



Unapojibu tafadhali taja:

**Kumb. Na. KTC/LD/11748/13**

**31.01.2024**

**KITUO CHA UWEKEZAJI TANZANIA**

**Kiwanja Na. 9A & B**

**Mtaa wa Shabaan Robert**

**Sanduku la Barua 938**

**11410-DAR ES SALAAM.**

**YAH: MILIKI YA KIWANJA NAMBA 210 KITALU A ENEO LA ZEGERENI KIBAHA MJINI**  
Mada tajwa hapo juu yahusika.

2.Kiwanja tajwa hapo juu kimemilikishwa kwa kampuni ya **LEMAR GOLDSTONE TANZANIA LIMITED** ya S.L.P 72318, **DAR ES SALAAM** kwa muda wa miaka **99** kuanzia tarehe **01.01.2024** kwa matumizi ya **KIWANDA**.

3.Hivyo basi kwa barua hii nakujulisha kuwa taratibu za kumilikisha kiwanja hiki zimekamilika na Rasimu ya Hati imewasilishwa Ofisi ya Kamishna wa Ardhi Msaidizi Mkoa wa Pwani kwa hatua Zaidi za kusainiwa na kusajiliwa.

4.Nashukuru kwa ushirikiano.

Magambo Ruturagara  
AFISA ARDHI MTEULE

**K.n.y: MKURUGENZI WA MJI  
KIBAHA**

**Nakala:**

1. Mkurugenzi wa Mji, - kwa taarifa  
**Kibaha.**
2. LEMAR GOLDSTONE TANZANIA LIMITED - kwa taarifa na ufuatiliaji



ORIGINAL

THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENTS DEVELOPMENT

ACKNOWLEDGEMENT OF PAYMENTS

Telegraphic Address "ARDHI"

P.O. BOX 9230  
DAR ES SALAAM

Tel: NO: 2121241-9  
In reply please quote:

Ref: NO: KTC/LD/PT/11748  
To; LEMAR GOLDSTONE TANZANIA LIMITED  
P.O.Box.72318, DAR ES SALAAM.

Date 19.01.2024

RE: RECEIPT OF PAYMENTS ON PLOT NO. 210 BLOCK 'A' SURVEY  
PLAN NO.E'354/260 REG.NO.81983 MEASURING. 9964 SQM.  
LOCATED AT ZEGERENI IN KIBAHA TOWNSHIP.

This is to notify you of the receipt of various fees you effected pertaining to Plot/Farm bearing details described above, that is;

	Shillings	ERV NO'S	Date
(i)Premium (if any): -	521,664/=	924002224146009	02.01.2024
(ii)Plot Application fee: -	5,000/=		
(iii)Fees for Certificate of occupancy	25,000/=		
(iv)Registration: -	31,616/=		
(v)Survey Fee: -	NIL		
(vi)Stamp Duty:	31,616/=		
(vii)Land Rent from 1 <sup>st</sup> January, 2024 To 30 June, 2024	316,160/=		
<b>TOTAL (IN TSHS):</b>	<b>931,056/=</b>		
<b>LAND RENT PER YEAR TSH. 316,160/=</b>	.....		

User: The land shall be used for **Industrial** purposes only. Use Groups(s) 'M' Use Class (es) (a) to (e) as defined in the Urban Planning (Use Groups and Use Classes) Regulations 2018

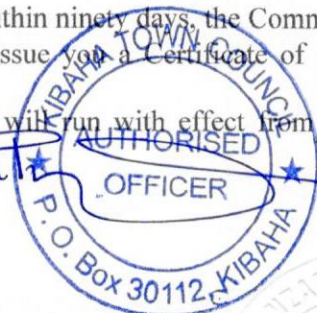
Term: Ninety Nine (99) years

With effect from 1<sup>st</sup> January, 2024

Furthermore you are informed that, by virtue of these payments and within ninety days, the Commissioner for Lands or an Assistant Commissioner for Lands, shall prepare and issue you a Certificate of Occupancy according to Section 29 of the Land Act, Cap 113 (R.E.2002).

(as amended).The Term and conditions of the Right of Occupancy will run with effect from the date of completion of your payments bill.

.....  
AUTHORISED OFFICER



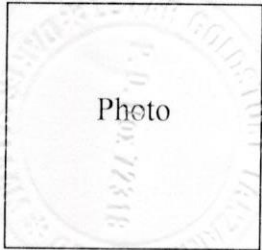
We: LEMAR GOLDSTONE TANZANIA LIMITED

(The Applicants(s) certify that the figures relating to the foretasted payments are correct.

Signature(s):.....  Date..... 23/1/2024

Signature(s):.....  Date..... 23/01/2024





(IJAZWE NAKALA TATU)  
**JAMHURI YA MUUNGANO WA TANZANIA**  
 SHERIA YA ARDHI NA.4 YA 1999.

**MAOMBI YA HATI YA KUMILIKI ARDHI.**  
 (CHINI YA FUNGU NAMBA 25)

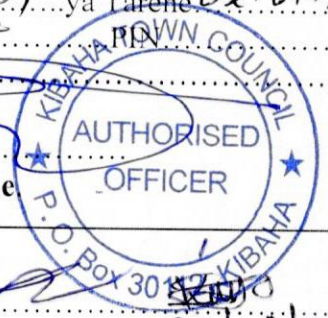
1. Mimi/sisi..... **LEMAR GOLDSTONE TANZANIA LIMITED** Jinsia.....
2. Tarehe. **23/11/2024**
3. Anuani ya Biashara... **72318 DAR ES SALAAM**  
 namba ya Simu... **0713 550956**
4. Uraia... **MWATIZANIA** **edshayo2000@yahoo.com**
5. Nina/tunaomba haki ya kumiliki Ardhi,  
 (a)Namba ya kiwanja. **210 BLOCKA** ukubwa wa kiwanja... **9964 SQM**  
 (b)Matumizi ya ardhi inayooombwa... **VIWANDA**  
 (c)Nipo/tupo tayari kulipia jumla ya Tshs.....kwa ardhi hiyo.
6. Nina/tunathibitisha kwamba nina/tunamiliki ardhi/shamba katika maeneo mengine  
**DAR ES SALAAM**
7. Kama ulikuwa mmiliki wa shamba au nyumba taja namba ya uthamini.....
8. ©Je ulikuwa umechangia upimaji katika eneo unaloomba?Ndiyo/Hapana.Kama jibu ni ndiyo taja namba yako ya Risti na kiasi ulicholipia.....
9. Nitazingatia masharti ya kumiliki ardhi kwa mujibu wa Sheria
10. Maelezo mengine unayohisi ni muhimu kutujulisha.....
11. Nina/Tunathibitisha kwamba yote yaliyoelezwa hapo juu ni kweli tupu kwa uelewa wangu/wetu.
12. Saini ya mwombaji..... **[Signature]** Tarehe. **23/11/2024**

**KWA MATUMIZI YA OFISI TU**

**KUMBUKUMBU NA** **KIC/LD/PT/11748**

Ada ya Maombi imelipwa kwa stakabadhi Na. **924002224146009** ya Tarehe **02.01.2024**  
 Amekubaliwa Kiwanja Na. **210** ukubwa wa **9964**  
 Maombi yamekataliwa kwa sababu.....

**[Signature]**  
**Kamishna wa Ardhi/Afisa Ardhi Mteule**



Nime/Tumekabidhiwa nakala:Saini ya Mwombaji/Waombaji..... **[Signature]**  
 Tarehe... **23/11/2024** **23/11/2024**

- ❖ Ujazo wa Juu-Mita za Mraba **1-600**(Kiwanja Kidogo)
- ❖ Ujazo wa Kati-Mita za Mraba **601-1200** (Kiwanja chenye ukubwa wa kati)na
- ❖ Ujazo wa Chini-Mita za Mraba **1201** – na kuendelea(kiwanja Kikubwa).



ORIGINAL

THE UNITED REPUBLIC OF TANZANIA

MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENTS DEVELOPMENT

ACKNOWLEDGEMENT OF PAYMENTS

Telegraphic Address "ARDHI"

P.O.BOX 9230  
DAR ES SALAAM

Tel: NO: 2121241-9

In reply please quote:

Ref: NO: KTC/LD/PT/11747

Date 29.01.2024

To; LEMAR GOLDSTONE TANZANIA LIMITED

P.O.Box.72318, DAR ES SALAAM.

RE: RECEIPT OF PAYMENTS ON PLOT NO. 209 BLOCK "A" SURVEY  
PLAN NO.E'354/260 REG.NO.81983 MEASURING.1.00 Ha.  
LOCATED AT ZEGERENI IN KIBAHA TOWNSHIP.

This is to notify you of the receipt of various fees you effected pertaining to Plot/Farm bearing details described above, that is;

	Shillings	ERV NO'S	Date
(i)Premium (if any): -	264,000/=	924029229532064	29.01.2024
(ii)Plot Application fee: -	5,000/=		
(iii)Fees for Certificate of occupancy	25,000/=		
(iv)Registration: -	56,000/=		
(v)Survey Fee: -	NIL		
(vi)Stamp Duty:	56,000/=		
(vii)Land Rent from 1 <sup>st</sup> January, 2024 To 30 June, 2024	560,000/=		
<b>TOTAL (IN TSHS):</b>	<b>966,000/=</b>		
<b>LAND RENT PER YEAR TSH. 560,000/=</b>	.....		

User: The land shall be used for *Industrial* purposes only. Use Groups(s) 'M' Use Class (es) (a) to (e) as defined in the Urban Planning (Use Groups and Use Classes) Regulations 2018

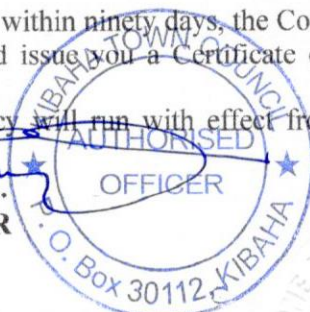
Term: Ninety Nine (99) years

With effect from 1<sup>st</sup> January, 2024

Furthermore you are informed that, by virtue of these payments and within ninety days, the Commissioner for Lands or an Assistant Commissioner for Lands, shall prepare and issue you a Certificate of Occupancy according to Section 29 of the Land Act, Cap 113 (R.E.2002).

(as amended).The Term and conditions of the Right of Occupancy will run with effect from the date of completion of your payments bill.

.....  
AUTHORISED OFFICER



We: LEMAR GOLDSTONE TANZANIA LIMITED

(The Applicants(s) certify that the figures relating to the foretasted payments are correct.

Signature(s):

Date: 31/1/2024

Signature(s):

Date: 31/1/2024

