

Stamp Duty
R145-00
Reg.
Serv.
G/M Bond.

Prepared by me
[Signature]
Conveyancer
BISSET J M

BC 000000790 / 2015
GEKANSLEIER
CANCELLED
[Signature]
REGISTRATEUR/REGISTRAR
DATE: 2015-01-16

VERBIND MORTGAGE
VIR FOR R135 000 00
B 20043 199
22 SEP 1999
REGISTRATEUR/REGISTRAR

T 44303 199
22 SEP 1999

DEED OF TRANSFER

BE IT HEREBY MADE KNOWN:
THAT **MANFRED MEISCH** ~~PETER BROWN~~ of
PIETERMARITZBURG, KwaZulu/Natal, Conveyancer, appeared before me, Registrar
of Deeds for the Province of KwaZulu/ Natal, at Pietermaritzburg, he the said
Appearer, being duly authorised thereto by a Power of Attorney granted to him by

**THE TRUSTEES OF THE
DURBAN MEETING ROOMS TRUST
No. T1182/64**

which said Power of Attorney is dated 10th June, 1999
and signed at DURBAN, KwwaZulu/Natal.

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AND the said Appearer declared that the said THE TRUSTEES OF THE DURBAN MEETING ROOMS TRUST had, on 6th May 1999, truly and legally sold, and that he, the said Appearer, in his capacity aforesaid, did, by these presents, cede and transfer to and on behalf of:

INDUSTRIAL RUBBER AND ENGINEERING SUPPLIERS CC
Number: CK 86/19794/23

its successors in Title or Assigns, in full and free property, namely:

ERF 7705 DURBAN
REGISTRATION DIVISION FU, SITUATE
IN THE DURBAN ENTITY, PROVINCE OF
KWAZULU/NATAL MEASURING ONE THOUSAND
THREE HUNDRED AND SIXTEEN (1 316)
SQUARE METRES

FIRST transferred by Deed of Transfer No. T2517/1919 with Diagram S.G.O. Sub Vol 11 Fol 75 relating thereto and HELD by Deed of Transfer No. T 39126/94

THIS PROPERTY IS TRANSFERRED:

- a. SUBJECT to the whole terms and conditions contained in the original Government Grant No. 1737/1855 in so far as still in force and applicable.
- b. SUBJECT to the following special conditions created in the aforesaid Deed of Transfer No. 2517/1919, namely:
 - (1) No transfer will be granted of any subdivisions the area of which shall be contrary to the provisions of any existing or future sanitary or building Bye-laws.



- (2) Provided that the Purchaser shall not be entitled to a freehold title to the said land unless he shall within eighteen months from the date hereof (viz. 18 June 1891) erect buildings on the said land to value of at least R500 per acre, or pro-rata according to the size of the land purchased or in case of subdivisions of smaller area, to the value of at least R300,00 on each subdivision; and failing the erection of such buildings rates will be levied for same on that basis in addition to the value of the land in the same way as though such buildings were actually erected.
- (3) Provided further in the event of the land being subdivided a plan must first be submitted for the approval of the town council of the City of Durban, which plan must provide for every subdivision having a frontage to a roadway at least 9,14 metre wide with a back lane at least 4,57 metres wide. All buildings erected must be 3,05 metres back from such new road boundary and no building other than outbuildings will be permitted facing the back lane.

A handwritten signature in black ink, appearing to be 'Gard', located in the bottom right corner of the page.

WHEREFORE the said Appearer, renouncing all right and title which the said

THE TRUSTEES OF THE DURBAN MEETING ROOMS TRUST

heretofore had to the premises, did in consequence also acknowledge it to be entirely dispossessed of, and disentitled to the same, and that by virtue of these presents, the said

INDUSTRIAL RUBBER AND ENGINEERING SUPPLIERS CC

Number: CK 86/19794/23

its successors in Title or Assigns, now are and henceforth shall be entitled thereto, conformably to local custom, the State, however reserving its rights, and finally acknowledging the purchase price to be the sum of R150 000,00 (ONE HUNDRED AND FIFTY THOUSAND RAND).

IN WITNESS WHEREOF, I the said Registrar, together with the Appearer, have subscribed to these presents, and have caused the Seal of Office to be affixed thereto.

THUS DONE AND EXECUTED at the Office of the Registrar of Deeds, at Pietermaritzburg, in the Province of KwaZulu/Natal, on 22 SEP 1999

q.q.

In my presence

REGISTRAR OF DEEDS