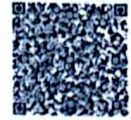




THE UNITED REPUBLIC OF TANZANIA
 CERTIFICATE OF OCCUPANCY
 THE LAND ACT, Cap 113
 (Under Section 29)



Title Number : DOMCT000072741

Date of Reg:10-Dec-2025[14:15]

[Handwritten Signature]

REGISTRAR OF TITLES

(10-Dec-2025)

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

I. REGISTERED OCCUPIER AND TENURE

THIS IS TO CERTIFY that VIJANATZ INDUSTRIES LIMITED a limited liability company incorporated in Tanzania under the Companies Act No 12 of 2002 (Cap.212) of P.O.Box 14122 DAR ES SALAAM, Dodoma, 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 October two thousand twenty five 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

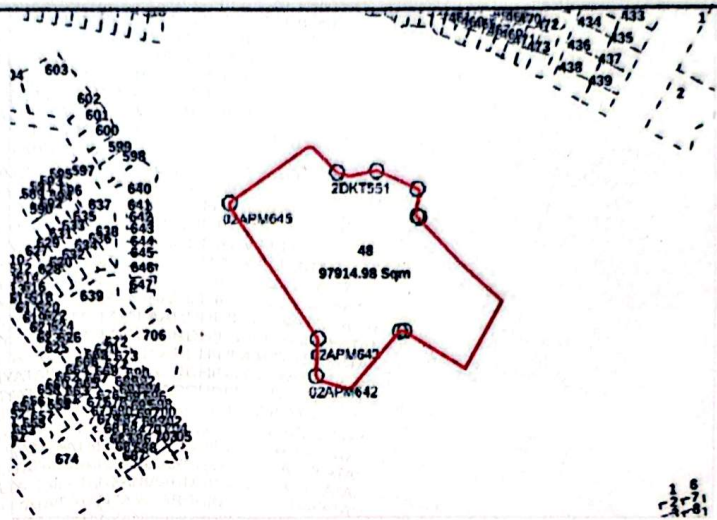
District: Dodoma
 Location: Bwawani
 Block: 2BB
 Plot No.: 48
 Area: 97914.98 Square Metres

Reg. Plan No.: DOMSP00000216

Plot Reference Points (Part of):

TAREF11 / UTM ZONE 36S

	X	Y
02APM637	807262.578	9307890.341
2DKT581	807215.051	9308153.324
02APM643	807114.862	9307877.858
02APM645	806966.128	9308102.953
2DKT551	807147.769	9308150.778
02APM638	807254.916	9307889.22
02APM650	807287.518	9308076.644
02APM642	807112.139	9307816.579
02APM646	807285.453	9308122.696
02APM649	807284.778	9308078.841



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 thereto, 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 Quarry purposes only. Use Group (T) and Use Class (d) 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.

[Handwritten Signature]

COMMISSIONER FOR LANDS
 (08-Dec-2025)

[Handwritten Signature]

DIRECTOR 1: RICHARD JOSEPH MASIKA
 (10-Dec-2025[14:15])

