

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

Telegrams: LANDS  
Telephone: 2121241-9  
In reply please quote:  
Ref. No. LR/T 10789



LAND REGISTRY,  
P.O Box 1191,  
Dar es salaam.  
Date: 08 Feb, 2024

SIMBA ENERGY COMPANY LIMITED  
P.O Box 40451  
TANGA  
Sir/Gentlemen/Madam,

RE: TITLE NO: 10789 LAND OFFICE NO: 13973776

PLOT NO. 36 BLOCK J AT AMBONI INDUSTRIAL

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

*ASB* REGISTRAR OF TITLES

Copy to: Commissioner for Lands  
Your LD File No: TCC/58092 refers

Date Issue: .....

Title Number: 10789TL

Land Office Number: 13973776

Land: PLOT,NO. 36 BLOCK "J" AMBONI INDUSTRIAL AREA (PART OFF)  
IN TANGA CITY

Term: NINETY NINE (99) YEARS

TITLE No: 10789 Tnr  
 REGISTERED ON: 7.2.2023  
 AT: 01:00 P.M.  
 Senior Asst. Registrar of Titles

TANGANYIKA STAMP DUTY ACT.  
 Stamp Duty Shs: 5,898,610 = Paid  
 On Original Receipt No: 92817918674472  
 of: 28.6.2023.  
 Stamp Duty Officer

Land Form No. 22.

TANGANYIKA STAMP DUTY ACT.  
 Stamp Duty Shs: 1001 = Paid  
 Receipt No: 92817918674472  
 of: 28.6.2023.  
 Stamp Duty Officer

THE UNITED REPUBLIC OF TANZANIA

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

CERTIFICATE OF OCCUPANCY  
 (Under Section 29)

Title No: 10789 Tnr  
 L.O. No. 13973776  
 L.O. No. TCC/58092

The 7th day of February Two thousand and Twenty Three

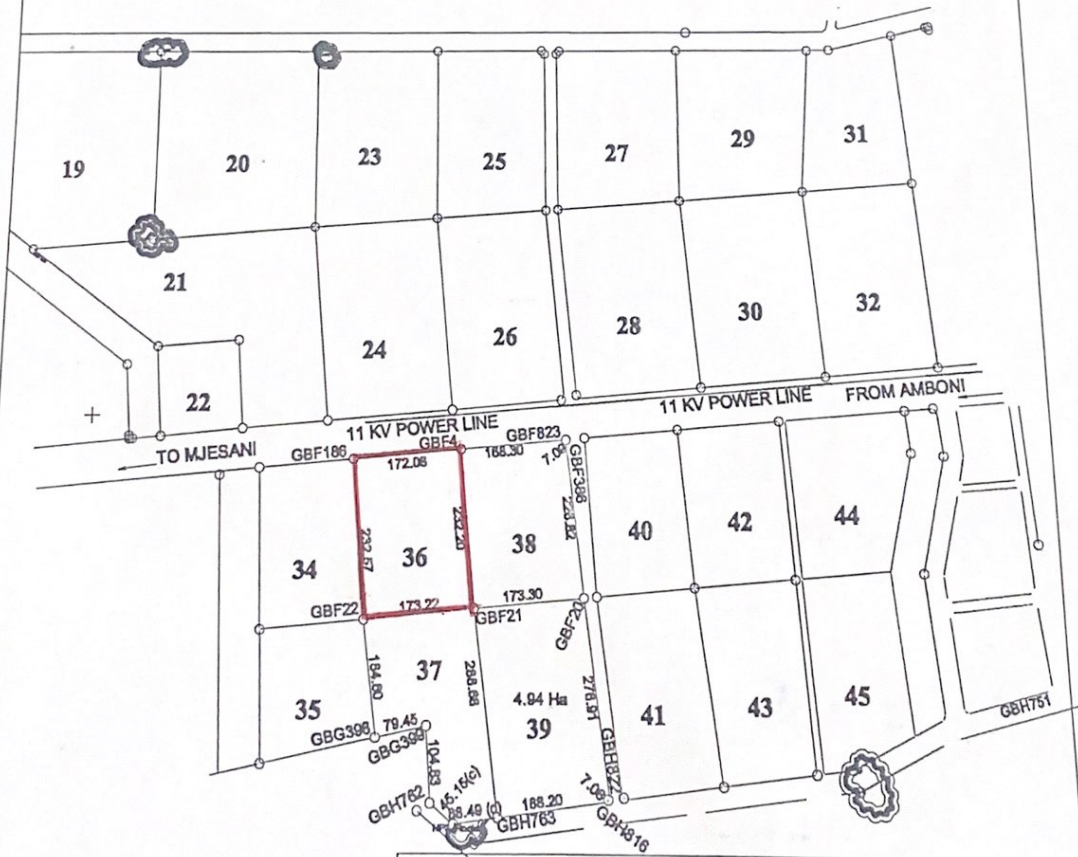
THIS IS TO CERTIFY that SIMBA ENERGY COMPANY LIMITED, a Limited Liability Company Incorporated under the Companies Act, 2002 of P.O. Box 40451 DAR ES SALAAM (hereinafter called "the Occupier") is entitled to the Right of Occupancy (hereinafter called "the Right") in and over the land described in the Schedule hereto (hereinafter called "the Land") for a term of Ninety Nine (99) years from the first day of April, two thousand and twenty three according to the true intent and meaning of the Land Act and subject to the provisions thereof and to any regulations made hereunder 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, 2023 shall hereafter pay rent of shillings four million seven hundred thirty one thousand eight hundred (Tshs. 4,731,800/=) 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 Occupier's 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.

# TANGA CITY

## INSET SHOWING DETAILS OF PLOT

LOCALITY: AMBONI INDUSTRIAL AREA (PART OFF)  
 BLOCK: J  
 PLOT No. 36  
 L.O No. 13973776  
 AREA: 4.01 Ha.



This plan is prepared in accordance with Registered plan No.98541 is approved for the purpose of the Land Registration Ordinance.

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

Director of Surveys and Mapping..... Date 15/8/2023  
 Ministry of Lands, Housing and Human Settlement Development.

**SCHEDULE**

ALL that Land known as Plot No. 36 Block "J" situated at **Amboni Industrial Area (Part Off)** in **Tanga City** containing **four decimal point zero one (4.01) Ha.** shown for identification only edged **red** on the plan attached to this Certificate and defined on the registered Survey Plan Numbered **98541** deposited at the Office of the Director for Surveys and Mapping at Dodoma.

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

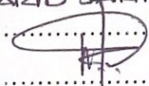
  
**ASSISTANT COMMISSIONER FOR LANDS**

The, within named **SIMBA ENERGY COMPANY LIMITED** hereby accept the terms and conditions contained in the foregoing Certificate of Occupancy.

**SEALED** with the **COMMON SEAL** of the said **SIMBA ENERGY COMPANY LIMITED** and **DELIVERED** in our presence of us

this.....17.....day of...**DECEMBER**...2023

Witness's Name.....**FARID SAHM NAHOI**.....)

Signature..........)

Postal Address:.....**P.O. Box 40451, DAR ES SALAAM**.....)

Qualification:.....**DIRECTOR**.....)

Witness's Name..........)

Signature.....**DAVID LUSANI NDELA**.....)

Postal Address:.....**P.O. Box 40451, DAR ES SALAAM**.....)

Qualification:.....**DIRECTOR**.....)

