

**MKATABA WA KUPANGISHA
NYUMBA YA OFISI**

KATI YA

NANCY MENGI THABITI

NA

INFINITY HOME

Kiwanja kipo Plot No.2 Block "F" NCC, Jijini Dodoma.

MKATABA WA KUPANGISHA KIWANJA

Mkataba huu umefanywa leo tarehe.....01.....Mwezi.....OKTOBA.....Mwaka
2025

KATI YA

NANCY MENGI THABITI wa **S.L.P 3522, Dodoma**, ambaye katika mkataba huu atajulikana kama (mpangishaji) neno ambalo litamjulisha yeye mwenyewe, mwanasheria wake ,wakala wake, warithi wake na yeyeto atakae dahi haki kwa kutumia upande kwakwe kwa upande mmoja

NA

INFINITY HOMES wa **S.L.P 3522, Dodoma** ambaye kaika mkataba huu atajulikana kama (mpangaji) neno ambalo litamtamjumuisha yeye mwenyewe , mwanasheria wake , wakala wake, warithi wake, na yeyeto atakae dai haki kwa kupitia kwake.

A. KWA KUWA

Mpangishaji amethibitisha kuwa yeye ni mmiliki halali kisheria wa nyumba ya ofisi

B. NA KWA KUWA

Mpangishaji kwa hiari yake mwenyewe ameamua kumpangisha **Mpangaji** nyumba tajwa hapo juu, na **mpangaji** yuko tayari kupanga kwenye nyumba hiyo kwa masharti na makubaliano kama yanavyoonekana kwenye mkataba huu;

MKATABA HUU UNASHUHUDIA KAMA IFUATAVYO:-

1. Kwamba, Mpangishaji anampangisha mpangaji kiwanja, kilichopo Plot No. 2 Block "F" NCC, Jijini Dodoma.

2. Kwamba , upangaji wa nyumba tajwa ni kwa muda wa miezi Sitini (60) kuanzia tarehe 01 mwezi wa 10 mwaka 2025 na kukoma tarehe 01 mwezi wa 10 mwaka 2030

3. Kwamba **mpangishaji** anampangisha **Mpangaji** na **Mpangaji** anapanga kiwanja kwaajili ya ujenzi wa Hoteli na ofisi tajwa hapo juu kwa jumla ya fedha za kitanzania shilingi Laki tano tu kwa mwezi (500,000/=) sawa na Shilingi Milioni Sita tu.(Tshs. 6,000,000/=) kwa Mwaka ambayo ni kodi ya nyumba ya miezi ishirini na nne (24)

4. Kwamba fedha za pango tajwa hapo juu zitalipwa kila baada ya Miezi Kumi na Mbili (12), yaani Shilingi Milioni Sita tu (Tshs. 6,000,000/=) kodi ya Miezi 12 ambapo siku ya kusaini mkataba huu, na kwa kusaini mkataba huu, **Mpangishaji** anakiri kupokea fedha tajwa.

MBELE YA

Jina: IUMAINI MTEI

Sahihi: 

Anuani: P. BOX 3522

Kazi: MFANYABIACHARA

MBELE YA

Jina: ONBOMO DAVID MARTIN ISSIAH

Sahihi: 

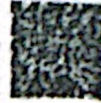
Anuani: 17099 DODOWLA

Kazi: ADVOCATE





THE UNITED REPUBLIC OF TANZANIA
CERTIFICATE OF OCCUPANCY
 THE LAND ACT, Cap 113
 (Under Section 29)



Title Number : DOM030684

Date of Registration : 24-Nov-2023[12:11]

[Signature]

REGISTRAR OF TITLES

(24-Nov-2023)

Registered under section 27 of the Land Registration Act (Cap 334).

I. REGISTERED OCCUPIER AND TENURE

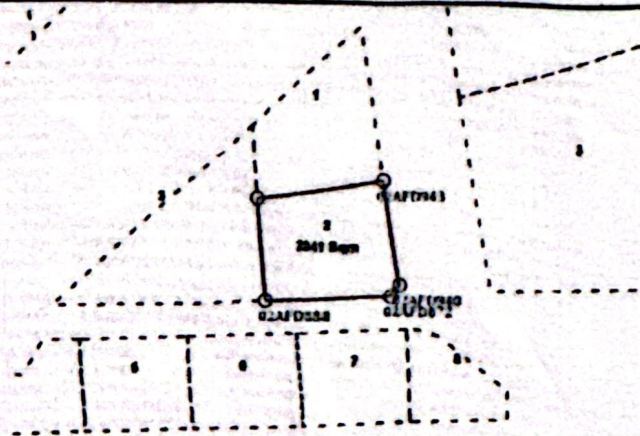
THIS IS TO CERTIFY that NANCY MENGI THABITI of P.O.Box 3522, DODOMA CBD, DODOMA (hereinafter called "the Occupier") is entitled to the Right of Occupancy (herein called "the Right") in and over the land described herein (hereinafter called "the land") for a term of ninety nine (99) years from the first day of July two thousand twenty three 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 thereof amendment thereof and to special conditions

II. DESCRIPTION OF THE PROPERTY

District: Dodoma
 Location: Ncc
 Block: F
 Plot No.: 2
 Area: 2841.00 Square Metres
 Reg. Plan No.: 173331

Plot Reference Points (Part of):

TAREF11 / UTM ZONE 36S		
	X	Y
PINO	805510.41	9314280.58
02AFD888	805514.88	9314236.33
02AFD872	805570.82	9314238.23
02AFD940	805574.90	9314243.24
02AFD943	805567.37	9314289.51



III. CONDITIONS OF THE RIGHT

1. The Occupier having accepted the terms and conditions of the Right as prescribed by the Land Act and the regulations made therein, shall thereafter pay annual rent in advance on the first day of July in every year of the term without deduction PROVIDED that the amount of rent payable may be revised by the Commissioner.
2. The land is general land and shall be used for Commercial purposes only. Use Group (D) and Use Class (-) as defined in Urban Planning (Use Groups and Classes) Regulation, 2018.
3. The President may revoke the Right for good cause or in public interest.
4. Any other conditions prescribed under the Land Act and any other written law or regulations.

IV. DISCLAIMER

The contents of this Certificate of Occupancy do not disclose information related to encumbrances attached to the Certificate. Any person intending to acquire estate or interest in the land shall enquire to the Registrar of Titles for an Official Search so as to satisfy as to the existence of any encumbrances.

GIVEN under my hand and my official seal the day and year first above written.

[Signature]

COMMISSIONER FOR LANDS
 (11-Oct-2023)

[Signature]

OCCUPIER: NANCY MENGI THABITI
 (24-Nov-2023[12:11])

