

Telephone No. 53210

MINISTRY OF LANDS,  
LAND REGISTRY,  
P.O. BOX 190,  
MOSHI.

Ref. No. L/1701/1019/2  
To: OLIVER AUGUSTINE MAMUNDA  
P.O. BOX 35365 ARUSHA

Date: 22nd FEB 2019

Sir/Gentlemen/Madam,

RE: THE LAND REGISTRATION ORDINANCE (CAP. 334)  
TITLE NO: 61049 L.O. NO: 315231 PLOT NO: 350  
BLOCK NO: MATEVES ARUSHA CITY

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

Please endorse your signature on the enclosed form of receipt and return the same to me in due course.

I am, Sir/Gentlemen/Madam  
Your Obedient Servant

*[Signature]*  
ASSISTANT REGISTRAR OF TITLES  
MOSHI

C.C.  The Authorized Land Officer,  
P.O. BOX 8013 ARUSHA Date of C.O. 10th Oct 2019  
KILIMANJARO/ARUSHA/TANGA/MANYARA

Date of Issue


Title Number: 61049 LAND REGISTRY - MOSHI

Land Office Number: 315231

Land: PLOT NO 350 MATEVES, ARUSHA CITY COUNCIL.

Term: SIXTY SIX (66) YEARS.

*[Handwritten notes]*  
1530  
1530  
1530

THE No. 61049  
 REGISTERED ON 5/11/2019  
1:000  
  
 Registrar of Titles

Stamp Duty Shs. 10000 Paid  
 and Receipt Receipt No. 99007832405  
 of 24/10/2018 Land Form No. 2  
 Registrar of Titles

Stamp Duty Shs. 26,000/- Paid  
 Original Revenue Receipt  
99007832405 of 24/10/2018  
 Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA

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

CERTIFICATE OF OCCUPANCY  
(Under Section 29)

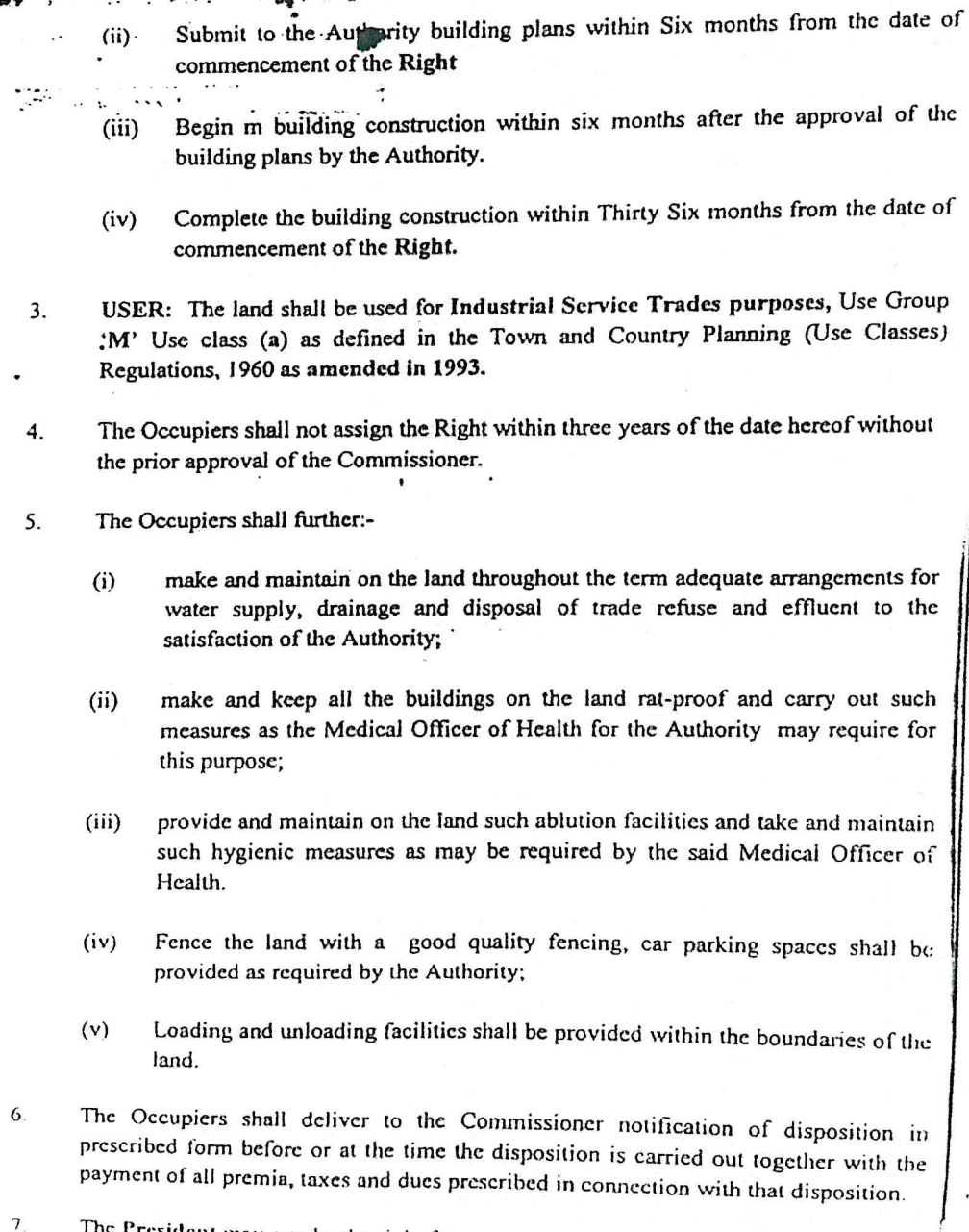
LAND REGISTRY - MOSHI

Title No. 61049  
L.O.No.315231  
ARD/15937

The 10<sup>th</sup> day of January 2019.....

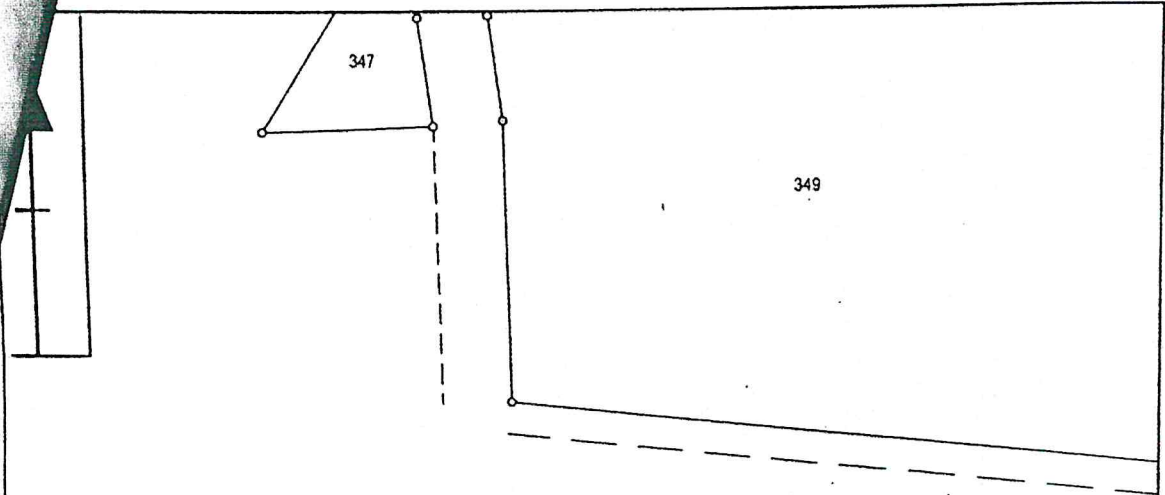
THIS IS TO CERTIFY that ALFRED AUGUSTINO MASSAWE OF P.O.BOX 35365, ARUSHA (hereinafter called "the Occupier") is entitled to the Right of Occupancy (hereinafter called "the Right") in and over the land described in the Schedule hereto (hereinafter called "the Land") for a term of Sixty six years from the First day of October, Two Thousand and eighteen 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, 2019 shall thereafter pay rent of five hundred nineteen thousand nine hundred seventy eight Shilling only (Tshs. 519,978/=) 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 land.
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.

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- (ii) Submit to the Authority building plans within Six months from the date of commencement of the Right
- (iii) Begin m building construction within six months after the approval of the building plans by the Authority.
- (iv) Complete the building construction within Thirty Six months from the date of commencement of the Right.
3. **USER:** The land shall be used for **Industrial Service Trades purposes**, Use Group :M' Use class (a) as defined in the Town and Country Planning (Use Classes) Regulations, 1960 as amended in 1993.
4. The Occupiers shall not assign the Right within three years of the date hereof without the prior approval of the Commissioner.
5. The Occupiers shall further:-
- (i) make and maintain on 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 a good quality fencing, car parking spaces shall be provided as required by the Authority;
  - (v) Loading and unloading facilities shall be provided within the boundaries of the land.
6. The Occupiers 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 ...



# ARUSHA CITY



## INSET SHOWING DETAILS OF PLOT

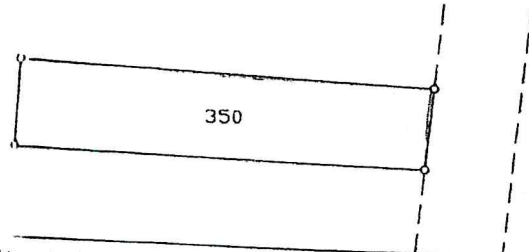
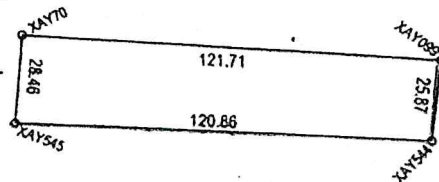
Locality MATEVES AREA

Block.....


Plot No. 350

L.O no. 315231

Area 3291 sqmetres



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

This plan prepared in accordance with Registered plan No. 99773 is approved for the purposes of the Land Registration Ordinance  
 Director of Surveys and Mapping   
 Date 06/11/2012 Ministry of Lands Housing Human Settlement and Development  
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