

FEE	
Stamp Duty	
Rate	R 340,00
Date	9
1997 Fund	

Prepared by me:

[Signature]

CONVEYANCER
STRAUS, M

VERBIND		MORTGAGED	
VIR		FOR R 445 000,00	
B 06349 /03			
2003-03-06			

2003-03-06

T 10895 /03

DEED OF TRANSFER

STRAUSS DALY INC
2nd Floor East Coast Radio House
313/315 Umhlanga Rocks Drive
UMHLANGA 4320
P O Box 4974, DURBAN 4000
(031) 5705600

BE IT HEREBY MADE KNOWN :

THAT **DUNCAN STEWART HARRISON**
appeared before me, **REGISTRAR OF DEEDS** at **PIETERMARITZBURG**, the said
Appearer, being duly authorised thereto by a Power of Attorney granted to him/her
by

The Executor in the ESTATE LATE YVONNE JORDAN
Estate Number: 5196/02

which said Power of Attorney is dated **19 NOVEMBER 2002**
and signed at **DURBAN**

AND the said Appearer declared that his/her principal the said Executor in the ESTATE LATE YVONNE JORDAN (Estate Number: 5196/02) had on 7 August 2002 truly and legally sold and that he, the said Appearer in his/her capacity aforesaid, did, by these presents cede and transfer to and on behalf of:

1. KEVIN BASIL HATCH
Identity Number 580426 5065 08 6
Married out of community of property; and
2. JENNY-LEE THERESA HATCH
Identity Number 601222 0038 00 3
Married out of community of property

their heirs, executors, administrators or assigns in full and free property:

ERF 7403 DURBAN, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL, IN EXTENT: 562 (FIVE HUNDRED AND SIXTY TWO) Square Metres

First transferred by Deed of Transfer No. T3129/1925 with diagram ^{relating} ~~annexed~~ thereto and held under Deed of Transfer No. T6750/1974

THIS PROPERTY IS TRANSFERRED:

- A. Subject to the conditions of the original Government Grant No. 1737, dated the 27th July 1855, in so far as applicable.
- B. Subject to a Servitude One Comma Eight Three (1,83) metres wide for Sewer and Drain purposes in favour of the Mayor and Councillors of the Borough of Durban, as created in said Deed of Transfer No. 3129/1925.
- C. Subject to the following special conditions created in said Deed of Transfer No. 3129/1925, viz:-
 1. The Transferees will be bound on sanitary grounds to cut away and remove the undergrowth of bush and weeds from their land, and to keep the land clear and free from same.
 2. No subdivision of the property will be permitted, and only one entirely detached residence with the necessary outbuildings will be allowed on the lot.
 3. Plans of all buildings including outbuildings proposed to be erected on the lot must be submitted to the Town Council for its approval before any building operations are commenced, and all plans must comply with the Building Bye-Laws in force at the time of the erection of any buildings.

4. The lot shall be used for residential purposes only, and it is an express condition that it must not be used for business purposes of any kind whatsoever.
5. The Corporation is prepared to lay the necessary sewers along the line of servitude marked on the Sale Plan and laid off on the Diagram to be annexed to the Deed of Transfer of the property.

Where provision is also made for storm water drains along such line of servitude, such storm water drains will only be laid by the Corporation at the expense of the registered owner of the land at the time of construction who, and his successors in title, will also be responsible for the maintenance of the same. In the case of more than one purchaser fronting on the line of servitude the cost of such storm water drains will be distributed over the number of such purchasers.

WHEREFORE the said Appearer, renouncing all the right and title which the said ESTATE LATE YVONNE JORDAN heretofore had to the premises, did in consequence also acknowledge her to be entirely dispossessed of, and disentitled to, the same; and that, by virtue of these presents, the said :

1. KEVIN BASIL HATCH and 2. JENNY-LEE THERESA HATCH
their heirs, executors, administrators or assigns now and henceforth shall be entitled thereto, conformably to local custom, the State, however, reserving its rights, and finally acknowledging the purchase price of the property hereby transferred to be the sum of R445 000,00 (FOUR HUNDRED AND FORTY FIVE THOUSAND RAND).

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IN WITNESS WHEREOF I, the said Registrar of Deeds 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

on 2003-03-06



q.q. Signature of appearer

In my presence:



REGISTRAR OF DEEDS



Pages

VIR FOR R 100 000,00

6413 104

A

2004-02-20

REGISTRAR GENERAL

2ND TRANSFERENCE
MAY BEIN...
601222 0038 086

A

2004-02-20

REGISTRAR GENERAL

VERBIND

MORTGAGE

VIR FOR R 120 000,00

06 34591

B

2006-06-19

[Handwritten Signature]

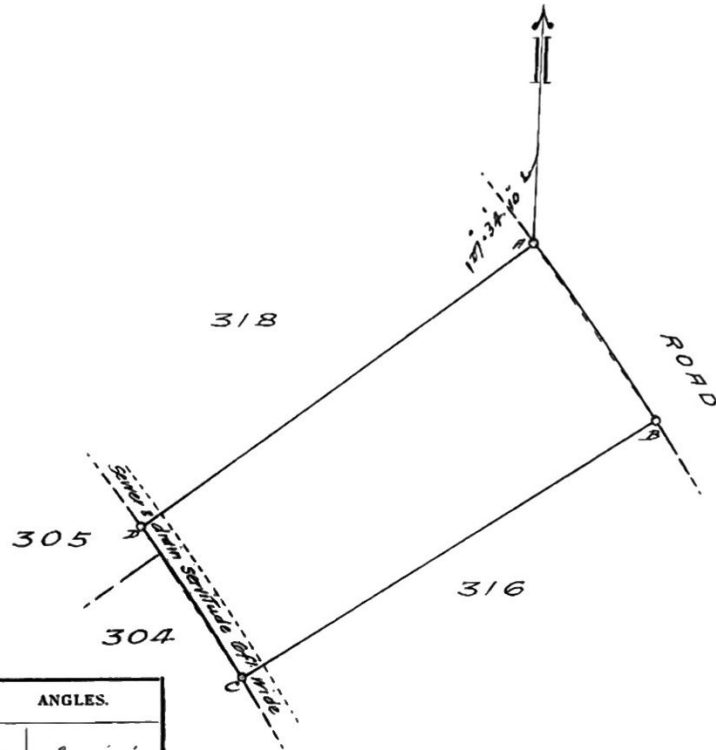
REGISTRAR GENERAL

Original instrument
 stamped & s. (O/d)
C. J. J.
 Examiner of Deeds

S.G.O.
 Vol. 642 Fol. 95

24 JUNE 1925
 SV642 F 95

3129/1925



SIDES.		ANGLES.	
AB	54.06 arc	A	89. 8. 32
"	54.05 "	B	106. 50. 58
"	231.11 rad	C	92. 21. 43
BC	121.91	D	91. 35. 47
CD	45.55 arc		
"	15.54 "		
"	287.30 rad		
DA	121.16		

Reg. Div.
 FU

Now LOT...7403.....DURBAN



The above Diagram lettered A curve B C curve D
 represents 0 Acres 0 Roods 22.23 Perches of land known as

LOT 317, BLOCK C.

situate on the Town Lands of the Borough of Durban, Province
 of Natal. Bounded as indicated above.

Surveyed by me,
C. J. J.
 Government Land Surveyor.

REGISTERED
 27/77