

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

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In reply please quote:
Ref. No. LR/DOM/T/



REGISTRAR OF TITLES
P. O. Box 1062,
DODOMA.

16-03-2018

TO: YASIN ALLY ATHUMAN
Box 1031
DODOMA

TITLE No. 34861-DLR LO No. 706895
PLOT No. 77 BLOCK No. BB LOCATION NALA
DODOMA MUNICIPALITY

I have the honor to enclose herewith duplicate of the certificate of Title Numbered as above please.

cc LAND DIVISION



G.W. MAUYA

ASST. REGISTRAR OF TITLES

Date of Issue:

Title Number: 34861-DLR

Land Office Number: 706895

Land: PLOT NO. 77 BLOCK 'BB' NALA DODOMA MUNICIPALITY

Term: NINETY NINE (99) YEARS

TITLE No. 34861-D2R
REGISTERED 1-3-2018
at 10:50 Am
Asst. Registrar of Titles



Land Form No. 22

Stamp Duty Shs. 100 Paid and
Revenue Receipt No. 101526
of 21-2-2017 issued.
Stamp Duty Officer

TANGANYIKA
STAMP DUTY PAID ON
ORIGINAL Shs. 100,000
Receipt No. 101526 of 21-2-17
Stamp Duty Officer

THE UNITED REPUBLIC OF TANZANIA

THE LAND ACT, 1999
(NO 4 OF 1999)


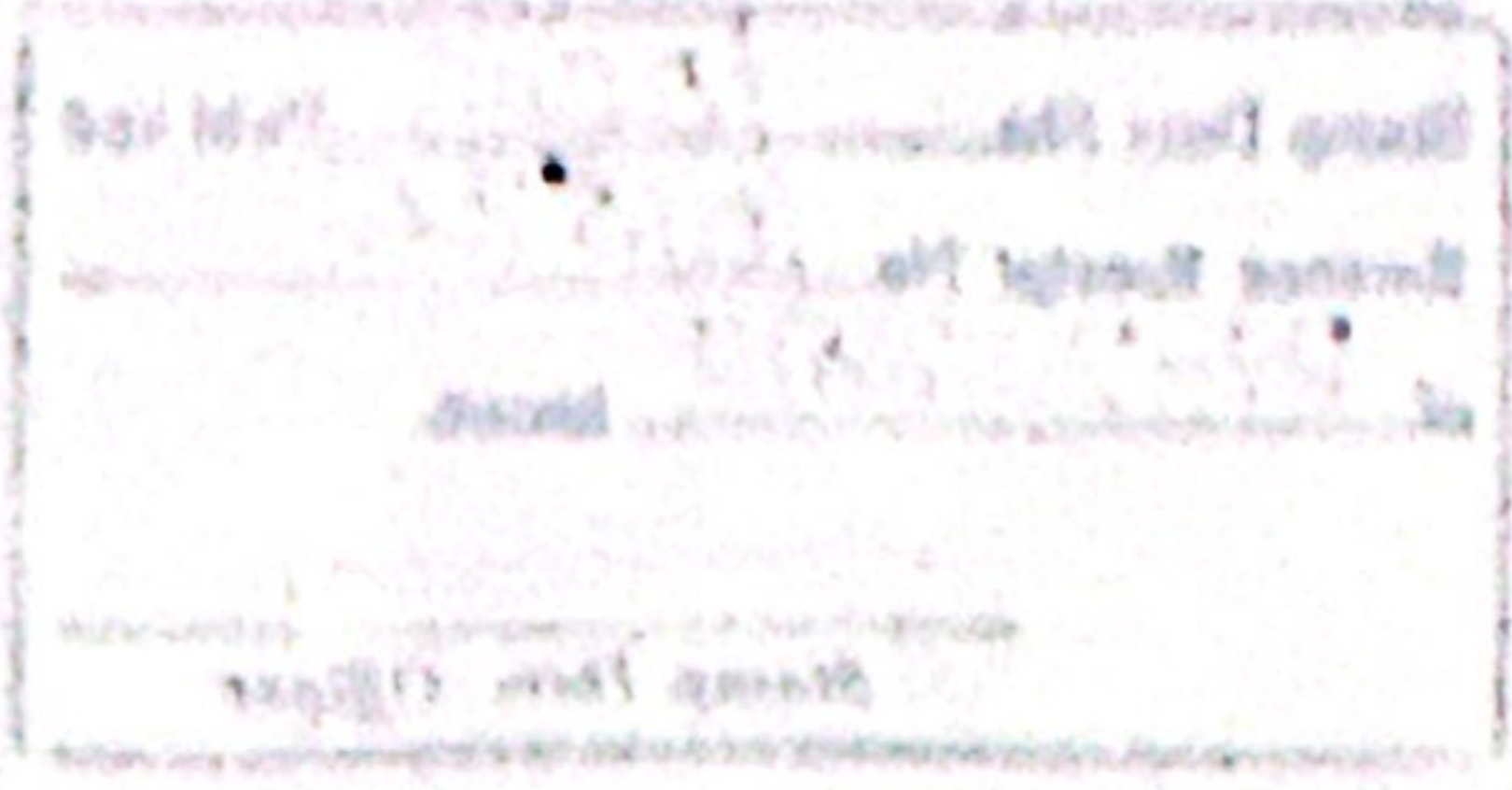
CERTIFICATE OF OCCUPANCY
(Under Section 29)

Title No. 34861-D2R
L.O. No. 706895
L.D. No 80929

The 28th day of February. Two Thousand and Eighteen

THIS IS TO CERTIFY that **YASIN ALLY ATHUMAN** of Post Office Box 1031, Dodoma (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 (99)** from the first day of **January, Two thousand and seventeen** according to the true intent and meaning of the Land Act and subject to the provisions thereof and to any regulations made thereunder and to any enactment in substitution therefore or amendment thereof and to the following special conditions:

1. The Occupier having paid rent up to the **thirtieth** day of **June, 2017** shall thereafter pay rent of shillings **two million four thousand only (2,004,000/=)** 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 the occupier's expenses as assessed by the Director responsible for Surveys and Mapping.
 - (ii) Do everything possible to preserve 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 the environment and to achieve such objective.



(iii) Erect on the Land building (hereinafter called "the building") in permanent material designed for use in accordance with the condition of the Right and which conform to the building line (if any) decided by Dodoma Municipal Council (hereinafter called "the AUTHORITY").

(iv) At all times during the term of the Right have on the land building 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 any building except in accordance with building plans and specifications which shall have been first approved by the Authority as here in before provided.

(vi) Approval of plans of any building by the Authority shall not imply that the construction of such building will satisfy the occupier's obligation under the conditions of the Right and shall not imply waiver or modification of any condition in the Right.


3 **USER:** The land and the buildings to be erected thereon shall be maintained and the same shall be used for **Service Industrial Purposes only, Use Group "L" Use Class (a)** as defined in the Town and Country Planning (Use Classes) Regulations, 1960 as amended in 1995.

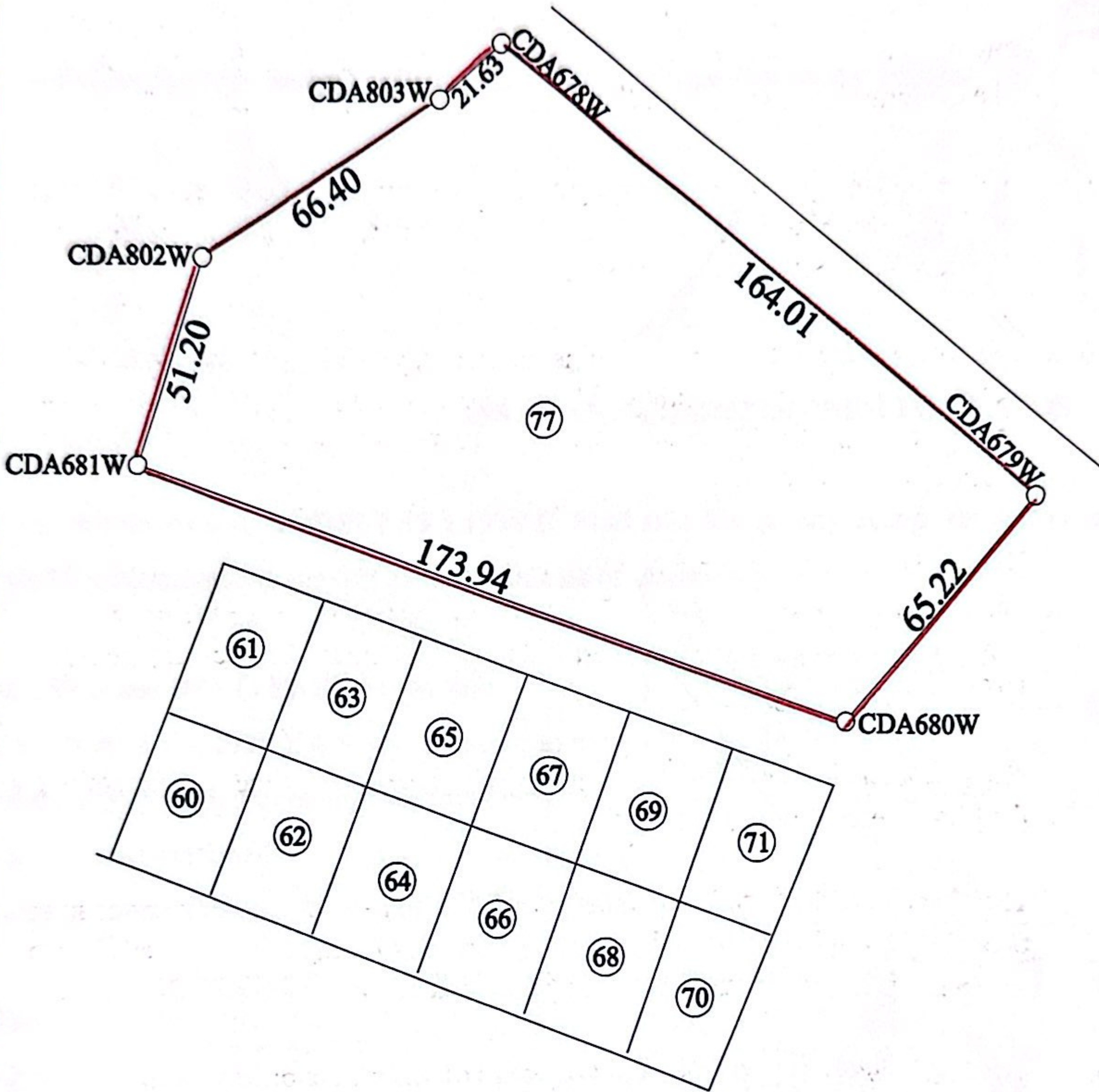
4. The Occupier shall not assign the right within three years of the date hereof without the prior approval of the Commissioner.

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 or in public interest.

DODOMA MUNICIPALITY

	LOCATION	NALA
	PLOT No	77
	BLOCK	BB
	L.O No	706895
	AREA	1.72 Ha



This plan prepared in accordance with the Registered plan No 94602, is approved for the purpose of Land Registration Act cap 334.

Director of Surveys and Mapping *Atawza*

Date..... 31/01/2018

Ministry of Lands and Human Settlement Development Dodoma.

The issue of this plan implies no guarantee or admission of the title by the Government

SCHEDULE

All that Land known as **Plot No. 77 Block 'BB'** situated at **Nala in Dodoma Municipality** containing **one point seven two (1.72) Hectares** shown for identification only edged **red** on the plan attached to this Certificate and defined on the registered Survey Plan Numbered **94602** deposited at the office of Director for Surveys 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 **GODBLESS LISTER MALIGANA** hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

SIGNED and DELIVERED by the said)
YASIN ALLY ATHUMAN who is known to me)
Personally/identified to me by the latter being)
known to me personally)
in our presence this **02** day of **February** 2018)

Witness's

Signature:.....
Name:..... **ROBERT WILSON**)
Postal Address :..... **130 DODOMA**)
Qualification..... **ADVOCATE**)

