

Chief Directorate: Surveyor-General, KwaZulu Natal, P. O. Pox 396, PIETERMARITZBURG, 3200, 300 Pietermaritz Street, PIETERMARITZBURG 3201, Tel: (033) 355 2900 Fax: (033) 3420553 E-mail: sghelodeskkzn@drdlr.gov.za/nondwe.monyake@drdlr.gov.za

Our Ref.: **1559** Your Ref.: **1655** 

14 April 2020

PROFESSIONAL LAND SURVEYOR KJ MOLOI C/O KJ MOLOI & ASSOCIATES PO BOX 699 KLOOF 3640

Dear Sir,

DIAGRAMS: SERV OVER PTN 30 OTF UMHLALI WAGEN DRIFT NO. 1559, SERVS OVER 252/2021-256/2021; SR136/2021

Your letter dated 30 March 2021 refers.

Your survey records and diagram seem to be in order and have now been APPROVED.

Pease note that the abovementioned diagrams are approved without the registered road servitudes over the Remainder of the farm Lot 1 No. 1672 and Lease on the same farm being carried forward due to the fact that you have commented that these servitudes and lease will be cancelled before registration.

that affect Portion 22

Yours faithfully,

LH NZIMANDE

For: SURVEYOR-GENERAL: KZN

Tel: (033)355 3009/2909 - email: Lethukuthula.Nzimande@drdlr.gov.za

Pr. Land Surveyors - Pinetown

Ref. 1655-S2

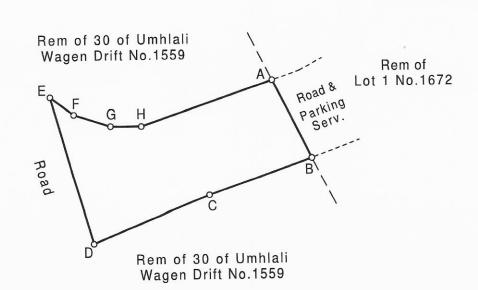
SERVITUDE DIAGRAM

Pr. Land Surveyors	Lillerowii II	C1. 105	3 02	
SIDES Metres	ANGLES OF DIRECTION		CO-ORDI Y System	STATE OF THE STATE
	Constants		± 0,00	+ 3000 000,00
A B 34,46	333 21 20	Α	- 27 847,84	+ 258 250,16
B C 43,28	70 18 10	В	- 27 863,30	+ 258 280,96
C D 49,86	67 31 50	С	- 27 822,55	+ 258 295,54
D E   60,87	163 59 20	D	- 27 776,48	+ 258 314,60
E F 11,72	306 56 20	E	- 27 759,69	+ 258 256,09
F G 15,25	287 51 50	F	- 27 769,06	+ 258 263,14
G H 12,22	270 38 00	G	- 27 783,58	+ 258 267,82
H A 55,00	251 07 20	Н	- 27 795,80	+ 258 267,95
	85/2931	Δ	- 26 782,49	+ 256 111,83
	94/2931	Δ	- 27 925,35	+ 258 415,18

	SERVITODE DIMONIVI
	S.G. No.
-	252/2021
	Approved
	L. Va-de
	for
	Surveyor-General
	2021/04/14
	Act 16 of 2013
	(By-Law)
	Ref. 30/2019 BA(DP)
	Act 7 of 1998
	Ref: 2017_01_0082
	Act 4 of 2001

Ref:T10/2/2/4081/1

T|N



## **Beacon Descriptions**

All beacons are - : 16mm iron pegs

Scale 1: 1500

The figure

ABCDEFGH

represent 3444 square metres of land being a Road and Parking Servitude over THE REMAINDER OF PORTION 30 OF THE FARM UMHLALI WAGEN DRIFT No.1559

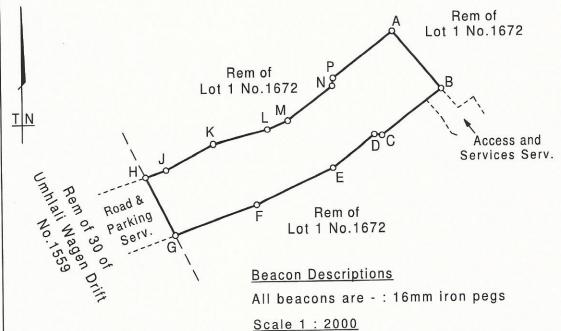
situate in the KwaDukuza Local Municipality, Registration Division FU, Province of KwaZulu-Natal

Surveyed in September 2020 to March 2021

K.J. Moloi No. PLS 0857 Professional Land Surveyor

This diagram relates to	The original diagram is	File No. 1559
No.	S.G. No. 458/1993	S.R. No.136/2021
	C.C.T.	Comp. FU-3D-11D
Registrar of Deeds	No. 13028/1993	

Pr. Land Surveyors	- Pinetown R	et. 165	5-51		SERVITODE DIAGRAM
SIDES	ANGLES OF		CO-ORDIN	Sec. 1991	S.G. No.
Metres	DIRECTION		Y System V	VG 31° X	253/2021
	Constants		± 0,00	+ 3000 000,00	Approved
A B 40,02	320 05 20	Α	- 27 979,12	+ 258 173,94	
B C 40,00	52 00 20	В	- 28 004,80	+ 258 204,64	1/2 - 20
C D 4,09	97 00 20	C	- 27 973,27	+ 258 229,26	( ) w
D E 28,00	51 47 30	D	- 27 969,22	+ 258 228,77	for
E F   45,06	64 30 40	E	- 27 947,22	+ 258 246,08	Surveyor-General
F G 45,94	70 18 00	F	- 27 906,54	+ 258 265,47	2021/04/14
G H 34,46	153 21 20	G	- 27 863,30	+ 258 280,96	Act 16 of 2013
H J 11,55		Н	- 27 847,84	+ 258 250,16	(By-Law)
J K 28,49		J	- 27 858,75	+ 258 246,36	Ref. 30/2019 BA(DP)
K L 29,64	255 55 40	K	- 27 883,80	+ 258 232,80	Act 7 of 1998
L M 11,82	The second secon	L	- 27 912,55	+ 258 225,59	Ref: 2017_01_0082
M N 29,93	The second secon	M	- 27 923,44	+ 258 220,97	Act 4 of 2001
N P 4,09	The second secon	N	- 27 947,09	+ 258 202,63	Ref:T10/2/2/4081/1
P A   40,00	232 00 20	P	- 27 947,59	+ 258 198,57	
	85/2931	Δ	- 26 782,49	+ 256 111,83	
	94/2931	Δ	- 27 925,35	+ 258 415,18	



ABCDEFGHJKLMNP The figure

represent 5742 square metres of land being a Road and Parking Servitude over THE REMAINDER OF THE FARM LOT 1 No.1672

situate in the KwaDukuza Local Municipality, Registration Division FU, Province of KwaZulu-Natal

No. PLS 0857 K.J. Molói Surveyed in September 2020 to March 2021 Professional Land Surveyor by me

This diagram relates to	The original diagram is	File No. 16/2
No.	Sub. Vol. 850 Fol. 62	S.R. No.136/2021
	Grant	Comp. FU-3D-11D
Registrar of Deeds	No. 1672/1857	

SERVITUDE DIAGRAN Surveyor-General Act 16 of 2013 Ref. 30/2019 BA(DP Act 7 of 1998 Ref: 2017\_01\_0082 Act 4 of 2001 Ref:T10/2/2/4081/1 OCEAN NAIGNI S.G. No. 254/2021 2021/04/14 (By-Law) High was way Approved Lives Deon Z Road Serv. 6, 10m > Rem of 3 Rem of 4 Scale 1: 2000 Rem of Lot 1 No.1672 258 356,69 258 333,75 258 298,55 258 276,83 258 251,34 258 224,43 256 111,83 258 415,18 + 3000 000,00 347,00 258 221,01 258 210,80 S I 8 System WG 31° 258 CO-ORDINATES Lot 1 No.1672 + - 28 151;33 - 28 061,75 - 28 049,33 - 28 051,62 - 26 782,49 - 28 010,08 - 28 005,45 - 27 996,91 Rem of - 28 028,66 - 28 024,87 00'0 - 28 153,81 A to maA A W O D D T P E E E E 44 5 137 59 20 167 21 30 94/2931 104 22 00 160 34 10 186 00 30 140 05 20 232 00 20 5 110 21 30 149 43 00 14 22 00 85/2931 ANGLES OF DIRECTION Constants Lot 1 No.1672 5 Rem of Professional Land Surveyor Outres & K.J. Moloi No. PLS 0857 10,00 92,47 37,32 21,84 34,30 17,33 15,77 9,19 13,31 \$ DEOK situate in the KwaDukuza Local Municipality, Registration Division FU, Province of KwaZulu-Natal Comp. FU-3D-11D SIDES Metres S.R. No. 136/2021 File No. 1672 The figure ABCDEFGHJKLa High Water Mark of Indian Ocean b P Q R S T U V W X Y Z A1 B1 C1 D1 E1 F1 G1 H1 J1 K1 258 215,24 258 209,47 258 230,73 258 246,60 258 273,45 258 271,16 258 318,27 258 345,23 258 362,36 258 374,69 258 403,22 258 407,00 258 365,44 258 349,52 represents 5375 square metres of land being THE REMAINDER OF THE FARM LOT 1 No.1672 258 326,85 258 373,82 258 371,25 258 367,92 258 282,04 258 284,57 258 355,14 an Access and Services Servitude over + 3000 0000 + System WG 31° CO-ORDINATES The original diagram is Sub. Vol. 850 Fol. 62 373,30 372,33 242,80 067,59 28 185,48 28 189,55 004,80 013,66 021,87 28 068,11 28 164,13 200,57 243,72 261,89 00'0 034,29 062,03 239,01 28 195,16 28 158,91 060,86 198,44 All other beacons are - : 16mm iron pegs Surveyed in September 2020 to March 2021 No. 1672/1857 - 28 28 28 28 28 28 Ref. 1655-S3 M,T --- : Drill holes in concrete Grant ≥ ABOOMFQIJXJZSGEOFJ>296 08 10 306 29 30 291 39 30 304 08 50 14 22 00 114 22 00 114 22 00 114 22 00 114 22 00 114 22 00 114 22 00 116 22 00 194 22 00 196 29 30 69 21 00 6 00 30 340 34 00 347 21 30 317 59 20 249 21 00 320 05 20 234 54 10 329 43 00 284 22 00 ANGLES OF Constants This diagram relates to K.J. MOLOI & ASSOCIATES Land Surveyors - Pinetown Beacon Descriptions Registrar of Deeds 3,90 133,70 4,59 16,44 87,13 43,65 13,19 10,00 7,19 12,85 29,72 36,14 6,49 106,96 45,33 46,42 21,96 115,00 38,11 01,73 24,62 16,26 10,04 SIDES . Metres by me  $X \times Z \times X$ z a o a o ⊢ ⊃ > ≥ Z L O E S F

Surveyor-General 2021/04/14 Act 16 of 2013 (By-Law) Ref. 30/2019 BA(DP) SUBDIVISIONAL DIAGRAM Act 7 of 1998 Ref: 2017\_01\_0082 Act 4 of 2001 Ref:T10/2/2/4081/1 S.G. No. 255/2021 NASOO Rem of P Lot 1 No.1672 No ION, Rem of 3 Scale 1: 4000 17 See Inset 1 7 / 6 / 7 + 258 115,58 + 258 009,56 + 257 992,19 + 257 992,19 + 257 984,10 + 257 884,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,26 + 257 886,33 + 257 886,47 + 257 256 111,83 258 415,18 V,W,X,Y -- : No beacons All other beacons are -- : 16mm iron pegs + 3000 000,00 CO-ORDINATES System WG 31° X (SE + + 10 P - 26 782,49 27 995,84 27 942,00 27 941,47 27 991,47 27 996,87 27 986,87 27 986,87 27 986,87 27 986,87 27 986,87 28 032,61 28 032 - 27 928,07 00'0 Access and Services Serv. 5 Rem of Lot 1 No.1672 ้ธ Road & Parking, Rem of Lot 1 No.1672 Beacon Descriptions 44 257855682522<u>8</u>522 125 46 50 230 539 50 230 539 50 230 539 50 231 49 40 105 24 10 152 46 20 152 46 20 152 46 20 226 43 72 226 43 72 226 08 50 226 08 50 226 08 50 226 08 50 227 18 75 228 47 50 284 47 50 284 47 50 85/2931 ANGLES OF DIRECTION Constants K.J. Molol No. PLS 0857 Professional Land Surveyor Comp. FUNW-1, FU-3D-11D of land being 27,40 1135,33 115,72 115,72 115,72 22,82 22,82 63,84 104,21 104,21 13,28 13,28 situate in the KwaDukuza Local Municipality, Registration Division FU, Province of KwaZulu-Natal S.R. No. 136/2021 File No.1672 The figure ABC DEFGHJKLM NPQRSTa High Water Mark of Indian Ocean b WX dHigh Water Mark ofIndian Ocean e Indian Ocean e ABI C1 D1 E1 F1 GHJ HJ 17 L1 M1 N1 P1 Q1 R1 S1 T1 U1 N1 W1 Y1 Y1 Z1 The ligure 1g High Water Mark of Indian Ocean e h represents a Road Servitude 6,10 metres wide, vide Diagram Sub.Vol.861Fol.32 and Deed of Transfer No. 1048/1935.
The ligures m n q A1 and C1 rt y a1 b1 d1 High Water Mark of Indian Ocean g et 11 g1 h1 m1 n1 q1 rt 11 each represent an Access and Services Servitude, vide diagram S.G. No. 254/2021 5 Scale 1: 2000 + 257 628,14 + 257 648,77 + 257 701 89 + 257 701 89 + 257 701 80 + 257 701 44 + 257 720 44 + 257 720 88,27 + 257 726,83 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 257 748,52 + 258 119,17 + 258 119,17 + 258 221,17 + 258 221,17 + 258 221,17 + 258 221,17 + 258 221,17 + 258 221,45 + 258 220,47 + 258 220,47 + 258 220,47 + 258 220,47 + 258 220,47 + 258 220,47 + 258 220,47 0,00 + 3000 000,00 257 556,75 PORTION 22 OF THE FARM LOT 1 No.1672 INSET 1 Rem of 3 CO-ORDINATES System WG 31°.X the original diagram is Sub. Vol. 850 Fol. 62 30,0933 hectares 28 329.23 28 339.70 28 395.77 28 395.57 28 395.57 28 423.52 28 423.60 28 423.60 28 423.60 28 423.60 28 423.60 28 67.31 28 667.31 No. 1672 /1857 Surveyed in September 2020 to March 2021 1655-P22 > Grant Re1. 325 37 30 301 124 00 301 124 00 301 124 00 301 124 00 301 40 301 ANGLES OF DIRECTION Constants K.J. MOLOI & ASSOCIATES Pr. Land Surveyors - Pinetown This diagram relates Registrar of Deeds Servitude Notes: represents SIDES by me < = ○○目にはHっK」以NAORSTU>>>×>>R町の町目にはHSDEEGHっK」KLMNORSTU>>×>> <M目の町目にはH‐

256/2021	Approved  1 M Surveyor-General Surveyor-General Surveyor-General Surveyor-General Surveyor-General Act 1 Get 30(2013)  Red. 30(2013 BA/DP)  Act 7 of 1938  Act 7 of 1938  Act 4 of 2001  Rei:T10/2/2/4/05/1/1  Act 4 of 2001  Rei:T10/2/2/4/05/1/1	West of the state
/G 31° X	257 867 07 7 257 889 4,81 7 257 889 4,81 7 257 889 4,81 7 257 889 2,89 889 2,89 882 99 2 257 822 99 2 257 821 95 825 821 95 825 821 95 825 821 95 825 821 95 825 821 95 825 825 825 825 825 825 825 825 825 82	1
€ > F	Mi - 27 951,47 Ki - 28 007,57 Li - 27 956,87 Mi - 27 96,83 Mi - 27 96,87 Otil - 28 002,61 Si - 28 002,61 Fi - 28 022,61 Fi - 28 022,61 Mi - 28 147,41 Ui - 28 18,51 Vi - 28 18	Read & Parking Services Servic
ANGLES OF DIRECTION	20 Constants 105 49 20 105 49 20 105 49 20 221 24 20 226 43 72 226 226 08 50 226 08 50	
SIDES	M N P 1 25.88 M N P 1 25.88 M N P 1 17.98 P 17	Indian Ocean b e1 represents a  19 Diagram Sub. Vol. 861 Fol.32  2 m2 n2 each represent an Access and 26. No.  9 Q R S T a High Water Mark of 18 101 D1 E1 F1 G1 H1 J1 K1 L1  18 R1 S1 T1 U1 V1  A hectares  16 FARM 10T 1 No.1572  17 Indian Ocean I g representing Portion 17  18 P O R S T a High Water Mark of Indian  18 No. 255/2021  Aunicipality, Registration Division FU, 17 Kwazulu-Natal  18 No. 136/2021  S.G. No. 255/2021  R.J. Molol No. PLS 0857  Professional Land Surveyor  S.R. No. 136/2021  S.R. No. 136/2021  S.R. No. 136/2021  Comp. FUNW-1, FU-3-D-11D
VG 31° X	+ 257 556,75 + 257 556,75 + 257 648,77 + 257 701,89 + 257 701,89 + 257 701,46 + 257 701,46 + 257 701,46 + 257 720,44 + 257 720,44 + 257 720,74 + 257 720,00 + 257 748,52 + 258 273,46 + 258 273,47 +	de Diagram Sub. Vol. 861 Fol. 32  1 q1 r1 11 y1 High Water Mark of 26. No.  2. G. No.  9 Q R S T a High Water Mark of 181 ST TU V1  1 R1 ST TU V1  A hectares  1 E FARM LOT I No. 1672  A hectares  1 A hectares  1 A hectares  1 A hectares  1 A hectares  2 C. No. 444/1967 and Certificate agram S. G. No. 444/1967 and Certificate of 17 No. 255/2021  Municipality, Registration Division FU, 17 No. 255/2021  1 K. J. Molol No. PLS 088  Professional Land Surver  1 R. No. 136/2021  S. R. No. 136/2021  S. R. No. 136/2021  S. R. No. 136/2021  Comp. FUNW-1, FU-30-1
CO-ORDINATES  Y System WG 3	2 8 292, 20 2 8 392, 20 2 8 394, 27 2 8 396, 57 2 8 406, 84 2 8 445, 76 2 8 445, 76 2 8 483, 60 2 8 50, 60 2 8 50 2 8 5	The figure bidi High Water Mark of Indian Ocean be I represents a Road Servitude 6,10 metres wide, vide Diagram Sub. Vol. 861 Fol. 32 and Deed of Transter No. 1048/1935.  The figure 1 gi hi W and Y min 1 qi ri ti yi High Water Mark of Indian Ocean di 22 b2 d2 e2 [2 p2 n2 m2 n2 each represent an Access and Servitude, vide diagram S.G. No.  Servitude, vide diagram S.G. No.  Min Pro 1 Ri Si Ti Ui Vi  31,5054 hectares  PORTION 23 OF THE FARM LOT I No.1672  The figure A B C D E F G H J K L M N P O R S T a High Water Mark of Indian Ocean de 6 High Water Mark of Indian Ocean 1 g representing Portion 13 of the farm Lot 1 No.1672, vide diagram S.G. No. 444/1967 and Certificate Consolidated Title No. 3343/1968.  The figure A B C D E F G H J K L M N P O R S T a High Water Mark of Indian Ocean by X Y Z Ai Bi C I D I E1 F GOTH LOT IN 1 K L I HI N I P TO I R I S I T UI UI VI representing Portion 22 of the struate in the KwaDukuza Local Municipality, Registration Division FU, Professional Land Survey me  Is diagram relates to Comp. FUNW-1, FU-3D-1  Comp. FUNW-1, FU-3D-1  Comp. FUNW-1, FU-3D-1  Comp. FUNW-1, FU-3D-1
P N	stants 37 30 A 527 30 B 653 40 C C C C C C C C C C C C C C C C C C	1 High Water Mark of 6,10 metres wide, vinnsters wide, vinnsters wide, vinnsters wide, vide diagram S DE F G H J K L M N Ocean b W X Y Z A1 Ocean b W X Y Z A1 Ocean b W X Y Z A1 MIN N F I G T I No. 1872, vide diagram 5 C DE F G H J K L N High Water Mark of I I MIN N F I OT I N I WATER WA
ANGLES OF DIRECTION	200 300 300 300 300 300 300 300	Fig. 1 of 1 High of e High of E High of 1 High
SIDES	B B B B B B B B B B B B B B B B B B B	Servitude Noies:  1. The figure biditigh Water Mark of Road Servitude 6,10 metres wide, vide and Deed of Transier No. 1048/1935.  2. The figures fig thit W and Y min indian Ocean dia 2 b2 d2 e2 f2 g2 h2 Services Servitude, vide diagram S. Services Servitude, vide diagram S. Jane figure A B C D E F G H J K L M N F P1 Q1 and comprises:  1. The figure A B C D E F G H J K L M N F P1 Q1 of the farm Loi 1 No. 1672, vide diagram Consolidated Title No. 3348/1968.  2. The figure A B C D E F G H J K L M Ocean ed gi High Water Mark of Indian Loi 1 No. 1672, vide diagram Situate in the KwaDukuza Local M Situate in the KwaDukuza Local M Surveyed in September 2020 to March 20 by me  This diagram relates to