyed land (hereinafter referred to as the **Property**) with the size of twenty acres (20) **located at Kidomole village, Usigwa hamlet, Fukayosi ward, Bagamoyo Urban area**, within Coast Region together with structures and improvements thereon.

The property is bounded by the following neighbours as mentioned hereunder;

- Northern bounded by : KIKOKA FOREST
- Southern bounded by : MANENO KIBINTU
- Eastern bounded by : ROAD
- Western bounded by : DANIEL MABUTU CHAULA

AND WHEREAS the Vendor is desirous of selling the **PROPERTY** to the Purchaser and the Purchaser has agreed to purchase the said property from the vendor on the terms and conditions hereinafter appearing.

NOW THEREFORE it is **HEREBY AGREED** by and between the Vendor and the Purchaser as follows:

1. That in consideration of the **Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=)** Only, the Vendor sell to the Purchaser the Property with details mention herein above together with structures and improvements thereon.
2. That, the purchaser and the vendor have agreed that the payment shall be made in one payment today 10th of December 2022 in the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) straight after the Purchaser have received in his hands all written documentation from the Village Council, Mwenyekiti and Mtendaji of Kidomole village detailing all necessary information, consents and confirmations as required by the law and that the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) will be Account Number **21010033210** of National Microfinance Bank (NMB) registered in the name of **Hamisi Juma Rashidi** either by the online bank transfer or by the physical money transfer in the NMB bank Bagamoyo with all parties present.

3. That, by executing this Agreement the **VENDOR** acknowledges to have received the sum of Tanzanian Shillings Twelve Million Four Hundred and Fifty Thousand(Tshs 12,450,000/=)as the full and final payment for the Property.
4. That, it is the responsibility of the Vendor to make sure that the account number given in this sale agreement and the bank account itself is correct and active and that the Purchaser is not and will not be responsible whatsoever for any possible losses arising from the status of Vendor's account.
5. That, the Vendor confirms that there are no outstanding charges or taxes for the property prior to the execution of this agreement to be paid to the Government and that if such outstanding charges or unpaid taxes arise in the future it is solely responsibility of the Vendor and the Vendor by executing this agreement accepts his obligation to settle such outstanding duties without whatsoever involvement of the Purchaser.
6. That, any possible consent, confirmations from village council approval must be executed before executing this agreement.
7. That, each party to a contract shall be liable directly and indirectly depending on the negligence or wilful act or omission.
8. That, the Vendor hereby warrant that the property is free from lien, mortgage, and any encumbrances whatsoever.
9. That, the **PURCHASER** is free to use that landed property, to sale, mortgage and dispose of whatsoever.
10. That, both parties to contract do hereby consent that have read and understood well the terms and conditions before signing the contract
11. That, if any ownership Property disputes arise between the third party as a possible claimant and the parties to this agreement, it is mutually agreed that such possible disputes shall be settled amicably by mediation firstly between the vendor, Kidomole Village Council and possible claimant with exemption of purchaser and that if the dispute is not settled it shall be referred to a court of competent jurisdiction whose award shall be binding upon the parties.
12. That, both Vendor and Purchaser are responsible to pay the Advocate Fees.

13. Covenants binding upon the vendor:

- (a) Not to enter into any contract for disposition of the sold property with any person Whatsoever. Also, the vendor has declared that the property had not been sold, leased, gifted or promised either verbally or by any kind of agreement to any third party.
- (b)Not to rent / lease the sold Property to any person whatsoever other than the Purchaser therein.
- (c)To return at once the money paid by the purchaser if the sold property appears to be in Disputes.

14. Covenants binding upon the purchaser:

- (a) To pay to the Vendor the consideration price as agreed.
- (b) To pay the costs for surveying and registration of purchased property.

(C)To pay Kidomole village duties through NMB Bank Account No **21002300436**

registered in KIJJI CHA KIDOMOLE MAPATO

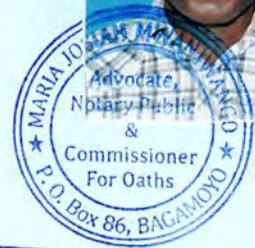
IN WITNESS WHEREOF the parties hereto have hereunto put their hands to these presents in the day, year and manner herein below appearing:

SIGNED and **DELIVERED** by the said **HAMIS JUMA RASHIDI** who has been identified to me by

the latter being personally known to me in my presence this ... 10th day of ... December, 2022



VENDOR



Witness;
Name: Maria Josiah Mwanjwangi
Signature: [Signature]
Postal Address: P.O. Box 86 Bagamoyo
Qualification: ADVOCATE

SEALED with the **COMMON SEAL** Of **XANTECA GLOBAL COMPANY LTD** and **DELIVERED** in the presence of us this 10 day of DECEMBER 2022.



SEAL
4255 626 36 36 36

info@xantecaglobal.com
www.xantecaglobal.com

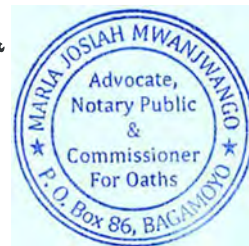
Name: PETER FIALE TSAL
Signature: [Signature]
Qualification: DIRECTOR OF XANTECA GLOBAL LTD
Postal Address: UKUNI - BAGAMOYO

Name:
Signature:
Qualification:
Postal Address:

LOCALITY LEADERSHIP:

Name: ADRIAN ONYESHA
Signature: [Signature]
Qualification: MUKITI KIIONGOGI
Date: 10-12-2022

Witness;
Name: Maria Josiah Mwanjwangi
Signature: [Signature]
Postal Address: P.O. Box 86 Bagamoyo
Qualification: ADVOCATE



SALE AGREEMENT FOR UNSURVEYED LAND
LOCATED AT KIDOMOLE VILLAGE, USIGWA HAMLET, FUKAYOSI
WARD, WITHIN BAGAMOYO URBAN AREA, COAST REGION
CONTAINING 20 ACRES

DATED THIS 10TH DAY OF DECEMBER, 2022

BETWEEN

MANENO KIBINDU KAENI (VENDOR)

-AND-

XANTECA GLOBAL COMPANY LTD (PURCHASER)

SALE AGREEMENT OF UNSURVEYED LAND

THIS SALE AGREEMENT is made this 10th day of December 2022.

BETWEEN

MANENO KIBINDU KAENI of....., Tanzania (hereinafter referred to as the **Vendor**) which expression shall include and extend to its successors and assigns) of the one part..

AND

XANTECA GLOBAL COMPANY LTD registered by **BRELA** under the Registration NO. **151582389** on 16th Day of April 2022, TIN **151582389** of P. O. BOX 32768 Dar es Salaam Tanzania (hereinafter referred to as the **Purchaser**) which expression shall include and extend to its successors and assigns) of the other part..

WHEREAS the Vendor is the lawful Owner of unsurveyed land (hereinafter referred to as the **Property**) with the size of twenty acres (20) located at **Kidomole village, Usigwa hamlet, Fukayosi ward, Bagamoyo Urban area**, within Coast Region together with structures and improvements thereon.

The property is bounded by the following neighbours as mentioned hereunder;

- Northern bounded by : HAMIS JUMA RASHID
- Southern bounded by : MWAGALA
- Eastern bounded by : ROAD
- Western bounded by : JUMA KIBINDU KAENI

AND WHEREAS the Vendor is desirous of selling the PROPERTY to the Purchaser and the Purchaser has agreed to purchase the said property from the vendor on the terms and conditions hereinafter appearing.

NOW THEREFORE it is **HEREBY AGREED** by and between the Vendor and the Purchaser as follows:

1. That in consideration of the **Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=)** Only, the Vendor sell to the Purchaser the Property with details mention herein above together with structures and improvements thereon.
2. That, the purchaser and the vendor have agreed that the payment shall be made in one payment today 10th of December 2022 in the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) straight after the Purchaser have received in his hands all written documentation from the Village Council, Mwenyekiti and Mtendaji of Kidomole village detailing all necessary information, consents and confirmations as required by the law and that the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) will be paid to Vendor's Account Number **21010033211** of National Microfinance Bank (NMB) registered in the name of **Maneno Kibindu Kaeni** either by the online bank transfer or by the physical money transfer in the NMB Bank Bagamoyo with all parties present.

3. That, by executing this Agreement the **VENDOR** acknowledges to have received the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) as the full and final payment for the Property.
4. That, it is the responsibility of the Vendor to make sure that the account number given in this sale agreement and the bank account itself is correct and active and that the Purchaser is not and will not be responsible whatsoever for any possible losses arising from the status of Vendor's account.
5. That, the Vendor confirms that there are no outstanding charges or taxes for the property prior to the execution of this agreement to be paid to the Government and that if such outstanding charges or unpaid taxes arise in the future it is solely responsibility of the Vendor and the Vendor by executing this agreement accepts his obligation to settle such outstanding duties without whatsoever involvement of the Purchaser.
6. That, any possible consent, confirmations from village council approval must be executed before executing this agreement.
7. That, each party to a contract shall be liable directly and indirectly depending on the negligence or wilful act or omission.
8. That, the Vendor hereby warrant that the property is free from lien, mortgage, and any encumbrances whatsoever.
9. That, the **PURCHASER** is free to use that landed property, to sale, mortgage and dispose of whatsoever.
10. That, both parties to contract do hereby consent that have read and understood well the terms and conditions before signing the contract
11. That, if any ownership Property disputes arise between the third party as a possible claimant and the parties to this agreement, it is mutually agreed that such possible disputes shall be settled amicably by mediation firstly between the vendor, Kidomole Village Council and possible claimant with exemption of purchaser and that if the dispute is not settled it shall be referred to a court of competent jurisdiction whose award shall be binding upon the parties.
12. That, both Vendor and Purchaser are responsible to pay the Advocate Fees.

13. Covenants binding upon the vendor:

- (a) Not to enter into any contract for disposition of the sold property with any person
Whatsoever. Also, the vendor has declared that the property had not been sold, leased, gifted or promised either verbally or by any kind of agreement to any third party.
- (b) Not to rent / lease the sold Property to any person whatsoever other than the Purchaser therein.
- (c) To return at once the money paid by the purchaser if the sold property appears to be in Disputes.

14. Covenants binding upon the purchaser:

- (a) To pay to the Vendor the consideration price as agreed.
- (b) To pay the costs for surveying and registration of purchased property.
- (C) To pay Kidomole village duties through NMB Bank Account No **21002300436**

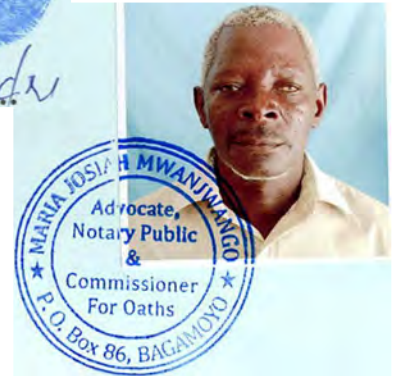
registered in KIJJI CHA KIDOMOLE MAPATO

IN WITNESS WHEREOF the parties hereto have hereunto put their hands to these presents in the day, year and manner herein below appearing:

SIGNED and DELIVERED by the said MANENO KIBINDU KAENI who has been identified to me by



VENDOR



the latter being personally known to me in my presence this 10th day of December, 2022

Witness;

Name: Maria Josiah Mwanjwango

Signature: Maria

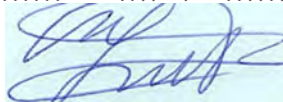
Postal Address: P.O. Box 86 Bagamoyo

Qualification: Advocate

SEALED with the COMMON SEAL Of XANTECA GLOBAL COMPANY LTD and DELIVERED in the presence of us this 10th day of December 2022.

XANTECA Ltd GLOBAL SEAL +255 626 36 36 36 info@xantecaglobal.com www.xantecaglobal.com

Name: PETER FRANTISAK



Signature: [Signature] Qualification: DIRECTOR OF XANTECA GLOBAL LTD Postal Address: UKUNI - BAGAMOYO

Name: Signature Qualification Postal Address:

LOCALITY LEADERSHIP: Name: D.D.I.M. ONYESHA Signature: [Signature] Qualification: MUR/HI KITONG'OLI Date: 10-12-2022

Witness; Name: Maria Josiah Mwanjwango Signature: Maria Postal Address: P.O. Box 86 Bagamoyo Qualification: Advocate



SALE AGREEMENT FOR UNSURVEYED LAND

**LOCATED AT KIDOMOLE VILLAGE, USIGWA HAMLET, FUKAYOSI
WARD, WITHIN BAGAMOYO URBAN AREA, COAST REGION
CONTAINING 20 ACRES**

DATED THIS 10TH DAY OF DECEMBER, 2022

BETWEEN

JUMA KIBINDU KAENI (VENDOR)

-AND-

XANTECA GLOBAL COMPANY LTD (PURCHASER)

SALE AGREEMENT OF UNSURVEYED LAND

THIS SALE AGREEMENT is made this 10th day of December 2022.

BETWEEN

JUMA KIBINDU KAENI of, Tanzania (hereinafter referred to as the **Vendor**) which expression shall include and extend to its successors and assigns) of the one part..

AND

XANTECA GLOBAL COMPANY LTD registered by **BRELA** under the **Registration NO. 151582389** on 16th Day of April 2022, **TIN 151582389** of P. O. BOX 32768 Dar es Salaam Tanzania (hereinafter referred to as the **Purchaser**) which expression shall include and extend to its successors and assigns) of the other part..

WHEREAS the Vendor is the lawful Owner of unsurveyed land (hereinafter referred to as the **Property**) with the size of twenty acres (20) located at **Kidomole village, Usigwa hamlet, Fukayosi ward, Bagamoyo Urban area**, within Coast Region together with structures and improvements thereon.

The property is bounded by the following neighbours as mentioned hereunder;

- Northern bounded by : DANIEL MABUTU CHAULA
- Southern bounded by : GODY
- Eastern bounded by : MANENO KIBINDU KAENI
- Western bounded by : NARCO COMPANY

AND WHEREAS the Vendor is desirous of selling the **PROPERTY** to the Purchaser and the Purchaser has agreed to purchase the said property from the vendor on the terms and conditions hereinafter appearing.

NOW THEREFORE it is **HEREBY AGREED** by and between the Vendor and the Purchaser as follows: -

1. That in consideration of the **Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=)** Only, the Vendor sell to the Purchaser the Property with details mention herein above together with structures and improvements thereon.
2. That, the purchaser and the vendor have agreed that the payment shall be made in one payment today 10th of December 2022 in the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,00/=) straight after the Purchaser have received in his hands all written documentation from the Village Council, Mwenyekiti and Mtendaji of Kidomole village detailing all necessary information, consents and confirmations as required by the law and that the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,00/=) will be paid to Vendor's Account Number **21010033212** of National Microfinance Bank (NMB) registered in the name of Juma Kibindu Kaeni either by the online bank transfer or by the physical money transfer in the NMB Bank Bagamoyo with all parties present.

3. That, by executing this Agreement the **VENDOR** acknowledges to have received the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,00/=) as the full and final payment for the Property.
4. That, it is the responsibility of the Vendor to make sure that the account number given in this sale agreement and the bank account itself is correct and active and that the Purchaser is not and will not be responsible whatsoever for any possible losses arising from the status of Vendor's account.
5. That, the Vendor confirms that there are no outstanding charges or taxes for the property prior to the execution of this agreement to be paid to the Government and that if such outstanding charges or unpaid taxes arise in the future it is solely responsibility of the Vendor and the Vendor by executing this agreement accepts his obligation to settle such outstanding duties without whatsoever involvement of the Purchaser.
6. That, any possible consent, confirmations from village council approval must be executed before executing this agreement.
7. That, each party to a contract shall be liable directly and indirectly depending on the negligence or wilful act or omission.
8. That, the Vendor hereby warrant that the property is free from lien, mortgage, and any encumbrances whatsoever.
9. That, the **PURCHASER** is free to use that landed property, to sale, mortgage and dispose of whatsoever.
10. That, both parties to contract do hereby consent that have read and understood well the terms and conditions before signing the contract
11. That, if any ownership Property disputes arise between the third party as a possible claimant and the parties to this agreement, it is mutually agreed that such possible disputes shall be settled amicably by mediation firstly between the vendor, Kidomole Village Council and possible claimant with exemption of purchaser and that if the dispute is not settled it shall be referred to a court of competent jurisdiction whose award shall be binding upon the parties.
12. That, both Vendor and Purchaser are responsible to pay the Advocate Fees.

13. Covenants binding upon the vendor:

- (a) Not to enter into any contract for disposition of the sold property with any person whatsoever. Also, the vendor has declared that the property had not been sold, leased, gifted or promised either verbally or by any kind of agreement to any third party.
- (b) Not to rent / lease the sold Property to any person whatsoever other than the Purchaser therein.
- (c) To return at once the money paid by the purchaser if the sold property appears to be in Disputes.

14. Covenants binding upon the purchaser:

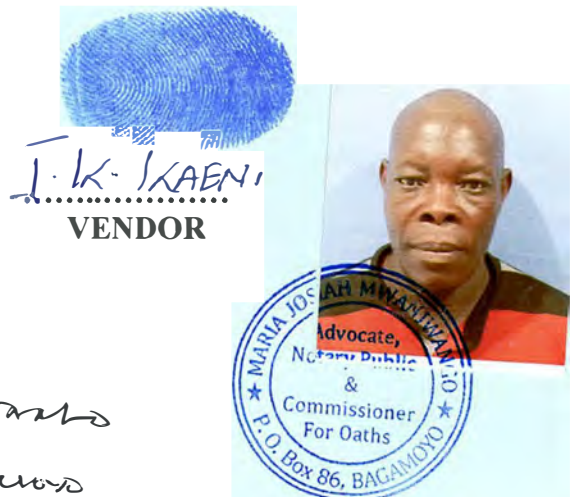
- (a) To pay to the Vendor the consideration price as agreed.
- (b) To pay the costs for surveying and registration of purchased property.

(C) To pay Kidomole village duties through NMB Bank Account No **21002300436**

registered in KIJJI CHA KIDOMOLE MAPATO

IN WITNESS WHEREOF the parties hereto have hereunto put their hands to these presents in the day, year and manner herein below appearing:

SIGNED and DELIVERED by the said **JUMA KIBINDU KAENI** who has been identified to me by



the latter being personally known to me in my presence this 10th day of December, 2022

Witness;

Name: Maria Josiah Mwanjwango
Signature: [Signature]
Postal Address: P.O. Box 86 Bagamoyo
Qualification: ADVOCATE

SEALED with the **COMMON SEAL** Of **XANTECA GLOBAL COMPANY LTD** and **DELIVERED** in the presence of us this 10th day of DECEMBER 2022.



Name: PETER FRANTISAK
Signature: [Signature]
Qualification: DIRECTOR OF XANTECA GLOBAL LTD
Postal Address: UKUNI - BAGAMOYO

Name:
Signature:
Qualification:
Postal Address:

LOCALITY LEADERSHIP:

Name: INDI M ONYESHA
Signature: [Signature]
Qualification: MW/KT. KITONGOJI
Date: 10-12-2022

Witness;

Name: Maria Josiah Mwanjwango
Signature: [Signature]
Postal Address: P.O. Box 86 Bagamoyo
Qualification: ADVOCATE



SALE AGREEMENT FOR UNSURVEYED LAND

**LOCATED AT KIDOMOLE VILLAGE, USIGWA HAMLET, FUKAYOSI
WARD, WITHIN BAGAMOYO URBAN AREA, COAST REGION
CONTAINING 20 ACRES**

DATED THIS 10TH DAY OF DECEMBER, 2022

BETWEEN

DANIEL MABUTUCHAULA (VENDOR)

-AND-

XANTECA GLOBAL COMPANY LTD (PURCHASER)

SALE AGREEMENT OF UNSURVEYED LAND

THIS SALE AGREEMENT is made this 10th day of December 2022.

BETWEEN

DANIEL MABUTU CHAULA of....., Tanzania (hereinafter referred to as the **Vendor**) which expression shall include and extend to its successors and assigns) of the one part..

AND

XANTECA GLOBAL COMPANY LTD registered by **BRELA** under the Registration NO. **151582389** on 16th Day of April 2022, TIN **151582389** of P. O. BOX 32768 Dar es Salaam Tanzania (hereinafter referred to as the **Purchaser**) which expression shall include and extend to its successors and assigns) of the other part..

WHEREAS the Vendor is the lawful Owner of unsurveyed land (hereinafter referred to as the **Property**) with the size of twenty acres (20) located at **Kidomole village, Usigwa hamlet, Fukayosi ward, Bagamoyo Urban area**, within Coast Region together with structures and improvements thereon.

The property is bounded by the following neighbours as mentioned hereunder;

- Northern bounded by : KIKOKA FOREST
- Southern bounded by : JUMA KIBINDU KAENI
- Eastern bounded by : HAMISI JUMA RASHID
- Western bounded by : NARCO COMPANY

AND WHEREAS the Vendor is desirous of selling the PROPERTY to the Purchaser and the Purchaser has agreed to purchase the said property from the vendor on the terms and conditions hereinafter appearing.

NOW THEREFORE it is **HEREBY AGREED** by and between the Vendor and the Purchaser as follows:

1. That in consideration of the **Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=)** Only, the Vendor sell to the Purchaser the Property with details mention herein above together with structures and improvements thereon.
2. That, the purchaser and the vendor have agreed that the payment shall be made in one payment today 10th of December 2022 in the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) straight after the Purchaser have received in his hands all written documentation from the Village Council, Mwenyekiti and Mtendaji of Kidomole village detailing all necessary information, consents and confirmations as required by the law and that the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) will be Number **21010033209** of National Microfinance Bank (NMB) registered in the name of **Daniel Mabutu Chaula** either by the online bank transfer or by the physical money transfer in the NMB Bank Bagamoyo with all parties present.

3. That, by executing this Agreement the **VENDOR** acknowledges to have received the sum of Tanzanian Shillings Thirteen Million (Tshs 13,000,000/=) as the full and final payment for the Property.
4. That, it is the responsibility of the Vendor to make sure that the account number given in this sale agreement and the bank account itself is correct and active and that the Purchaser is not and will not be responsible whatsoever for any possible losses arising from the status of Vendor's account.
5. That, the Vendor confirms that there are no outstanding charges or taxes for the property prior to the execution of this agreement to be paid to the Government and that if such outstanding charges or unpaid taxes arise in the future it is solely responsibility of the Vendor and the Vendor by executing this agreement accepts his obligation to settle such outstanding duties without whatsoever involvement of the Purchaser.
6. That, any possible consent, confirmations from village council approval must be executed before executing this agreement.
7. That, each party to a contract shall be liable directly and indirectly depending on the negligence or wilful act or omission.
8. That, the Vendor hereby warrant that the property is free from lien, mortgage, and any encumbrances whatsoever.
9. That, the **PURCHASER** is free to use that landed property, to sale, mortgage and dispose of whatsoever.
10. That, both parties to contract do hereby consent that have read and understood well the terms and conditions before signing the contract
11. That, if any ownership Property disputes arise between the third party as a possible claimant and the parties to this agreement, it is mutually agreed that such possible disputes shall be settled amicably by mediation firstly between the vendor, Kidomole Village Council and possible claimant with exemption of purchaser and that if the dispute is not settled it shall be referred to a court of competent jurisdiction whose award shall be binding upon the parties.
12. That, both Vendor and Purchaser are responsible to pay the Advocate Fees.

13. Covenants binding upon the vendor:

- (a) Not to enter into any contract for disposition of the sold property with any person Whatsoever. Also, the vendor has declared that the property had not been sold, leased, gifted or promised either verbally or by any kind of agreement to any third party.
- (b) Not to rent / lease the sold Property to any person whatsoever other than the Purchaser therein.
- (c) To return at once the money paid by the purchaser if the sold property appears to be in Disputes.

14. Covenants binding upon the purchaser:

- (a) To pay to the Vendor the consideration price as agreed.
- (b) To pay the costs for surveying and registration of purchased property.

(C) To pay Kidomole village duties through NMB Bank Account No **21002300436**

registered in KIJJI CHA KIDOMOLE MAPATO

IN WITNESS WHEREOF the parties hereto have hereunto put their hands to these presents in the day, year and manner herein below appearing:

SIGNED and DELIVERED by the said DANIEL MABUTI OTHAULA who has been identified to me by the latter being personally known to me in my presence this 10th day of December, 2022



Witness: Name: Maria Josiah Mwanjwango Signature: Maria Postal Address: P.O. Box 86 Bagamoyo Qualification: Advocate

SEALED with the COMMON SEAL Of XANTECA GLOBAL COMPANY LTD and DELIVERED in the presence of us this 10th day of 12, 2022.



Name: PETER PEYUISAK Signature: P.E. TOR OF XANTECA GLOBAL LTD Qualification: UKUNI - BAGAMOTOYO Postal Address:

Name: Signature: Qualification: Postal Address:

LOCALITY LEADERSHIP: Name: IRIDI M ONYISHA Signature: IRI Qualification: Mwaliki Kitiongoji Date: 10-12-2022

Witness: Name: Maria Josiah Mwanjwango Signature: Maria Postal Address: P.O. Box 86 Bagamoyo Qualification: Advocate



Serial No.

26507572

FUND TRANSFER REQUEST



CUSTOMERS USE ONLY

BRANCH NAME: BAGAMOYO DATE: 10/12/22 TIME OF FORM DELIVERY: 12:30 PRESENTED BY (NAME): PETER FRANTISAK SIGNATURE: [Signature]
 TISS SWIFT Multi Transfer EFT | BY CASH BY CHEQUE | TZS USD EUR GBP

PLEASE DEBIT MY/OUR ACCOUNT:

DEBIT ACCOUNT NUMBER: 21010034212 DEBIT CHARGES FROM ACCOUNT NUMBER: 21010034212
 DEBIT ACCOUNT NAME: XANTECA GLOBAL LTD APPLICANT'S / REMITTER'S SIGNATURE: [Signature]

BENEFICIARY'S NAME: WISIJHA KIDOMOLE HARATO
 BENEFICIARY'S BANK: NMB
 BENEFICIARY'S BRANCH: BAGAMOYO
 ACCOUNT NUMBER: 21002300436
 BENEFICIARY'S ADDRESS: KIDOMOLE
 PAYMENT DETAILS: 10% OF THE AMOUNT FOR SALE OF LAND

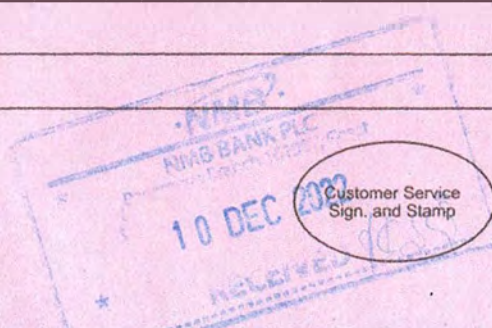
TRANSFER AMOUNT: 5,200,000.00
 AMOUNT IN WORDS: FIVE MILLION AND TWO HUNDRED TANTANIAN SHILLINGS
 IBAN No.: _____ SWIFT CODER: _____
 Sort Code/Federal Wire/ABA No.: _____
 Email ID to send SWIFT Message: _____

FOR OFFICE USE ONLY

Branch:
 Application Checked and Approved by: (Name & Signature) _____
 Maker: (name) [Signature] Sign: _____
 Checker: (name) _____ Sign: _____
 Transaction(s) processed on: 10/12/2022
 Reference: _____
Head Office:
 Transaction(s) processed on: _____

INTERMEDIARY BANK DETAILS (if known):
 NAME: _____
 ADDRESS: _____
 SWIFT CODE: _____
 SORT CODE: _____

International Ops Manager Sign. and Stamp



Customer Service Sign. and Stamp

Bank Office Sign. and Stamp

ID No - 4006873169

Serial No.

26507568

FUND TRANSFER REQUEST



Presented by Peter F. ...

FOR CUSTOMERS USE ONLY:

BRANCH NAME: BAGAMOTOYO DATE: 10/12/2022 TIME OF FORM DELIVERY: 12:30 PRESENTED BY (NAME): Peter F. ... SIGNATURE: [Signature]

TISS SWIFT Multi Transfer EFT | BY CASH BY CHEQUE | TZS USD EUR GBP

PLEASE DEBIT MY/OUR ACCOUNT:

DEBIT ACCOUNT NUMBER: 210110034212 DEBIT CHARGES FROM ACCOUNT NUMBER: 210110034212

DEBIT ACCOUNT NAME: XANTECA GLOBAL LTD APPLICANT'S / REMITTER'S SIGNATURE: [Signature]

BENEFICIARY'S NAME: DAMIEL K. ...
BENEFICIARY'S BANK: NMB
BENEFICIARY'S BRANCH: BAGAMOTOYO
ACCOUNT NUMBER: 21011003322290
BENEFICIARY'S ADDRESS: KADUNA BOULEVARD
PAYMENT DETAILS: PAYMENT FOR THE SALE OF LAND

TRANSFER AMOUNT: 13,000,000.00
AMOUNT IN WORDS: Thirteen million only
IBAN No.: _____ SWIFT CODER: _____
Sort Code/Federal Wire/ABA No.: _____
Email ID to send SWIFT Message: _____

FOR OFFICE USE ONLY:

Branch:
Application Checked and Approved by: (Name & Signature)
Maker: (name) Hacema ... Sign: [Signature]
Checker: (name) _____ Sign: _____
Transaction(s) processed on: 10/12/2022
Reference: _____
Head Office:
Transaction(s) processed on: _____

INTERMEDIARY BANK DETAILS (if known):
NAME: _____
ADDRESS: _____
SWIFT CODE: _____
SORT CODE: _____

International Ops Manager Sign. and Stamp



Bank Office Sign. and Stamp

Serial No.

26507566

FUND TRANSFER REQUEST



FOR CUSTOMERS USE ONLY:

BRANCH NAME: BAGAMOYO DATE: 10/12/2022 TIME OF FORM DELIVERY: 12:00 PRESENTED BY (NAME): PETER FRANTISAK SIGNATURE: [Signature]

TISS SWIFT Multi Transfer EFT BY CASH BY CHEQUE TZS USD EUR GBP

PLEASE DEBIT MY/OUR ACCOUNT:

DEBIT ACCOUNT NUMBER: 21010034212 DEBIT CHARGES FROM ACCOUNT NUMBER: 21010034212

DEBIT ACCOUNT NAME: XANTECA GLOBAL LIMITED APPLICANT'S / REMITTER'S SIGNATURE: [Signature]

BENEFICIARY'S NAME: HAMISI JUMA RASHIDI
BENEFICIARY'S BANK: NMB
BENEFICIARY'S BRANCH: BAGAMOYO
ACCOUNT NUMBER: 21010033210
BENEFICIARY'S ADDRESS: KIDOMOLE
PAYMENT DETAILS: PAYMENT FOR SALE OF LAND

TRANSFER AMOUNT: 13,000,000.00
AMOUNT IN WORDS: thirteen million tanzanian shillings
IBAN No.: SWIFT CODER:
Sort Code/Federal Wire/ABA No.:
Email ID to send SWIFT Message:

FOR OFFICE USE ONLY:

Branch:
Application Checked and Approved by: (Name & Signature)
Maker: (name) [Signature] AM Sign: [Signature]
Checker: (name) Sign:
Transaction(s) processed on: 10/12/2022
Reference:
Head Office:
Transaction(s) processed on:

INTERMEDIARY BANK DETAILS (if known):
NAME:
ADDRESS:
SWIFT CODE:
SORT CODE:
[Stamp: NMB BANK PLC 10 DEC 2022]
International Ops Manager Sign. and Stamp
Bank Office Sign. and Stamp

Serial No.

26507571

FUND TRANSFER REQUEST



FOR CUSTOMERS USE ONLY:

BRANCH NAME: BAGAMOYO DATE: 10/12/22 TIME OF FORM DELIVERY: 12.30 PRESENTED BY (NAME): PETER FRANTISAK SIGNATURE: [Signature]

TISS SWIFT Multi Transfer EFT | BY CASH BY CHEQUE | TZS USD EUR GBP

PLEASE DEBIT MY/OUR ACCOUNT:

DEBIT ACCOUNT NUMBER: 21010034212 DEBIT CHARGES FROM ACCOUNT NUMBER: 21010034212

DEBIT ACCOUNT NAME: XANTECA GLOBAL LIMITED APPLICANT'S / REMITTER'S SIGNATURE: [Signature]

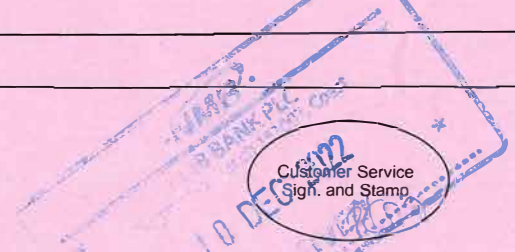
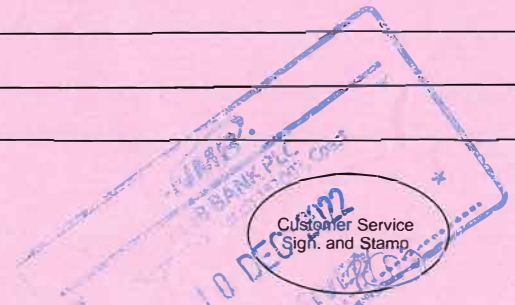
BENEFICIARY'S NAME: HANENO KIBINDU KAENI
BENEFICIARY'S BANK: NMB
BENEFICIARY'S BRANCH: BAGAMOYO
ACCOUNT NUMBER: 21010033211
BENEFICIARY'S ADDRESS: KIDOMOLE
PAYMENT DETAILS: PAYMENT FOR SALE OF LAND

TRANSFER AMOUNT: 13,000,000.00
AMOUNT IN WORDS: thirteen million tanzanian shilling only
IBAN No.: _____ SWIFT CODER: _____
Sort Code/Federal Wire/ABA No.: _____
Email ID to send SWIFT Message: _____

FOR OFFICE USE ONLY:

Branch:
Application Checked and Approved by: (Name & Signature)
Maker: (name) [Signature] Sign: [Signature]
Checker: (name) _____ Sign: _____
Transaction(s) processed on: 10/17/2022
Reference: _____
Head Office:
Transaction(s) processed on: _____

INTERMEDIARY BANK DETAILS (if known):
NAME: _____
ADDRESS: _____
SWIFT CODE: _____
SORT CODE: _____



LD File Ref. No. 8000/SI/997/YCM

SF.37

To: SURVEY DIVISION

From: LAND DIVISION

REQUEST FOR SURVEY

Plot No: 3 PLOTS Estate Name: _____
 Block No: _____ Farm No: _____
 Locality: KIDOMOLE Locality: KI OMOLE
 Township: KIDOMOLE District: BAGAMOTO
 M. Settlement: _____ L.O No: _____
 T. Center: BAGAMOTO URBAN AREA
 Tenure (Leasehold, ex-freehold, Govt. allocation): _____
 Has offer been made?: _____

Term: _____
 Quoted area if any: APR. 80 ACRES
 DTP approval?: 19/BG/19/BG/1773/062022

Has advance against estimated survey fees been paid? _____

Lessee and address: XANTECA GLOBAL LIMITED

Priority ratio (with reasons if other than normal) _____

Date: 10/03/2023

AUTHORISED LAND OFFICER
 P.O. BOX 59
 BAGAMOTO DISTRICT
 FOR: COMMISSIONER FOR LANDS
 I have no my survey encumbrance and no disputes.

NB: To be submitted in duplicate with copies of sketch plan To: Assistant Surveyor/Tech. Surveyor /District Surveyor/

FRANK MLIGO
 GOSBETH KIVIKE OF MILLENNIUM SURVEYORS
 C/O LTD.

INSTRUCTION FOR SURVEY

Carry out the survey of 3 plots as per TP drawing no. 19/BG/1773/062022 and adhere all survey regulations and rules. Tie your survey on former points ETS/218

Date: 10/03/2023

FOR: DIRECTOR OF SURVEYS AND MAPPING
 DISTRICT COUNCIL
 P.O. BOX 59
 BAGAMOTO

date - 14.12.2022

Mkurugenzi Mtendaji (W)
Halmashauri ya vilaya Bagamoyo
SLP 59
Bagamoyo

K.K
Mtendaji Kata
Kata ya Fukayosi
SLP 59

K.K
Mwenyekiti wa kitongoji
Kitongoji cha Usingwa,

Imepitishwa, Apimiwa
Naomba apimiwa
20/12/2022
AFISA MTENDAJI KATA
KATA - FUKAYOSI
BAGAMOYO
K.K. Mtendaji wa Kijiji
Kijiji cha Kidomole
S.L.P 59.
NAOMBA APIMIWA
NIMEJOA PENELELEZO
20/12/2022
AFISA MTENDAJI KIJILI
KIJILI CHA KIDOMOLE
BAGAMOYO

YAH: MAOMBI YA KUPIMWA ENEO LILILOPO KATIKA KITONGOJI CHA USINGA KIJILI CHA KIDOMOLE KATA YA FUKAYOSI BAGAMOYO LENYE UKUBWA WA EKARI 80

Rejea kichwa cha habari hapo juu,

XANTECA GLOBAL limited ni kampuni inayo miliki eneo katika Kijiji cha Kidomole kata ya Fukayosi kimila, naleta kwako maombi ya kupimiwa eneo hi.lo kulingana na mchoro wa mipangomiji uliopo ili niweze kumiliki kwa mujibu wa sharia na taratibu.

Ninamatumaini kuwa ombi langu litafanyiwa kazi.

Nakutakia kazi njema.


Peter Frantisak
mkurugenzi wa Xanteca Global Ltd



TANZANIA – MINISTRY OF LANDS, HOUSING & URBAN DEVELOPMENT
SURVEY & MAPPING DIVISION

Certificate of Acceptance of Boundary Beacons

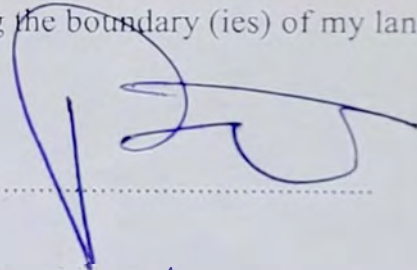
I hereby certify that in company with FRANK MLIQO

I have seen the beacons marked 18CX 758, 18CX 759, 18CX 760,
18CX 761, 18CX 762, 18CX 763 18CX 764 – 18CX 775

being the corner beacons of PLOTS NO BLOCK

AT KIDOMOLE occupied by me, that they are in good

condition and repair, and I agree to accept these beacons as defining the boundary (ies) of my land

Signature 

XANTECA GLOBAL LTD

In the presence of:

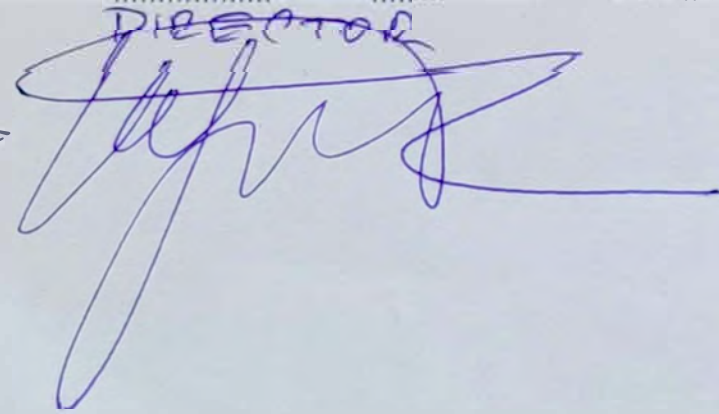
PETER FRANTISAE

Witness

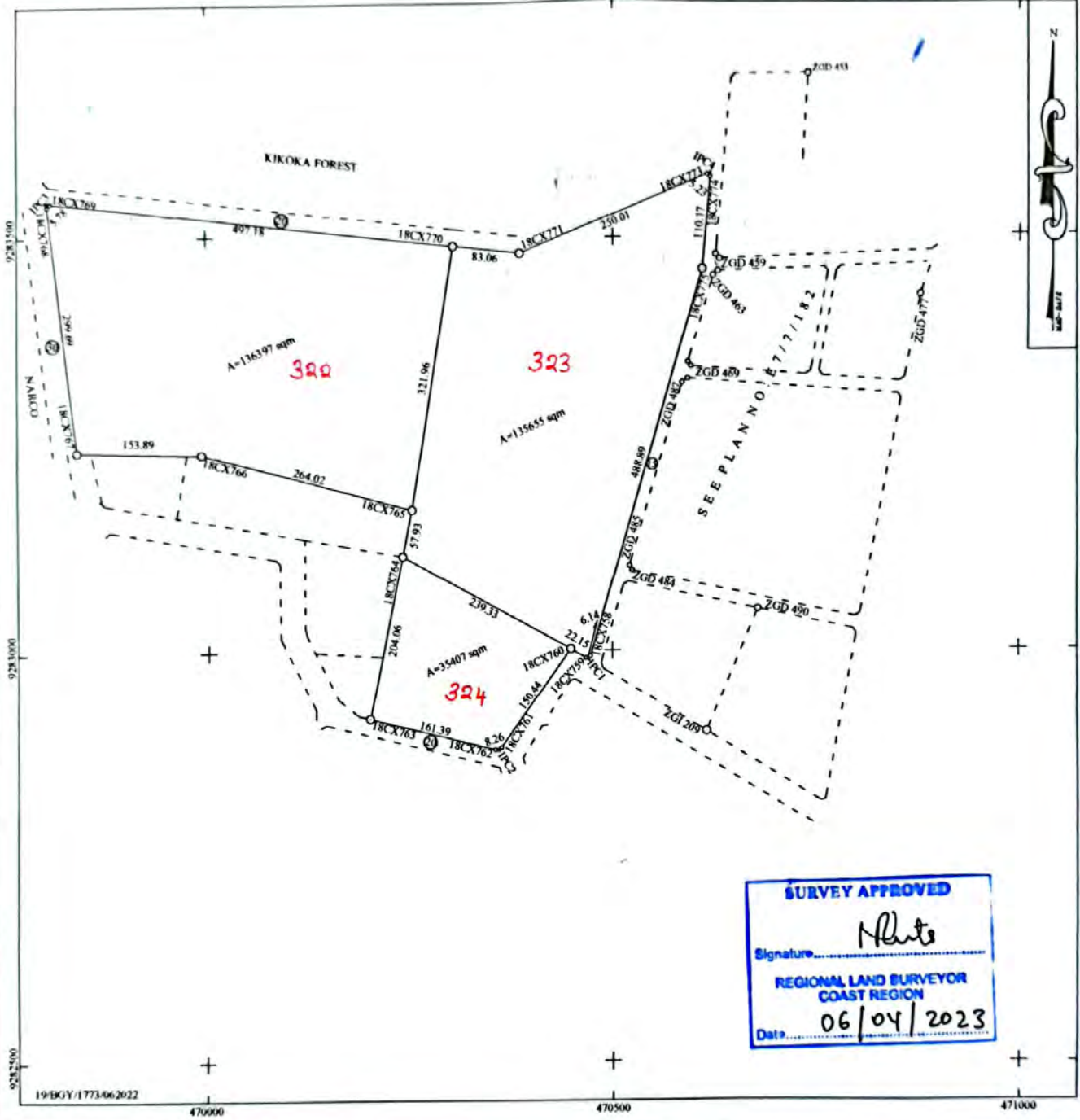
DIRECTOR

Date 04/04/2023

04/04/2023



SURVEY OF PLOTS No. ~~322~~ - ~~324~~BLOCK **VAT KIDOMOLE
BAGAMOYO URBAN AREA - COAST REGION**



SURVEY APPROVED
Signature: *Mhite*
REGIONAL LAND SURVEYOR
COAST REGION
Date: 06/04/2023

Comps No. **301 H**
Mp No **168 IIII**
Std sheet No. **168 IIII**
Action C.C.
PLAN No: **E 7 / 461**

SCALE 1:5000
Amendments made by:
1 Mwachua (plots no.) 5.4.2023
II.....
III.....
Photostat Copies Sent to
I.....
II.....
III.....

Plan drawn by NGAHWELA VICENT
I hereby certify that the survey represented
by this plan was carried out in accordance
with the survey regulations.
Date **10/03/2023**
Angina
OLIVER MGINA
LICENSED LAND SURVEYOR
MILLENNIUM SURVEYORS CO.LTD
REGISTERED PLAN No.....