

Land Form 23 A.

TANZANIA

THE LAND ACT 1999
(NO. 4 OF 1999)

CERTIFICATE OF OCCUPANCY

(Under Section 29)

Date of Issue:

Title Number: 66775 LAND REGISTRY - MCH...

Land Office Number: 809109.

Land: PLOT NO. 8 BLOCK 'A' AT KWASADALA IN HAI DISTRICT

Term: NINETY NINE (99) YEARS

TITLE No. 66775

REGISTERED ON
21-02-2022

at 1:00 P.m



Asst. Registrar of Titles

Land Form No. 22

Stamp Duty Shs. 100/-

Paid

and Revenue Receipt No.

922027091063555

of 27-01-2022

issued.

Asst. Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA

THE LAND ACT, 1999

CERTIFICATE OF OCCUPANCY
(Under Section 29)

Stamp Duty Shs. 46,250/-

Paid

on Original Revenue Receipt No.

922027091063555 of 27-01-2022

Asst. Registrar of Titles

Title No. 66775

L.O. No. 809109

LD No. LD/HAI/A/KSD/8

LAND REGISTRY - MOSHI

The 9th day of February Two Thousand and Twenty Two

THIS IS TO CERTIFY that HARSHO MILLING COMPANY LIMITED is a limited liability company incorporated in Tanzania Under the Companies Act, Cap 212 (R.E 2002) having its registered office at P.O. Box 810, MOSHI (hereinafter called "the Occupier") is entitled to a 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 (99) years from the first day of January, 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 therefore 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 Nine Hundred and Twenty Six Thousand Five Hundred and Fifty (Tshs 926,550/=) 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 Occupiers 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) Erect on the land buildings in permanent materials designed in accordance with the conditions of The Right and which conform to the building line (if any) decided by The Hai District Council.
- (iv) Submit building plans to The Authority within six months of the date of commencement of The Right.
- (v) Begin building construction within the first six months after the date of submission of building plans by The Authority.
- (vi) Complete the buildings construction within thirty six months of the date of commencement of The Right.

3. USER:-

The land and the building to be erected thereon shall be used for the purposes specified in the Schedule to the **Planning (Use Groups and Classes) Regulations 2018**, in the Government Gazette of 191 of 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 the prescribed form before or at the time the disposition is carried out together with the payment of the premia, taxes and dues prescribed in connection with that disposition.
- 6. The President may revoke the right for good cause or in public interest.

HAI DISTRICT



INSET SHOWING DETAILS OF PLOT

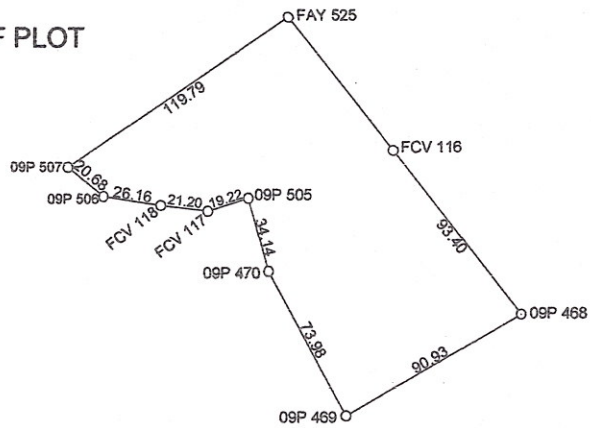
LOCALITY: KWASADALA

BLOCK : A

PLOT NO : 8

L.O. NO. : 809109

AREA : 14,707 SQM



REF: TP DRG No. 04/HAI/08/112021



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

This plan, prepared in accordance with Registered Plan No. **144781** approved for the purpose of the Land Registration ordinance.

Director of Surveys and Mapping *[Signature]* date 31/01/2022
Ministry of Lands, Housing & Human Settlements Development.

DISTRICT SURVEYS
HAI

