

CERTIFICATE OF CONSOLIDATED TITLE

in favour of

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED

over

PORTION 15 (OF 8) OF ERF 668 BRICKFIELD

WEBBER WENTZEL ATTORNEYS
16 FRICKER ROAD
ILLOVO BOULEVARD
JOHANNESBURG
2196
Tel: (011) 530-5000



Prepared by me,


DESIREE CALADO BAYMAN
CONVEYANCER

FEES

Stamp Duty.....
Reg. 2319.00 BP
Waiver.....

2018 -12- 03

T
18-39432

CERTIFICATE OF CONSOLIDATED TITLE

[Issued under the provisions of Section 40
of The Deeds Registries Act, 1937 (No 47 of 1937)]

WHEREAS

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07,

has applied for the issue to it of a Certificate of Consolidated Title under the provisions
of section 40(3) of the Deeds Registries Act, 1937, and

AND WHEREAS the said **LIFE HEALTHCARE GROUP PROPRIETARY LIMITED**, is
the registered owner of

1. PORTION 14 (OF 8) OF ERF 668 BRICKFIELD
REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL

HELD BY Deed of Transfer which is about to be registered

and

For further endorsements
see page 4

2. PORTION 13 (OF 8) OF ERF 668 BRICKFIELD
REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL

HELD BY Deed of Transfer Number T22407/2009

which properties have been consolidated into the land hereinafter described;

NOW, therefore, in pursuance of the provisions of the said Act, I, the Registrar of Deeds at PIETERMARITZBURG, do hereby certify that the said

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07

its successors in title and/or assigns is the registered owner of:

PORTION 15 (OF 8) OF ERF 668 BRICKFIELD
REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL

MEASURING 1,3563 (ONE COMMA THREE FIVE SIX THREE)
HECTARES

as will appear from Diagram S.G. Number 223/2017

SUBJECT TO THE FOLLOWING CONDITIONS:

- A. That portion of the consolidated property indicated by the figure ABCDaRST on Diagram SG Number 223/2017 (being the former Portion 14 (of 8) of Erf 668 Brickfield) is subject to the following conditions:
1. This property is subject to all the conditions of the original Government Grant Number 806 in so far as applicable.
- B. That portion of the consolidated property indicated by the figure DEFGHJKLMNPQa on Diagram SG Number 223/2017 (being the former Portion 13 (of 8) of Erf 668 Brickfield) is subject to the following conditions:
1. This property is subject to all the conditions of the original Government Grant Number 806 in so far as applicable.

AND FURTHER SUBJECT to such conditions as are mentioned or referred to in the aforesaid Deed/s.




AND that by virtue of these presents the said

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07

Its successors in title and/or assigns now are and henceforth shall be entitled thereto conformably to local custom, the State, however, reserving its rights.

IN WITNESS whereof I, the said Registrar, 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 **2018 -12- 03**



REGISTRAR OF DEEDS



ANNEXED TO T 18 39432
PAGE 4

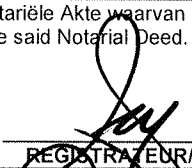
4

5)

Kragtens Notariële Akte gedateer 20/11/2018
By Notarial Deed No. **K 18 3864 S** dated _____
is die hierinvermelde eiendom onderhewig aan
the within-mentioned property is subject to
a tie condition as follows: that the property shall be tied together with the
**REMAINDER OF ERF 887 CATO MANOR, ERF 889 CATO MANOR AND ERF
890 CATO MANOR** and shall be regarded as one property for all intents and
purposes and that none of the properties shall not be sold or transferred
otherwise than to the same transferee without the written consent of the council
first being obtained and that the council shall have an absolute discretion to
grant or withhold such consent

ten gunste van **ETHEKWINI MUNICIPALITY**
in favour of _____
soos meer volledig sal blyk uit gemelde Notariële Akte waarvan
as will more fully appear on reference to the said Notarial Deed.
'n afskrif hieraan geheg is
a copy whereof is hereunto annexed.

2018 -12- 03
Datum/Date

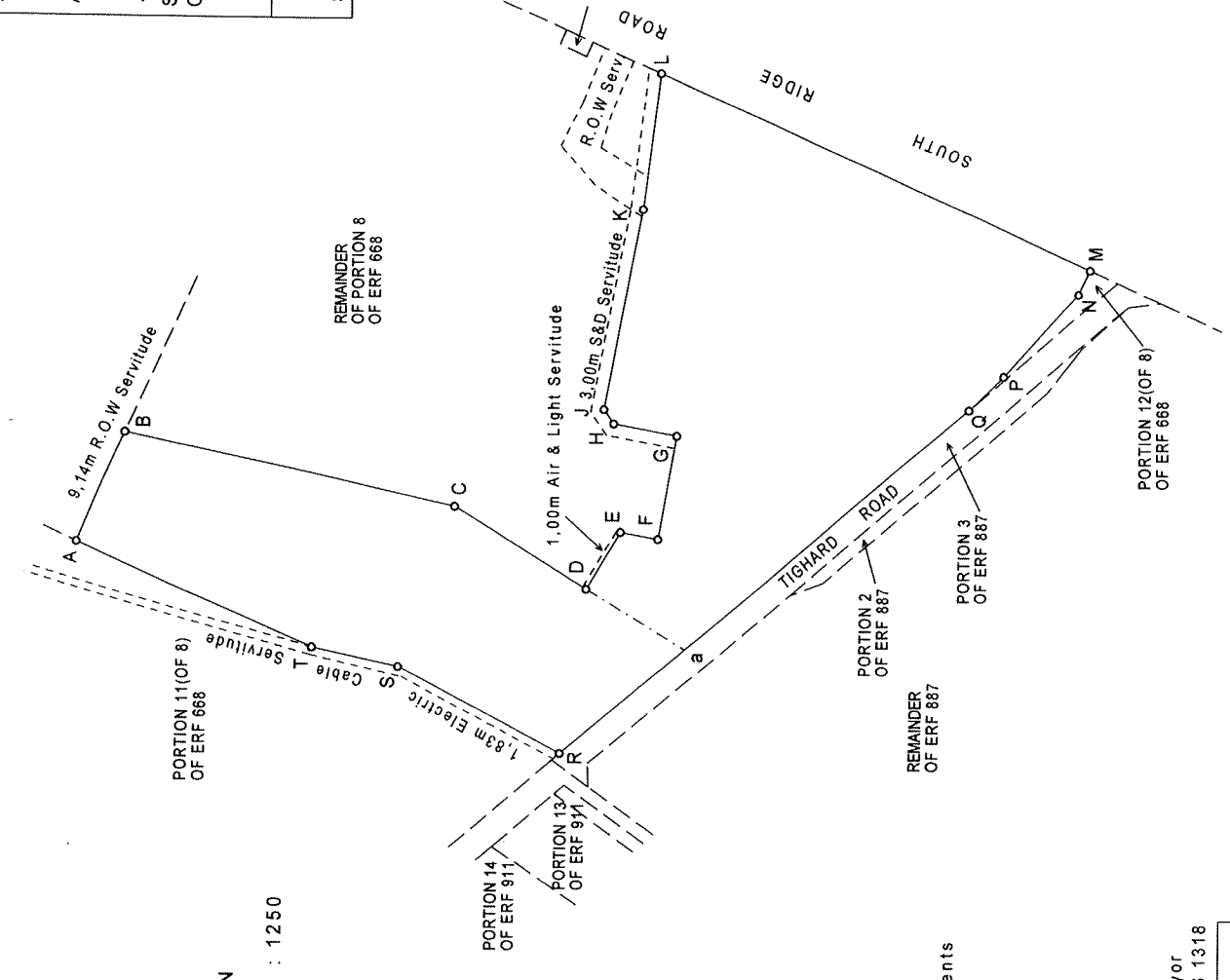

REGISTRAR/REGISTRAR

CONSOLIDATION DIAGRAM

COMPONENTS:

1. The figure ABCDaRST represents Portion 14(of 8) of Erf 668 Brickfield Vide, Diagram S.G. 222/2017 and Deed of Transfer No.
2. The figure DEFGHJKLMNPQa represents Portion 13(of 8) of Erf 668 Brickfield Vide, Diagram S.G. No.2139/2007 and Certificate of Amended Title No.1613/1934

SG No. **223/2017**
 Approved *M. M. Olivier*
 for
 SURVEYOR-GENERAL
 2017-03-17
 ACT 6 OF 2008
 ACT 16 OF 2013
 S006/02/2016(C)



Scale: 1 : 1250

The figure A B C D E F G H J K L M N P Q R S T represents

PORTION 15 (OF 8) OF ERF 668 BRICKFIELD
 (and comprises the Components 1 and 2 as quoted above)
 Situate on the eThekweni Municipality
 Registration Division FT, Province of Kwazulu-Natal

Compiled in November to December 2016 by me

R.M. Olivier
 R.M. OLIVIER
 Professional Land Surveyor
 Registration Number: PLS 1318

This Diagram is annexed to File: **12 Vol. 3**

S. R. No. **COMPILED**
 Comp FT-8B-25B-1;N41

No. **18 39432**
 Registrar of Deeds

2016-12-03

CONSOLIDATION DIAGRAM

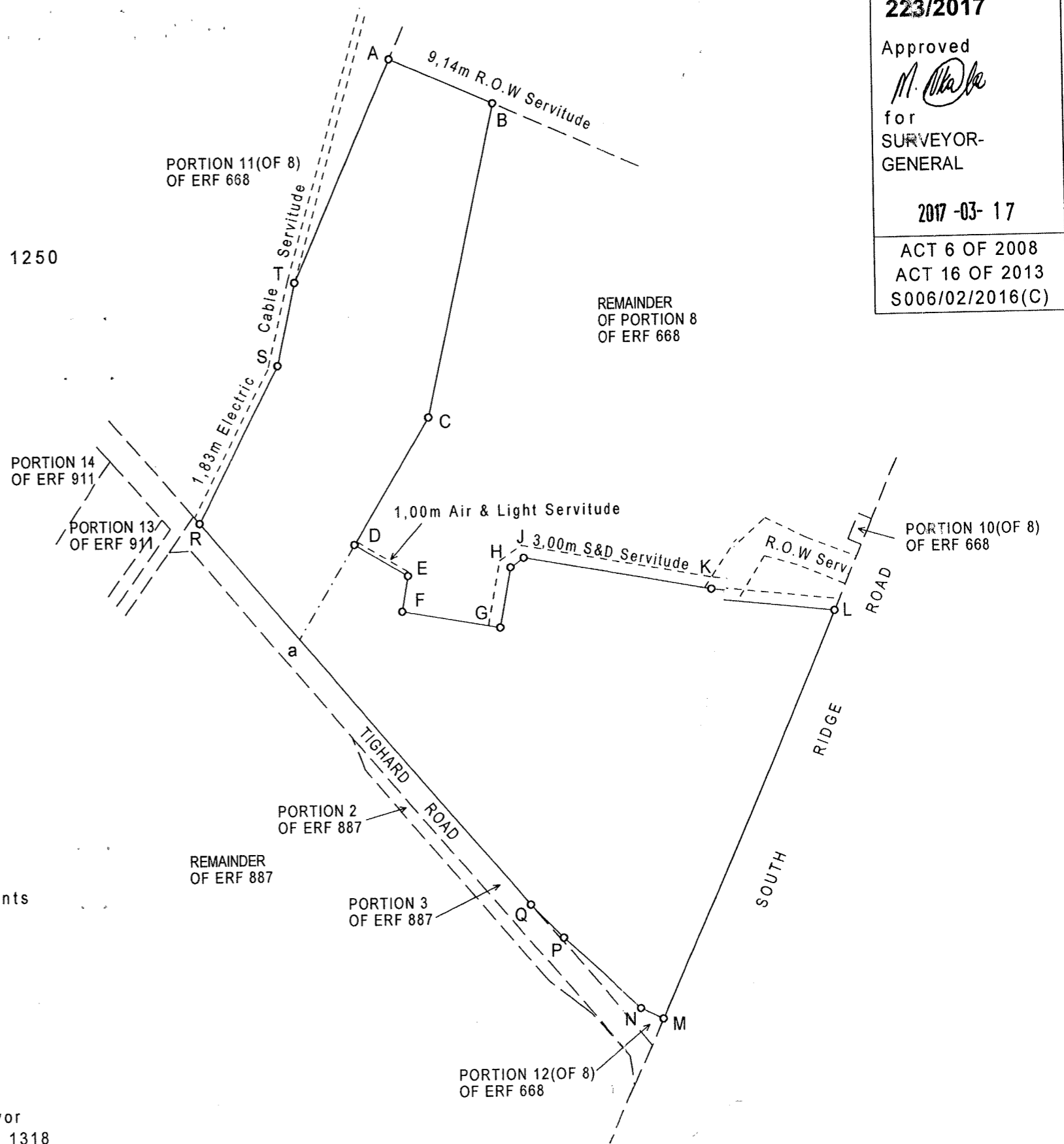
BRI85/Surpac/BRI85-PTN15-A3
BUTTON & O'CONNOR INC: Westville

COMPONENTS:

1. The figure ABCDaRST represents Portion 14(of 8) of Erf 668 Brickfield Vide, Diagram S.G. 222/2017 and Deed of Transfer No.
2. The figure DEFGHJKLMNPQa represents Portion 13(of 8) of Erf 668 Brickfield Vide, Diagram S.G.No.2139/2007 and Certificate of Amended Title No.1613/1934



Scale: 1 : 1250



SG No.
223/2017

Approved
M. Wake
for
SURVEYOR-GENERAL

2017-03-17

ACT 6 OF 2008
ACT 16 OF 2013
S006/02/2016(C)

The figure **A B C D E F G H J K L M N P Q R S T** represents
1,3563 hectares of land being
PORTION 15 (OF 8) OF ERF 668 BRICKFIELD
(and comprises the Components 1 and 2 as quoted above)
Situate on the eThekweni Municipality
Registration Division FT, Province of KwaZulu-Natal

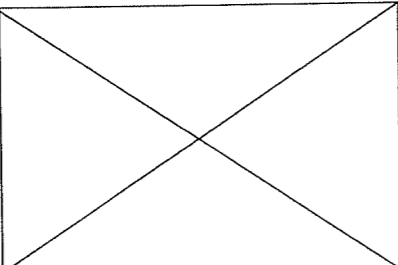
Compiled in November to December 2016 by me

R.O.
R.M.OLIVIER
Professional Land Surveyor
Registration Number: PLS 1318

This Diagram is annexed to

No.

Registrar of Deeds



File:/12 Vol.3
S.R. No.COMPILED
Comp FT-8B-25B-1;N41

NOTARIAL TIE AGREEMENT

between

THE ETHEKWINI MUNICIPALITY

and

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED

over

**PORTION 15 (OF 8) OF ERF 668 BRICKFIELD
REMAINING EXTENT OF ERF 887 CATO MANOR
ERF 889 CATO MANOR and
ERF 890 CATO MANOR**

WEBBER WENTZEL ATTORNEYS
16 FRICKER ROAD
ILLOVO BOULEVARD
JOHANNESBURG
2196
Tel: (011) 530-5000

STOWELL'S
39

REGISTERED
OFFICIAL
.....
.....
DATE 2018-12-03

FEES
Stamp Duty.....
Reg. R319.00 BP
Waiver.....
.....

2018-12-03

K 18 3864 S

Protocol No. 118/2018

NOTARIAL TIE AGREEMENT

BE IT HEREBY MADE KNOWN :

That on the 20th day of the month of NOVEMBER in the year Two Thousand and Seventeen (2018), before me

DESIREE CALADO BAYMAN

Notary Public, by lawful authority, duly sworn and admitted, residing and practising at Johannesburg, in the Province of Gauteng, and in the presence of the subscribing witnesses, personally came and appeared:

HAFEEZA OSMAN

of JOHANNESBURG, in her capacity as duly authorised agent of -

Ho
[Handwritten signatures]

1. THE ETHEKWINI MUNICIPALITY
(hereinafter referred to as "**the Council**")

she being duly authorised hereto in terms of a Special Power of Attorney signed at DURBAN on 08 October 2018 by

MKHOMAZI LUCKY SIBISI in his capacity as Senior Manager: Support and Administration, Human Settlements Unit , of the Human Settlements and Infrastructure Cluster, duly authorised by resolution and the eThekwini System of Delegations approved on 25th February 2015 respectively

(hereinafter referred to as "**the Council**")

and

2. LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07

she being duly authorised hereto in terms of a Special Power of Attorney signed at DURBAN on 12 September 2018 by

GREGORY RAY SWALE

in his capacity as representative of and duly authorised thereto by virtue of a Resolution of the Company dated 14 January 2016

(hereinafter referred to as "**the Owner**")

which Powers of Attorney and certified copies of resolutions have this day been exhibited to me, the Notary, and now remain filed in my Protocol with the minute hereof.

Handwritten signature and initials, possibly "H. S." and "1".

AND THE SAID APPEARER DECLARED THAT

WHEREAS the Owner is the registered owner of the following properties-

1. PORTION 15 (OF 8) OF ERF 668 BRICKFIELD
REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL

MEASURING 1,3563 (ONE COMMA THREE FIVE SIX THREE)
HECTARES

held by Deed of Transfer which is about to be registered

2. REMAINING EXTENT OF ERF 887 CATO MANOR
REGISTRATION DIVISION F.T., PROVINCE OF KWAZULU-NATAL

MEASURING 1,9441 (ONE COMMA NINE FOUR FOUR ONE)
HECTARES

held by Deed of Transfer Number T32993/2008

3. ERF 889 CATO MANOR
REGISTRATION DIVISION F.T., PROVINCE OF KWAZULU-NATAL

MEASURING 1478 (ONE THOUSAND FOUR HUNDRED AND SEVENTY
EIGHT) SQUARE METRES

held by Deed of Transfer Number T32993/2008


4. ERF 890 CATO MANOR
REGISTRATION DIVISION F.T., PROVINCE OF KWAZULU-NATAL

MEASURING 2835 (TWO THOUSAND EIGHT HUNDRED AND THIRTY
FIVE) SQUARE METRES

held by Deed of Transfer Number T32993/2008

(hereinafter collectively referred to as "**the Properties**")

AND WHEREAS the Owner intends to use the Properties jointly and as one Erf.

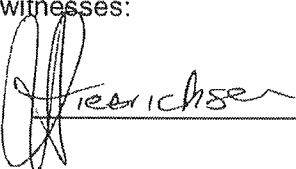
HO / 


NOW THEREFORE THESE PRESENTS WITNESS :

1. That the Owner and the Council agree that the Properties shall be tied together and be regarded as one property for all intents and purposes and that none of the Properties shall be sold or transferred otherwise than to the same transferee without the written consent of the Council first being obtained and that the Council shall have an absolute discretion to grant or withhold such consents.
2. This agreement shall be registered against the title deeds of the Properties in favour of the Council and shall be binding upon the Owner, his heirs, executors, administrators or assigns.
3. That no consideration shall be payable by any party to the other in respect of this agreement, and declaring the value to be the sum of R100,00 (One Hundred Rand).
4. That the costs of preparing this agreement and the costs of registration thereof in the appropriate Deeds Registry shall be borne by the Owner.

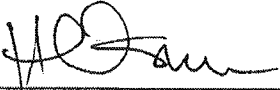
THUS DONE AND EXECUTED at SANDTON in the presence of the undersigned competent witnesses and of me, the Notary, on the day, month and year first aforewritten


As witnesses:

1. 


qq for and on behalf of **the Owner**

2. 


qq for and on behalf of **the Council**

QUOD ATTESTOR

NOTARY PUBLIC



**Transfer Duty
Declaration**

TDREP

Handwritten initials

Reference Details

Transfer Duty Reference Number: TDE02E54BC

| Details | | | |
|--|--|---------------------------|---|
| Details of Seller / Transferor / Time Share Company | | | |
| Surname / Registered Name | LIFE HEALTHCARE GROUP PROPRIETARY LIMIT | Full Name | LIFE HEALTHCARE GROUP PROPRIETARY LIMITED |
| Company / CC / Trust Reg No. | 200302436707 | Marital Status | |
| Details of Purchaser / Transferee | | | |
| Full Name | THE ETHEKWINI MUNICIPALITY | Surname / Registered Name | THE ETHEKWINI MUNICIPALITY |
| Details of the Property | | | |
| Date of Transaction/Acquisition (CCYYMMDD) | 2018-10-23 | | |
| Total Fair Value | R 100.00 | Total Consideration | R 0.00 |
| Calculation of Duty and Penalty / Interest | | | |
| Transfer Duty Payable on Natural Person | R 0.00 | | |
| Property Description | | | |
| 1 | A NOTARIAL TIE AGREEMENT OVER PORTION 15 (OF 8) OF ERF 668 BRICKFIELD REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL MEASURING 1,3563 (ONE COMMA THREE FIVE SIX THREE) HECTARES | | |
| 2 | A NOTARIAL TIE AGREEMENT OVER REMAINING EXTENT OF ERF 887 CATO MANOR REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL MEASURING 1,9441 (ONE COMMA NINE FOUR FOUR ONE) HECTARES | | |
| 3 | A NOTARIAL TIE AGREEMENT OVER ERF 889 CATOR MANOR REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL MEASURING 1478 (ONE THOUSAND FOUR HUNDRED AND SEVENTY EIGHT) SQUARE METRES | | |
| 4 | A NOTARIAL TIE AGREEMENT OVER ERF 890 CATO MANOR REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL MEASURING 2835 (TWO THOUSAND EIGHT HUNDRED AND THIRTY FIVE) SQUARE METRES | | |

| Receipt | |
|--------------------------------|------------|
| Receipt Details | |
| Transfer Duty Reference Number | TDE02E54BC |
| Receipt Amount | R 0 |
| Receipt No. | |

| Declaration by Conveyancer / Attorney | |
|--|--|
| <p>I certify that this is a true copy of the transfer duty declaration / receipt / exemption certificate drawn from the SARS eFiling site, which will be retained by me for 5 years from the date of registration of transfer.</p> | <p><i>Handwritten Signature</i></p> <p>XXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXX</p> <p>Please ensure you sign over the 2 lines of 'X's above</p> <p>1cd6478e007d8660ae126 d35cb0a754c94ded650</p> |
| Date (CCYYMMDD) | 20181120 |
| <p>For enquires go to www.sars.gov.za or call 0800 00 SARS (7277)</p> | |

Boqwana - Loon & Connellan
4 Cape Road
Central
Port Elizabeth
6000

Prepared by me



CONVEYANCER
WIEHAHN PI

| F E E S | |
|----------------------|--|
| Stamp Duty..... | |
| Reg. R1200.00 | |
| Serv..... | |
| G/M Bond..... | |

(3)

| | |
|--|---|
| Kragtens Notariële Akte By Notarial Deed No. K..... 001919 / 08 is die hierinvermelde eiendom onderhewig aan the within-mentioned property is subject to Has the benefit of a 3m sewer + Drain servitude represented by Pg. defgh HGFED on Sg. diag 21319 107 over the rem of Port 8 Erf 668 Brickfield ten gunste van in favour of ETHERWINI Municipality soos meer volledig sal blyk uit gemelde Notariële Akte waarvan as will more fully appear on reference to the said Notarial Deed, 'n afskrif hieraan geheg is. a copy whereof is hereunto annexed. | gedateer Dated 20/03/09 |
| 2009-06-17 DATUM/DATE | REGISTRAR VAN AKTES REGISTRAR OF DEEDS |

| |
|---------------------|
| T- 022407/09 |
|---------------------|

DEED OF TRANSFER

2009-06-17

BE IT HEREBY MADE KNOWN THAT

LAUREN ANN MALTBY

appeared before me, REGISTRAR OF DEEDS at Pietermaritzburg, the said appearer being duly authorised thereto by a Power of Attorney which said Power of Attorney was signed at Port Elizabeth on 2 March 2009 granted to him by

POOR SISTERS OF NAZARETH

VIR VERDERE ENDOSSEMENTE SIEN
FOR FURTHER ENDORSEMENTS SEE PAGE..... **7**



And the appearer declared that his said principal had, on 30 January 2009, truly and legally sold by Private Treaty, and that he, the said Appearer, in his capacity aforesaid, did, by virtue of these presents, cede and transfer to and on behalf of:

**LIFE HEALTHCARE GROUP (PROPRIETARY) LIMITED
REGISTRATION NUMBER 2003/024367/07**

or its Successors in Title or assigns, in full and free property

PORTION 13 (OF 8) OF ERF 668 BRICKFIELD REGISTRATION DIVISION
FT PROVINCE OF KWAZULU-NATAL

IN EXTENT 8544 (EIGHT THOUSAND FIVE HUNDRED AND FORTY FOUR)
SQUARE METRES

As will appear from the annexed diagram 2139/2007 and held by held by
Certificate of Amended Title No. T1613/1934

The property is subject to all the conditions of the original Government Grant No. 806 in so far as applicable, and is held unto and to the uses of the said Community subject to the trusts and provisions following, as created in Deed of Conveyance and Trust No. 1292/1896 and by Order of Court dated 23rd June 1926 filed with Transfer 2259/1920 that is to say:

UPON TRUST subject and without prejudice to the powers of sale and mortgaging, leasing and exchanging and all other powers hereinafter contained to permit and suffer the said land and all buildings which may hereafter be erected thereon to be used, occupied and enjoyed by the Members for the time being of the Community known as theh POOR SISTERS OF NAZARETH for the purposes of the said Community subject to the provisions hereinafter contained and particularly to use or permit the same to be used by them as and for a hospital or refuge for infirm or aged poor persons and also fo rthe reception and nursing of infant and invalid children of both sexes.

1. The Institution shall be called and known by the name of Nazareth House and shall always be under the management of Roman Catholic Women living together and being known as the POOR SISTERS OF NAZARETH.
2. Adequate portions of said Trust premises shall be set apart and used as and for the residence of the said Community and as and for a chapel for their use and for the use of the inmates of the said Institution and other portions thereof shall be appropriated and used as a residence for such other person or persons as may for the time being be required and employed as a servant or servants of the said Community and Instituion.
3. The said Community shall be deemed to include all persons who according to the Constitutions of the said Community shall have been duly elected and for the time being shall be recognised as continuing members by the Mother Superior General thereof.
4. The Mother Superior General shall have absolute power as between the Community and the Trustees and all other persons from time to time to regulate and direct all matters relating to the internal management of the said



Institution and the expenses thereof including the use to which the several buildings for the time being forming part of the Trust premises shall from time to time be appropriated and also as to the numbers, age and qualifications of the persons from time to time to be admitted into the said Institution and their employment and discipline while resident therein, and the engagement and dismissal of any servants or others who may from time to time be employed in the service of such Institution and the Trustees as Trustees shall not be entitled to enquire into or interfere in any way with any such matters so long as all the Trust premises are efficiently used for the charitable purposes hereinbefore mentioned.

5. The Certificate in writing of the Trustees or the majority of them shall be conclusive evidence as to the person for the time being holding or at any past time having held the Office of Mother Superior General of the said Community.
6. The Mother Superior General with the sanction and consent of the General Council of the Congregation but without prejudice to the rights of any Mortgagee or Lessee may pull down, alter, enlarge or diminish any building or buildings for the time being forming part of the Trust premises provided that at all times the said land and all buildings for the time being thereon shall be used for the purpose of the Institution.
7. The Trustees with the consent in writing of the Mother Superior General may sell, mortgage or let for any term of years all or any part of the Trust premises in the same manner as if absolute owners thereof and may give valid and effectual receipts for any monies which may be received upon any such sale mortgage or letting and any such mortgage as aforesaid may contain expressly or by implication a power of sale and such provision for the payment of any giving receipts for the balance of the purchase money upon any such sale (after deducting the principal and interest secured by the Mortgage and expenses) as the Trustees shall think convenient and might insert in the Mortgage if they were absolute owners of the property mortgaged.
8. The Trustees may also at their own sole discretion and without such consent as aforesaid sell the whole or any portion of the premises for the purpose of satisfying any Mortgage or charge which may be called in and which they may be personally liable to pay and for reimbursing themselves any costs, charges and expenses which they may incur in respect of any such Mortgage or charge and they may also at the like discretion procure the transfer of any Mortgage or charge for the time being affecting the premises upon such terms as they shall think proper.
9. The Trustees may with the consent last mentioned exchange all or any of the Trust premises for any other freehold hereditaments and upon any such exchange may give or receive money for equality of exchange and may give valid receipts for any money paid to them upon any such exchange but any land taken by them upon any such exchange shall always be duly vested in them upon the Trusts hereby declared.
10. Any monies received by the Trustees upon such sale, mortgage, letting or exchange aforesaid after payment thereof of all costs and expenses of any incident to such sale, mortgage, letting or exchange and after discharging any Mortgage or charge for the time being existing on the Trust premises and which they may be desirous of discharging may be applied by them either as income or capital for or towards any of the present or future purposes of the Institution (such purposes being deemed to include the erection of any



buildings on the same land) for any other charitable purpose having for its and the assistance by or through the medium of the Institution of aged or infirm persons and of infant and invalid children which may be selected and approved by the Mother Superior General.

11. If the parties hereinbefore named or any of them or any person or persons who for the time being shall be a Trustee or Trustees of these presents shall die or desire to be discharged from or refuse or become incapable or disqualified as hereinafter mentioned to act as a Trustee or Trustees hereof the Mother Superior General shall forthwith appoint a new Trustee or Trustees not so disqualified as aforesaid in the place of the Trustee or Trustees so dying or desiring to be discharged or refusing, becoming incapable or disqualified as aforesaid and every new Trustee or Trustees may as well before as after such appointment act as fully as if hereby appointed.
12. Every person who shall not profess or who shall cease to profess the Roman Catholic Religion or shall cease to be a member of the said Community of the POOR SISTERS OF NAZARETH or shall cease to be subject to the Mother Superior General for the time being of the Community or who being a Trustee and not being Mother Superior General shall be required in writing by the Mother Superior General to retire from the Trusts and shall not comply with such requisition within three weeks from the date thereof shall thereupon be and become disqualified to be and continue a Trustee of these presents and shall immediately cease to be a Trustee thereof; any vacancy so occurring shall be filled upon by the Mother Superior General in the same manner as provided by the last preceding section.
13. No purchaser, mortgagee, leases or other person dealing with the Trustees shall be concerned or entitled to call for evidence or enquire whether such disqualification as aforesaid shall have occurred with regard to any person being or having been a Trustee hereof or as to the title or authority of any person for the time being or heretofore acting or purporting to act as Mother Superior General or as to the validity of the appointment of any present or past Trustees hereof or of any consent to any past sale, mortgage, letting or exchange.



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

POOR SISTERS OF NAZARETH

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

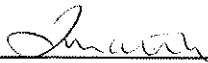
**LIFE HEALTHCARE GROUP (PROPRIETARY) LIMITED
REGISTRATION NUMBER 2003/024367/07**

or its Successors in Title or assigns, now is 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 R15 800 000,00 (FIFTEEN MILLION EIGHT HUNDRED 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.

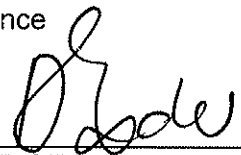
THUS DONE and EXECUTED at the Office of the REGISTRAR OF DEEDS at Pietermaritzburg on

2009-06-17



q.q.

In my presence



REGISTRAR OF DEEDS



ANNEXED TO T 22407/2009

PAGE 7

SERTIFIKAAT VAN VERENIGDE TITEL UITGEREIK

CERTIFICATE OF CONSOLIDATED TITLE ISSUED

NOU BEKEND AS PORTION 15 (OF 8) OF ERF 668 BRICKFIELD = 1,3563 HA
NOW KNOWN AS _____

4) T

18 39432

2018-12-03


REGISTRATEUR/REGISTRAR

| SIDES Metres | | ANGLES OF DIRECTION | | CO-ORDINATES Y System WG31° X | | S.G. No. |
|-----------------|--------|------------------------|---|----------------------------------|--------------|--------------------------|
| | | Constants | | 0,00 | +3300 000,00 | 2139/2007 |
| AB | 15,83 | 301 02 20 | A | + 1 238,24 | + 3 893,87 | Approved |
| BC | 9,06 | 10 10 10 | B | + 1 224,68 | + 3 902,03 | <i>K. H. Harvey</i> |
| CD | 25,05 | 280 08 30 | C | + 1 226,28 | + 3 910,95 | for Surveyor- General |
| DE | 15,37 | 190 11 30 | D | + 1 201,63 | + 3 915,36 | 2007-09-20 |
| EF | 4,24 | 235 11 10 | E | + 1 198,90 | + 3 900,23 | |
| FG | 48,63 | 280 14 50 | F | + 1 195,42 | + 3 897,81 | |
| GH | 32,77 | 276 28 50 | G | + 1 147,57 | + 3 906,47 | |
| HJ | 114,71 | 23 40 50 | H | + 1 115,01 | + 3 910,17 | |
| JK | 6,43 | 115 35 50 | J | + 1 161,08 | + 4 015,21 | |
| KL | 26,93 | 132 49 30 | K | + 1 166,88 | + 4 012,44 | |
| LM | 11,75 | 136 07 50 | L | + 1 186,63 | + 3 994,13 | |
| MN | 89,29 | 139 40 20 | M | + 1 194,78 | + 3 985,66 | |
| NA | 27,70 | 211 07 50 | N | + 1 252,57 | + 3 917,59 | |
| | | 20N8 | ⊕ | + 1 055,37 | + 3 800,21 | |
| | | 21N8 | ⊕ | + 1 158,65 | + 4 034,09 | |

SERVITUDE NOTES

- Figure abBA represents a 1,00m wide Air & Light Servitude over the Remainder.
- Figure defghGFED represents a 3,00m wide S & D Servitude over the Remainder.

BEACON DESCRIPTIONS

A,C,D,E,F,G,H,J,K,L,M,N : 16mm Iron Peg
B : 16mm Drillhole in Concrete

The figure **A B C D E F G H J K L M N**
represents **8544 square metres** of land being

PORTION 13 (OF 8) OF ERF 668 BRICKFIELD

Situate in the Ethekwini Municipality - South Central Entity
Registration Division - FT, Province of Kwazulu-Natal

Surveyed in October 2003 - August 2004 by me

K. H. Harvey

K. H. Harvey (PLS 0805)
Professional Land Surveyor

This diagram
relates to 2009-06-17
No. **T 022407/09**
[Signature]
Registrar of Deeds

The original diagram is
Sub Vol No ~~897~~ **79** fol 35
879
Certificate of Amended Title
No. 1613/1934

File No. 712 VOL ~~18~~ **3**
S.R. No. 784/2007
Comp. FT-8B-25B-1
N41

PORTION 13 (OF 8) OF ERF 668 BRICKFIELD

S.G. No.

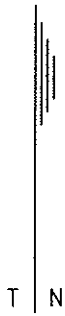
2139/2007

Approved

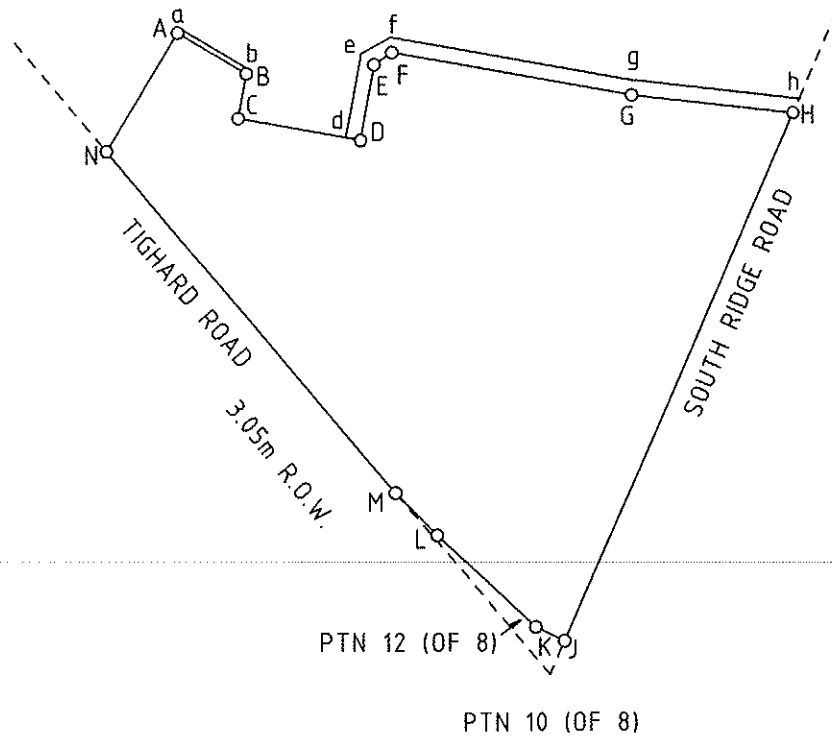
M. C. ...

for Surveyor-General

2007-09-20



REM OF 8 OF ERF 668



Scale 1:1500

Surveyed in October 2003 - August 2004 by me

K. H. Harvey

K. H. Harvey (PLS 0805)
Professional Land Surveyor



TRANSFER DUTY

TD2

Receipt or exemption certificate
Transfer Duty Act, 1949

Part 2

1 (2)

Details of seller(s)/transferor(s)

Full name of seller/transferor (1) CONGREGATION OF THE POOR SISTERS OF NAZARETH
Identity/Trust/CC/Company number

Full name of seller/transferor (2)
Identity/Trust/CC/Company number

Details of purchaser(s)/transferee(s)

Full name of purchaser/transferee (1) LIFE HEALTHCARE GROUP (PROPRIETARY) LIMITED
Identity/Trust/CC/Company number 2003/024367/07

Full name of purchaser/transferee (2)
Identity/Trust/CC/Company number

Details of purchase transaction

Transfer Duty payable on R15 800 000,00 being total consideration or fair value

Date of acquisition 30 January 2009 Bought by: Private Treaty Public Auction

Consideration R15 800 000,00

Any other consideration payable SARS reference 0079/023/04

Total consideration R15 800 000,00 Conveyancer's/Attorney's file reference D38655/LB

Description of property (as per Deeds Registry) PORTION 13 (OF 8) OF ERF 668 BRICKFIELD REGISTRATION DIVISION FT PROVINCE OF KWAZULU-NATAL;
IN EXTENT 8544 (EIGHT THOUSAND FIVE HUNDRED AND FORTY FOUR) SQUARE METRES

Declaration by Conveyancer/Attorney

I PETER IAN WIEHAHN (Boqwana Loon & Connellan) (full name) hereby certify that this is a true copy of the transfer duty receipt / exemption certificate, drawn from the SARS website (e-filing only).

Signature Date 17/3/2009

RECEIPT/EXEMPTION



SARS 2009-04-15 331055372 (Transfer Duty) R264,000.00 CHEQUE PIETERMARITZBURG



ETHEKWINI MUNICIPALITY

In terms of section 118 of the Local Government: Municipal Systems Act, 2000 (Act No. 32 of 2000), it is hereby certified that all amounts that became due to eThekweni Municipality in connection with the under mentioned property situated within that municipality for municipal service fees, surcharges on fees, property rates and other municipal taxes, levies and duties during the two years preceding the date of application for this certificate, have been fully paid.

The following sums remain charges upon the property by virtue of section 118(3) of the Local Government: Municipal Systems Act. 2000(Act 32 of 2000):

RCA No: 155385

RCC No: 117315

Date: 2009/05/14

Valid Until: 2009/07/13

Handwritten signature and mark

Registered Owner/Seller: POOR SISTERS OF NAZARETH

Purchaser: LIFE HEALTHCARE GROUP (PROPRIETARY) LIMITED

Description of Property: PORTION 13 (OF 8) OF ERF 668 BRICKFIELD

Declaration By Conveyancer:

I HEATHER JOAN BRIGGS acting on behalf of

Shepstone & Wylie

1 hereby certify that this is a true copy of the rates clearance certificate drawn from the Law Website

Signature: HB jr

Date: 18 MAY 2009

Krish Kumar

Deputy City Manager: Treasury

Legal Information: This document originates from a L@W Website. All use and reliance on the information contained in this document is subject to the terms contained in the L@W Website Terms and Conditions, available at www.lawactive.co.za.

eTHEKWINI MUNICIPALITY
Application to Subdivide Land

D.S.P.: 4174

PROPERTY : Portion 8 of of Erf 668 Brickfield

POSTAL ADDRESS : 82 South Ridge Road

SUBMITTED BY : Cliff Harvey and Partners

ON BEHALF OF : Poor Sisters of Nazareth

REGISTERED OWNER : Poor Sisters of Nazareth

PROPOSAL : (1) The creation of Portion 13 (of 8) and
Remainder of Portion 8 of Erf 668
Brickfield; and

(2) The creation of a Right of Way Servitude
over the Remainder of Portion 8 of Erf
668 Brickfield

ETHEKWINI'S REQUIREMENTS :

In terms of Chapter XVI of Ordinance No. 18 of 1976 and the Bylaws relating to the subdivision of land and new streets, the Plan No. 8971/3 dated 20 May 2004 of the above subdivisional application is approved subject to the following conditions :

1. The owner shall comply with Bylaw 14 in respect of the disposal of foul water . In terms of Bylaw 11 the owner shall submit plan or plans of such works to the Manager: Development Engineering for approval and no work in this connection shall be commenced until such approval is obtained. The final positions of all pipes laid in this connection shall be covered by sewer and drain servitudes not less that 3m wide. These servitudes including any required in terms of Bylaw 14(2) are to be laid off by the owner, who shall supply such survey diagrams as may be necessary and, upon completion of the required drainage works to the satisfaction of the Manager: Development Engineering, the servitudes shall be registered in the respective deeds in favour of the Municipality. All costs in this connection shall be borne by the owner.

13

2. The 3.00m Sewer and Drain servitude over Remainder of Portion 8 of 668 Brickfield as indicated on the attached plan is to be surveyed and approved diagrams of it are to be furnished by the owner's nominee. The cost of the survey, diagrams and registration will be paid by the Municipality and the Head : Real Estate is authorised to proceed with its registration.

13

3. The Right-of-Way Servitude shown on the plan shall be laid off by the owners and created at their expense in the respective deeds

over Remainder of Portion 8 of Erf 668 Brickfield in favour of Portion 13 (of 8) of Erf 668 Brickfield

4. Exemption from compliance with Bylaws 9 - 13 is hereby granted provided the use of the proposed Right-of-Way is restricted to the Remainder of Portion 8 of Erf 668 Brickfield and Portion 13 (of 8) of Erf 668 Brickfield.

5. The 1.00 m Air and Light Servitude shown on the plan shall be laid off by the owners and created at their expense in the respective deeds

over Remainder of Portion 8 of Erf 668 Brickfield in favour of Portion 13 (of 8) of Erf 668 Brickfield

6. Telkom has advised that their existing underground plant may be affected. An estimate of the cost involved will be furnished upon written request. If the plant is required to be relocated, it will be undertaken at the applicant's request and cost. The plant should be accessible at all times.

7. The Head : Ethekeeni Electricity has advised that no private electrical connections will be allowed to cross property boundaries.

8. It is recorded that the property is zoned Institutional 2, therefore no endowment shall be payable.

9. In terms of Bylaw 17, no certificate as required in terms of section 148 of Ordinance No. 18 of 1976 shall be issued until the owner has complied with Conditions 1 and 7 above.

10. We would like to advise the owner that the new street addresses for the properties are as follow:

- 1) 80 South Ridge Road - Remainder of Portion 8 of Erf 668 Brickfield
- 2) 82 South Ridge Road - Portion 13 (of 8) of Erf 668 Brickfield

DATE : 23 January 2007



HEAD : DEVELOPMENT PLANNING AND MANAGEMENT

CLIFF, HARVEY & PARTNERS

PROFESSIONAL LAND SURVEYORS
TOWNSHIP PLANNERS
ENGINEERING & TOPOGRAPHICAL SURVEYORS
SECTIONAL TITLE PRACTITIONERS
AIR SURVEY CONSULTANTS
GLOBAL POSITIONING SATELLITE SERVICES

3A STEDMAN MEWS
128 JAN HOFMEYER ROAD
WESTVILLE
3629

ESTABLISHED 1971

P.O. BOX 2018
WESTVILLE
3630
TEL: +27 31 2666626
FAX: +27 31 2667322
E-MAIL: chaps@jafrica.com

Our Ref : KHH/8971
Your Ref : DSP 4174

25 November 2008

The Director
Divisional Planner : Subdivisions
Ethekwini Municipality
Development Management Department
P.O. Box 680
Durban
4000

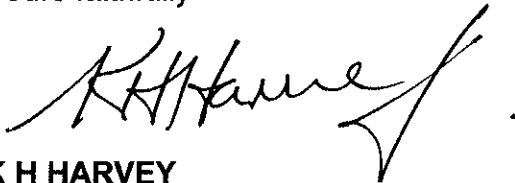
Attn: Adele Bothma

Dear Sir,

Portion 13 (of 8) & Remainder of 8 of Erf 668 Brickfield
Nazareth House : 82 South Ridge Road
DSP 4174

In accordance with Clause 9 of the requirements for this DSP 4174, please find enclosed herewith the certificate in terms of Bylaw 17 in respect of this subdivision.

Yours faithfully



K H HARVEY
CLIFF HARVEY & PARTNERS

Encl.

IN REPLY PLEASE QUOTE OUR REFERENCE NUMBER

H.E. HARVEY B.Sc (Surv.), Pr.L.(S.A.), M.I.P.L.S., Dip. Air Survey : K.H. HARVEY B.Sc (Surv), Pr.L.(S.A.), M.I.P.L.S., Pr.M.I.T.E.S.

CLIFF, HARVEY & PARTNERS

15

PROFESSIONAL LAND SURVEYORS
TOWNSHIP PLANNERS
ENGINEERING & TOPOGRAPHICAL SURVEYORS
SECTIONAL TITLE PRACTITIONERS
AIR SURVEY CONSULTANTS
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P.O. BOX 2018
WESTVILLE
3630
TEL: +27 31 2666626
FAX: +27 31 2667322
E-MAIL: chaps@iafrica.com

ESTABLISHED 1971

Our Ref: KHH/8971
Your Ref: DSP 4174

CERTIFICATE

Portion 13 (of 8) & Remainder of 8 of Erf 668 Brickfield
Nazareth House : 82 South Ridge Road
DSP 4174

I, Kevin Harold Harvey a Professional Land Surveyor in Durban,
hereby certify that the servitudes shown on the approved application
plan cover the services laid.



K H HARVEY
CLIFF HARVEY & PARTNERS

Date: 25 November 2008

IN REPLY PLEASE QUOTE OUR REFERENCE NUMBER

H.E. HARVEY B.Sc (Surv.), Pr.L.(S.A.), M.I.P.L.S., Dip. Air Survey : K.H. HARVEY B.Sc (Surv.), Pr.L.(S.A.), M.I.P.L.S., Pr.M.I.T.E.S.

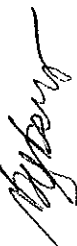
DSP4174

Contains a true copy of Subdivisional Plan with attaching conditions approved by Council.

2007-01-23

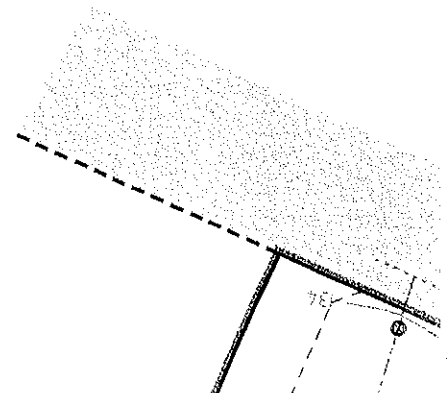
In terms of Council Act of Exchange No. 6 of 1974 and the Ordinance relating to the Subdivision of Land & new streets

Local Government Development & Planning Unit

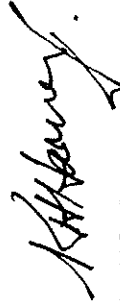


OWNER : Poor Sisters of Nazareth
ADDRESS : 82 South Ridge Road
DURBAN 4001

I CERTIFY THAT THIS PLAN AND ALL DETAILS AND



SECTION 3(3) OF THE BY-LAWS RELATING TO THE
SUBDIVISION OF LAND AND NEW STREETS ARE CORRECT
DATE : 7 JANUARY 2005



K. H. HARVEY
PROFESSIONAL LAND SURVEYOR

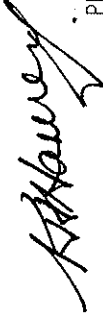
NOTES

1. All data approximate and subject to final survey
2. All Services are to be investigated and where necessary relaid within the respective boundaries of the proposed subdivision and remainder, or covered by servitudes as indicated

**CLIFF, HARVEY
& PARTNERS**

P.O. Box 2018
WESTVILLE, 3630
TEL: (031) 2666626
FAX: (031) 2667322
EMAIL: chaps@iafrica.com

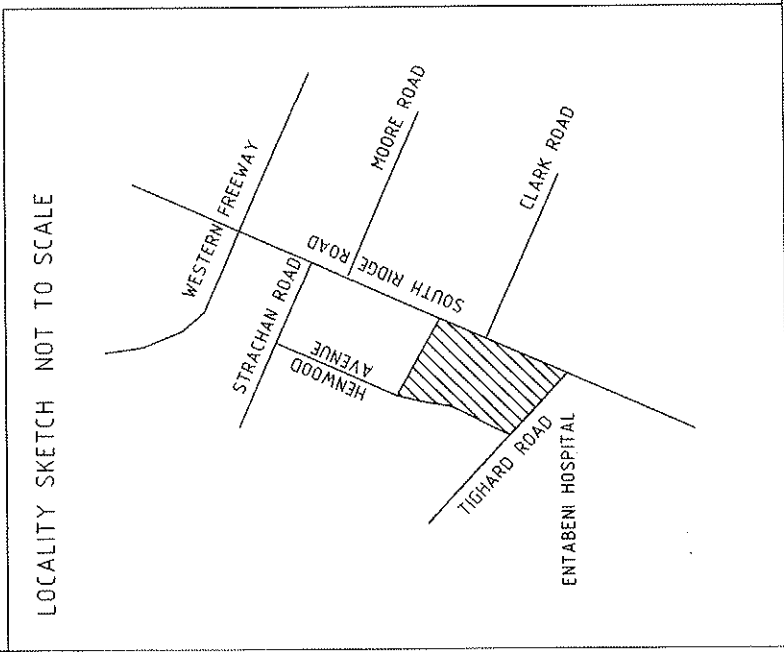
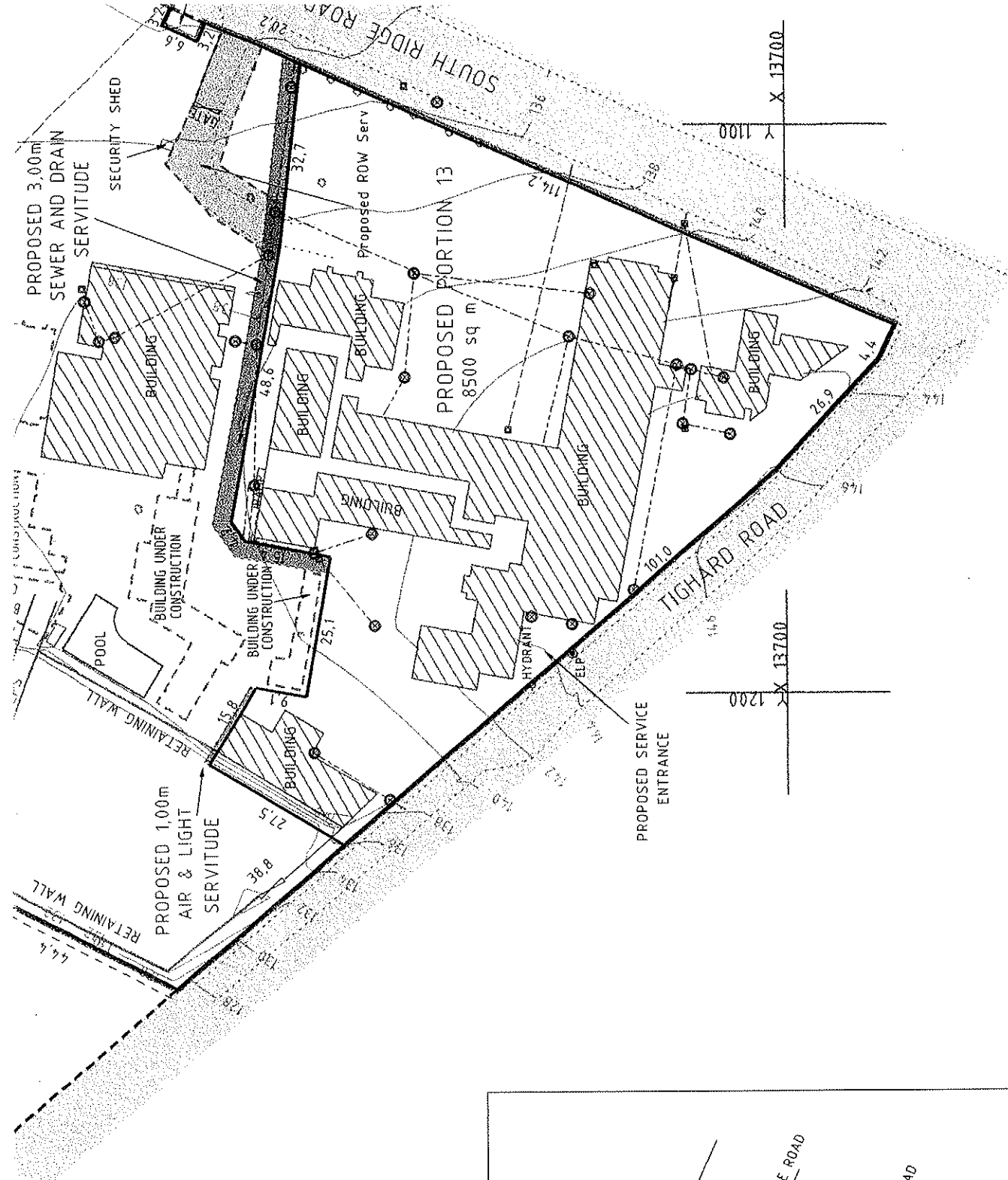
PROFESSIONAL LAND SURVEYORS TOWNSHIP PLANNERS
AIR SURVEY CONSULTANTS ENGINEERING & TOPOGRAPHICAL
SURVEYORS SECTIONAL TITLE PRACTITIONERS
13A HARRISON ROAD, WESTVILLE, 3629



PROFESSIONAL LAND SURVEYOR

| | | | |
|---------------|----------------|----------|------------|
| DRAWN | HEH | DATE | 20/05/2004 |
| DISK FILE No. | DRAWING NUMBER | REVISION | |
| 8971\8971ap2 | 8971/3 | | |

SUB-STATION
TN 10 (OF 8)
CLARK ROAD



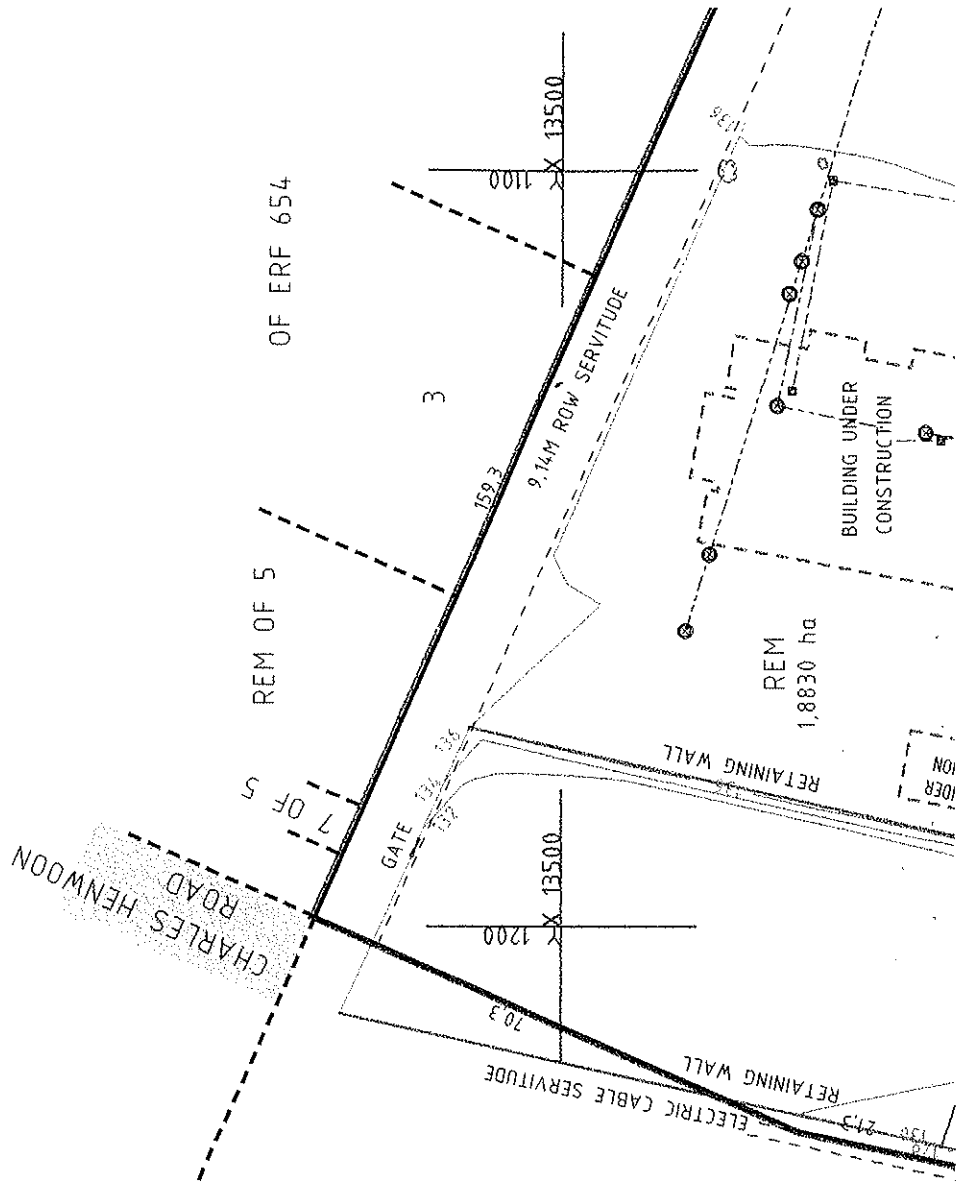
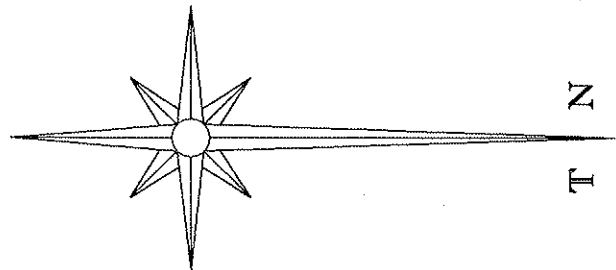
PLAN SHOWING

PROPOSED PORTION 13 (OF 8) & REM OF 8 OF ERF 668 BRICKFIELD

SITUATE IN THE ETHEKWINI MUNICIPALITY : CENTRAL OPERATIONAL ENTITY

PROVINCE OF KWAZULU-NATAL

SCALE 1 : 1 000



PTN 11 (08)

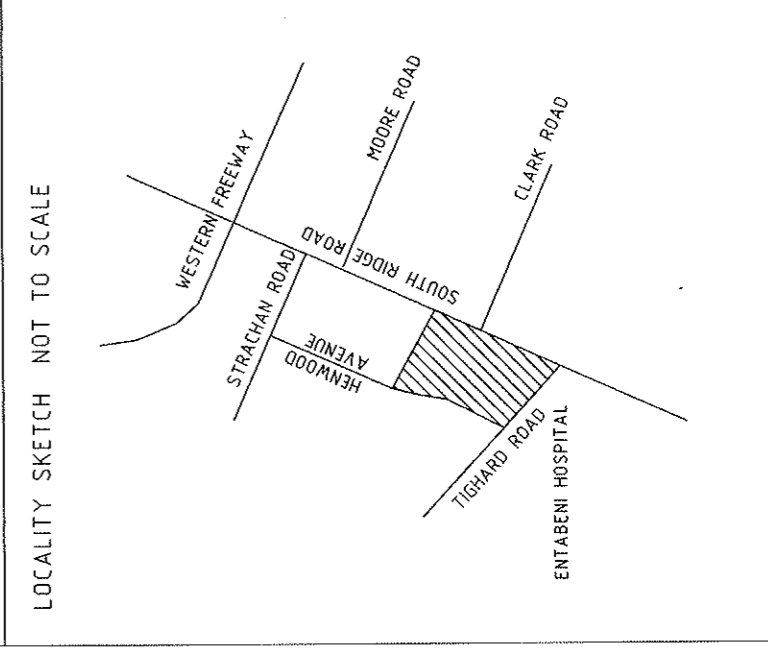
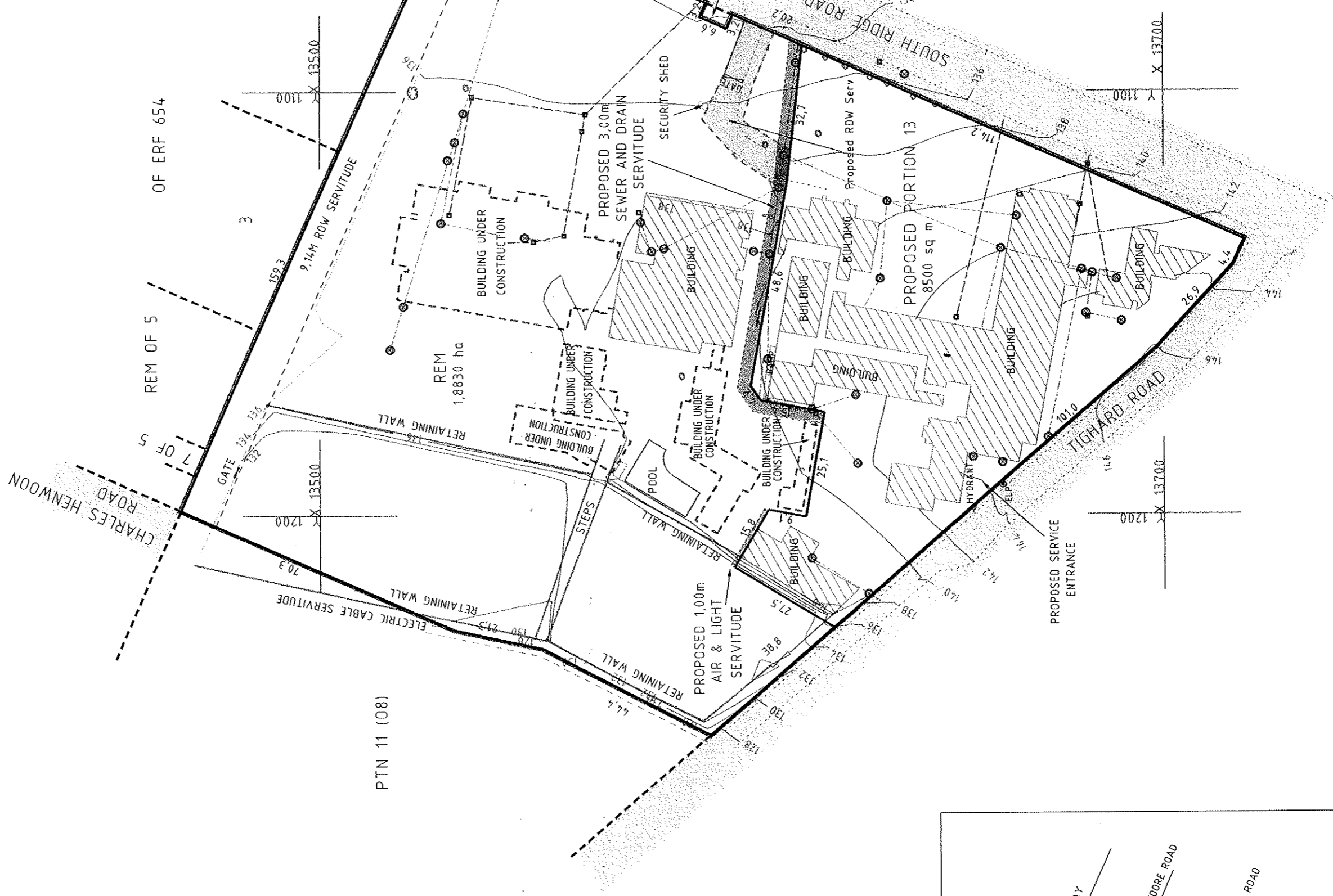
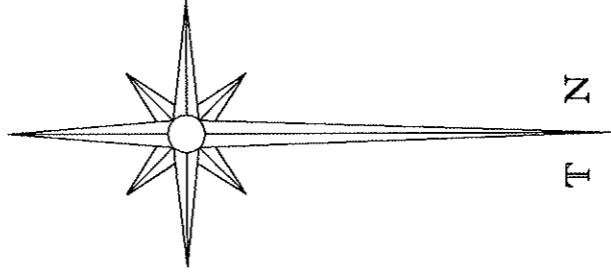
PLAN SHOWING

PROPOSED PORTION 13 (OF 8) & REM OF 8 OF ERF 668 BRICKFIELD

SITUATE IN THE ETHEKWINI MUNICIPALITY : CENTRAL OPERATIONAL ENTITY

PROVINCE OF KWAZULU-NATAL

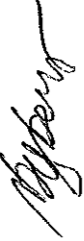
SCALE 1 : 1 000



DSP4174

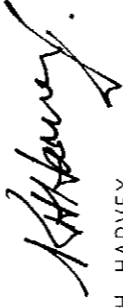
CONTRACT NO. 195/05/001
PROJ. NO. 195/05/001/001

1. The land shown in this plan is situated in the
Township of ...
2. The land shown in this plan is situated in the
Township of ...



OWNER : Poor Sisters of Nazareth
ADDRESS : 82 South Ridge Road
DURBAN 4001

I CERTIFY THAT THIS PLAN AND ALL DETAILS AND
INFORMATION SHOWN THEREON AS REQUIRED BY
SECTION 3(3) OF THE BY-LAWS RELATING TO THE
SUBDIVISION OF LAND AND NEW STREETS ARE CORRECT
DATE : 7 JANUARY 2005



K. H. HARVEY
PROFESSIONAL LAND SURVEYOR

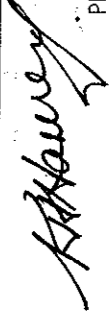
NOTES

1. All data approximate and subject to final survey
2. All Services are to be investigated and where necessary relaid within the respective boundaries of the proposed subdivision and remainder, or covered by servitudes as indicated.

**CLIFF, HARVEY
& PARTNERS**

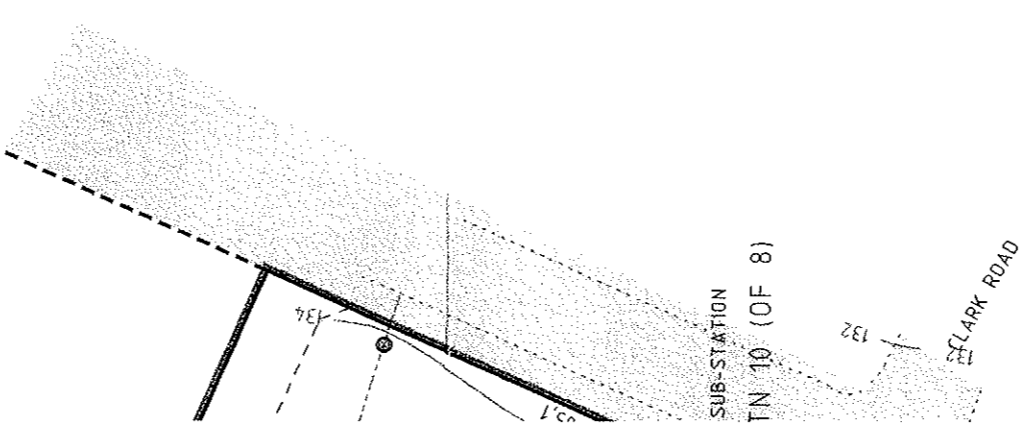
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PROFESSIONAL LAND SURVEYORS TOWNSHIP PLANNERS
AIR SURVEY CONSULTANTS ENGINEERING & TOPOGRAPHICAL
SURVEYORS SECTIONAL TITLE PRACTITIONERS
13A HARRISON ROAD, WESTVILLE, 3629



PROFESSIONAL LAND SURVEYOR

| DRAWN | HEH | DATE | 20/05/2004 |
|---------------|----------------|----------|------------|
| DISK FILE No. | DRAWING NUMBER | REVISION | |
| 8971\8971ap2 | 8971/3 | | |



STOWELL'S
39

Webber Wentzel
90 Rivonia Road
Sandton
2196

Prepared by me


CONVEYANCER
DESIREE CALADO BAYMAN

FEES

Stamp Duty.....
Reg. R2197.00 BP
Waiver.....
.....

2018 -12- 03

T 18-39431

DEED OF TRANSFER

BE IT HEREBY MADE KNOWN THAT

NEIL BAILEY PAINTER

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 CONGREGATION OF THE SISTERS OF NAZARETH IN SOUTH
AFRICA (formerly known as POOR SISTERS OF NAZARETH)**

which said Power of Attorney was signed at CAPE TOWN on 12 OCTOBER 2018

For further endorsements
See pg 6

AND THE APPEARER DECLARED THAT his/her said principal had, on 5 August 2016, truly and legally sold by Private Treaty, and that he/she, the said Appearer, in his/her capacity aforesaid, did, by virtue of these presents, cede and transfer to and on behalf of:

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07

or its Successors in Title or assigns, in full and free property

PORTION 14 (OF 8) OF ERF 668 BRICKFIELD
REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL

IN EXTENT 5018 (FIVE THOUSAND AND EIGHTEEN) SQUARE METRES

AS WILL APPEAR from the annexed Diagram SG Number 222/2017 and held by Certificate of ~~Registered~~ Title Number T1613/1934
Amenated

This property is subject to all the conditions of the original Government Grant Number 806 in so far as applicable, and is held unto and to the uses of the said Community subject to the trusts and provisions following, as created in Deed of Conveyance and Trust Number 1292/1896 and by Order of Court dated 23rd June 1926 filed with Transfer 2259/1920 that is to say :

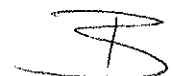
UPON TRUST subject and without prejudice to the powers of sale and mortgaging, leasing and exchanging and all other powers hereinafter contained to permit and suffer the said land and all buildings which may hereafter be erected thereon to be used, occupied and enjoyed by the Members for the time being of the Community known as the POOR SISTERS OF NAZARETH for the purposes of the said Community subject to the provisions hereinafter contained and particularly to use or permit the same to be used by them as and for a hospital or refuge for infirm or aged poor persons and also for the reception and nursing of infant and invalid children of both sexes.

1. The Institution shall be called and known by the name of Nazareth House and shall always be under the management of the Roman Catholic Women living together and being known as the POOR SISTERS OF NAZARETH.
2. Adequate portions of the said Trust premises shall be set apart and used as and for the residence of the said Community and as and for a chapel for their use and for the use of the inmates of the said Institution and other portions thereof shall be appropriated and used as a residence for such other person or persons as may for the time being be required and employed as a servant or servants of the said Community and Institution.

3. The said Community shall be deemed to include all persons who according to the Constitutions of the said Community shall have been duly elected and for the time being shall be recognised as continuing members by the Mother Superior General thereof.
4. The Mother Superior General shall have absolute power as between the Community and the Trustees and all other persons from time to time to regulate and direct all matters relating to the internal management of the said institution and expenses thereof include the use to which the several buildings for the time being forming part of the Trust premises shall from time to time be appropriated and also as to the numbers, age and qualifications of the persons from time to time to be admitted in the said Institution and their employment and discipline while resident therein, and the engagement and dismissal of any servants or others who may from time to time be employed in the service of the Institution and the Trustees shall not be entitled to enquire into or interfere in any way with any such matters so long as all the Trust premises are efficiently used from the charitable purposes hereinbefore mentioned.
5. The Certificate in writing of the Trustees or the majority of them shall be conclusive evidence as to the person for the time being holding or at any past time having held the Office of Mother Superior General of the said Community.
6. The Mother Superior General with the sanction and consent of the General Council of the Congregation but without prejudice to the rights of any Mortgagee or Lessee may pull down, alter, enlarge or diminish any building or buildings for the time being forming part of the Trust premises provided that at all time the said land and all building for the time being thereon shall be used for the purpose of the Institution.
7. The Trustees with the consent in writing of the Mother Superior General may sell, mortgage or let for any terms of years all or any part of the Trust premises in the same manner as if absolute owners thereof and may give valid and effectual receipts for any monies which may be received upon any such sale mortgage or letting and any such mortgage as aforesaid may contain expressly or by implication a power of sale and such provision for the payment of any giving receipts for the balance of the purchase money upon any such sale (after deducting the principal and interest secured by the Mortgage and expenses) as the Trustees shall think convenient and might insert in the Mortgage if they were absolute owners of the property mortgaged.
8. The Trustees may also at their sole discretion and without such consent as aforesaid sell the whole or any portion of the premises for the purpose of satisfying the Mortgage or charge which may be called in and which they may be personally liable to pay and for reimbursing themselves any costs, charges and expenses which they may incur in respect of any such Mortgage or charge and they may also at the like discretion procure the transfer of any Mortgage or charge for the time being affecting the premises upon such terms as they shall think proper.



9. The Trustees may with the consent last mentioned exchange all or any of the Trust premises for any other freehold hereditaments and upon any such exchange may give or receive money for equality or exchange and may give valid receipts for any money paid to them upon any such exchange but any land taken by them upon any such exchange shall always be duly vested in them upon the Trusts hereby declared.
10. Any monies received by the Trustees upon such sale, mortgage, letting or exchange aforesaid after payment thereof of all costs and expenses of any incident to such sale, mortgage, letting or exchange and after discharging any Mortgage or charge from the time being existing on the Trust premises and which they may be desirous of discharging may be applied by them either as income or capital for or towards any of the present or future purposes of the Institution (such purposes being deemed to include the erection of any buildings on the same land) for any other charitable purposes having for its and the assistance by or through the medium of the Institution of aged or infirm persons and of infant and invalid children which may be selected and approved by the Mother Superior General.
11. If the parties hereinbefore named or any of them or any person or persons who for the time being shall be a Trustee or Trustees of these presents shall die or desire to be discharged from or refuse or become incapable or disqualified as hereinafter mentioned to act as a Trustee or Trustees hereof the Mother Superior General shall forthwith appoint a New Trustee or Trustees not so disqualified as aforesaid in the place of the Trustee or Trustees so dying or desiring to be discharged or refusing, becoming incapable or disqualified as aforesaid and every new Trustee or Trustees may as well before as after such appointment act as fully as if hereby appointed.
12. Every person who shall not profess or who shall cease to profess the Roman Catholic religion or shall cease to be a member of the said Community of the POOR SISTERS OF NAZARETH or shall cease to be subject to the Mother Superior General for the time being of the Community or who being a Trustee and not being a Mother Superior General shall be required in writing by the Mother Superior General to retire from the Trusts and shall not comply with such requisition within three weeks from the date thereof shall thereupon be and become disqualified to be and continue as Trustee of these presents and shall immediately cease to be a Trustee thereof; any vacancy so occurring shall be filled upon by the Mother Superior General in the same manner as provided by the last preceding section.
13. No purchaser, mortgagee, leases or other person dealing with the Trustees shall be concerned or entitled to call for evidence or enquire whether such disqualification as aforesaid shall have occurred with regard to any person being or having been a Trustee hereof or as to the title or authority of any person for the time being or heretofore acting or purporting to act as Mother Superior General or as to the validity of the appointment of any present or past Trustees hereof or of any consent to any past sale, mortgage, letting or exchange.



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

THE CONGREGATION OF THE SISTERS OF NAZARETH IN SOUTH AFRICA (formerly known as POOR SISTERS OF NAZARETH)

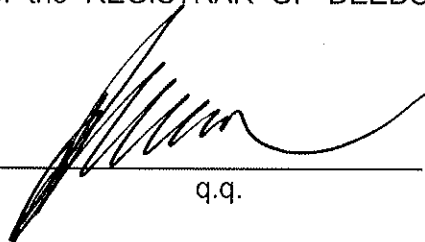
heretofore had to the premises, did in consequence also acknowledge it to be entirely dispossessed of, and disentitled to the same, and that by virtue of these presents, the said

LIFE HEALTHCARE GROUP PROPRIETARY LIMITED
Registration Number 2003/024367/07

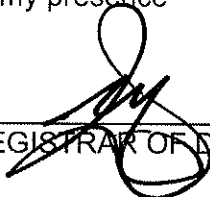
or its Successors in Title or assigns, now is and henceforth shall be entitled thereto, conformably to local custom, the State, however reserving its rights, and finally acknowledging the purchase price to be the sum of **R7 500 000,00 (SEVEN MILLION FIVE HUNDRED THOUSAND RAND)**.

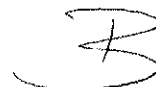
IN WITNESS WHEREOF, I the said Registrar, together with the Appearer, have subscribed to these presents, and have caused the Seal of Office to be affixed thereto.

THUS DONE and EXECUTED at the Office of the REGISTRAR OF DEEDS at PIETERMARITZBURG on **2018 -12- 03**


_____ q.q.

In my presence

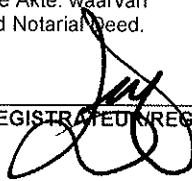

_____ REGISTRAR OF DEEDS




ANNEXED TO T 39431 / 2018

PAGE

2

| | |
|--|--|
| Kragtens Notariële Akte By Notarial Deed No. K 3863 / 2018 | gedateer 201/11/2018 S dated _____ |
| THE WITHIN MENTION CONDITIONS 1-13 IS HEREBY CANCELLED | |
| soos meer volledig sal blyk uit gemelde Notariële Akte. waarvan as will more fully appear on reference to the said Notarial Deed. | |
| 2018 - 12 - 03 Datum/Date |  REGISTRAR |

| | |
|---|--|
| SERTIFIKAAT VAN VERENIGDE TITEL UITGEREIK | |
| CERTIFICATE OF CONSOLIDATED TITLE ISSUED | |
| NOU BEKEND AS PORTION 15 (OF 8) OF ERF 668 BRICKFIELD = 1,3563 HA NOW KNOWN AS _____ | |
| T 39432 / 2018 |  REGISTRAR |
| 2018 - 12 - 03 | |

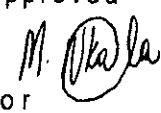
4

10

SUBDIVISION DIAGRAM

BR185/Surpac/BR185-PTN14
 BUTTON & O'CONNOR INC: Westville

| SIDES metres | | ANGLES OF DIRECTION | | CO-ORDINATES Y System: WG 31° X | |
|--------------|-------|---------------------|---|---------------------------------|---------------|
| | | Constants | | 0,00 | 0,00 |
| A B | 28,58 | 293.45.20 | A | +1 228,26 | +3 303 771,59 |
| B C | 80,73 | 12.05.40 | B | +1 202,10 | +3 303 783,11 |
| C D | 64,89 | 31.08.10 | C | +1 219,01 | +3 303 862,05 |
| D E | 38,79 | 139.40.30 | D | +1 252,57 | +3 303 917,58 |
| E F | 44,43 | 207.18.50 | E | +1 277,67 | +3 303 888,01 |
| F G | 21,31 | 191.53.20 | F | +1 257,28 | +3 303 848,53 |
| G A | 61,26 | 203.42.20 | G | +1 252,89 | +3 303 827,68 |

SG No.
222/2017
 Approved

 for
 SURVEYOR-GENERAL

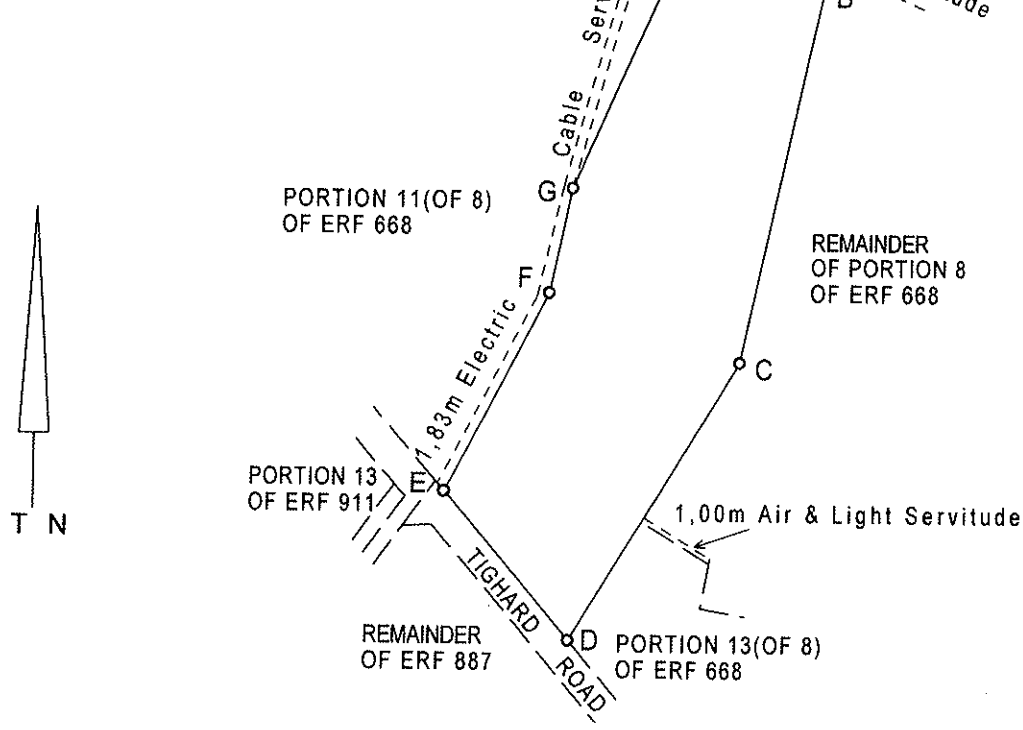
 2017-03-17
 ACT 6 OF 2008
 ACT 16 OF 2013
 S006/02/2016(C)

TOWN SURVEY MARKS

| | | | |
|-------|---|-----------|---------------|
| 21N8 | ⊕ | +1 158,65 | +3 304 034,09 |
| 348N8 | ⊕ | +1 352,03 | +3 303 804,38 |

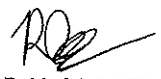
BEACON DESCRIPTIONS

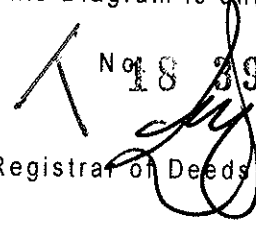
A : 16mm Iron Peg
 B,C,D : 12mm Iron Peg
 E,F : 25mm Iron Pipe
 G : 20mm Iron Peg

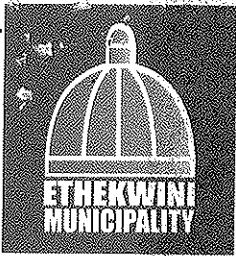


Scale: 1 : 1500

The figure **A B C D E F G** represents
 5 018 square metres of land being
PORTION 14 (OF 8) OF ERF 668 BRICKFIELD
 Situate in the eThekweni Municipality
 Registration Division FT, Province of KwaZulu-Natal

Surveyed in November to December 2016 by me

R.M. OLIVIER
 Professional Land Surveyor
 Registration Number: PLS 1318

| | | |
|--|---|--|
| This Diagram is annexed to  No. 18 39431 Registrar of Deeds | The original diagram is Sub.Vol.879 Fol.35 Certificate of Amended Title No.1613/1934 | File: /12 Vol.3 S.R. No.53/2017 Comp.FT-8B-25B-1;N41 |
|--|---|--|



DEVELOPMENT PLANNING, ENVIRONMENT & MANAGEMENT UNIT
Development Planning Department
Land Use Management Branch

REGISTERED MAIL

GCFP No : 21/7/1
Our Reference : S006/02/2016(C)
Enquiries : Mr. R Annoop
Telephone : (031) 311 7499

DATE: 2016 -12- 08

Button & O'Connor INC.
P O Box 1863
Westville
3600

SUBDIVISION DECISION NOTICE

APPLICATION NO : S006/02/2016(C)

- PROPOSED DEVELOPMENT** :
1. THE PROPOSED SUBDIVISION OF REMAINDER OF PORTION 8 OF 668 BRICKFIELD TO FORM PORTION 14(OFF 8) OF ERF 668 AND REMAINDER OF PORTION 8 OF ERF 668 ALL OF BRICKFIELD,
 2. THE CONSOLIDATION OF PROPOSED PORTION 14 (OF 8) OF ERF 668 BRICKFIELD AND PORTION 13 (OF 8) OF ERF 668 BRICKFIELD TO CREATE PROPOSED PORTION 15 OF ERF 668 BRICKFIELD

CADASTRAL DESCRIPTION : REMAINDER OF PORTION 8 OF 668 BRICKFIELD & PORTION 13 (OF 8) OF ERF 668 BRICKFIELD

REGISTRATION AREA : FT

STREET ADDRESS : 80 & 82 MAZISI KUNENE ROAD

SUBMITTED BY : BUTTON & O'CONNOR INC.

REGISTERED OWNER : POOR SISTERS OF NAZARETH & LIFE HEALTHCARE GROUP PTY LTD

DATE OF MUNICIPAL PLANNING TRIBUNAL DECISION : 8 DECEMBER 2016

In terms of Chapter 3, Section 26(1)(a) of the KwaZulu-Natal Planning & Development Act, 2008 (Act No. 6 of 2008), read in conjunction with Section 42(3) of the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013) the subdivision of a portion of the existing remainder and the subsequent consolidation of the created portion with Portion 13(of 8) Erf 668 Brickfield situated at 80 & 82 Mazisi

Application number: S006/02/2016(C)

Initials:

Page 1 of 5

Kunene Road as per Layout Plan Ref. No. BR185 CONSOL-SUB APP02, dated JANUARY 2016 is approved for the following reasons:

1. The application allows for securing the provision of parking for the hospital on the adjacent site.

Subject to the following Conditions of Establishment imposed in terms of Section 26(3) of the KwaZulu-Natal Planning & Development Act, 2008 (Act No. 6 of 2008) read in conjunction with Section 43(1) of the Spatial Planning & Land Use Management Act, 2013 (Act No. 16 of 2013):

A. CONDITIONS OF ESTABLISHMENT (APPROVAL)

1. Subdivisional layout (Minimum lot area and frontage)

The area of Remainder of Portion 8 of Erf 668 & Portion 13(of 8) of Erf 668 all of Brickfield shall not be less than 900m² in extent and the street frontage to Remainder of Portion 8 of Erf 668 & Portion 13(of 8) of Erf 668 all of Brickfield shall not be less than 20m.

2. Lodging of diagrams

The owner shall lodge diagrams relating to the proposed subdivision with the Surveyor-General for approval in terms of section 32 within five years of the date of the approval of the subdivision as contemplated in terms of section 29 of the Act. No certificate as required in terms of Section 31(5) and 34(2) shall be issued unless the said SG diagrams have been approved by the Surveyor General.

3. Lodging in Deeds Office

When the first registration is sought, a copy of this letter, signed by the Chairman of the Municipal Planning Tribunal, the certificate contemplated by Section 31(5) and 34(2) of the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008) and the approved diagrams together with the deeds and other documents that the Registrar of Deeds may require for the registration of the subdivision or consolidation of the land as required in terms of Section 31(5) and 34(2) of the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008) shall be lodged with the Registrar of Deeds.

4. Sale prior to transfer

In terms of Section 31(1) of the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008), a person may not:

- (a) enter into an agreement, with or without suspensive or other conditions, for the disposal of the Erf, whether by sale, exchange or any other manner; or
- (b) grant an option to purchase or sell an Erf, or a right of first refusal in respect thereof

Application number: S006/02/2016(C)

Initials: 

Page 2 of 5

Until such time as the Head: Development Planning, Environmental Planning and Management, has certified that Condition A2, of this approval has been complied with.

5. Building prior to transfer

In terms of Section 31(3) of the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008), a person may not develop the property until such time as written application has been made to the Head: Development Planning, Environmental Planning and Management and the said Head has issued such consent in writing and certified that Conditions A2, of this approval have been complied with.

6. Simultaneous Consolidation

Simultaneously with the registration of Portion 14 of Erf 668 Brickfield, such Portion and Portion 13 of Erf 668 Brickfield are to be transferred into common ownership and a Certificate of Consolidated Title registered in respect of the consolidated figure, which is to be designated Portion 15 of Erf 668 Brickfield., Registration Division.

7. EThekwini Electricity requirements

The owner shall comply with the requirements of EThekwini Electricity as set out in their comments dated 05/05/2016

B. CONDITIONS TO BE COMPLIED WITH PRIOR TO APPROVAL IN TERMS OF SECTION 31(5) AND 34(2)

Prior to the issuing of the certificate contemplated by Sections 31(5) and 34(2) of the KwaZulu-Natal Planning and Development Act, 2008 (Act No. 6 of 2008), the owner shall, in addition, comply with the following conditions, in respect of each subdivision to be registered, to the satisfaction of the Ethekwini Municipality or, where the Ethekwini Municipality is not the supplier of a particular service, to the satisfaction of the relevant service authority. Written proof of compliance, from the authority concerned, will be required in respect of each condition. The owner shall act on the advice of a professional engineer in respect of any work done in compliance with Condition B.

For the purpose of these conditions a "professional engineer" shall mean:-

A person who is registered as a professional engineer in terms of Act No. 46 of 2000 and who possesses cognate experience in the particular branch of engineering applicable to the service under consideration.

1. Building line and buildings

Prior to the transfer of the erven the owner is to ensure that:

- (a) no buildings other than those permitted in terms of the by-laws or town planning scheme exist on any one proposed lot;

Application number: S006/02/2016(C)

Initials: 

Page 3 of 5

- (b) dilapidated buildings have been renovated; and
- (c) unauthorised structures have been demolished,

provided that in exceptional circumstances an agreement may be entered into between the applicant and the Ethekwini Municipality, exempting specified buildings under circumstances which must be stated by the municipality in an agreement.

2. Electricity

The owner shall provide an efficient supply of electricity to within the normal connection distance of the boundary of each subdivision to be registered.

3. Storm water

The owner shall construct such facilities as are necessary for the control and disposal of storm-water from the township to the satisfaction of the Head : Engineering and shall furnish an undertaking that the said facilities be maintained in good order and repair until it is taken over by the Ethekwini Municipality.

C. CONDITIONS OF TITLE

None

D. SECTION 31(5) AND 34(2) CERTIFICATE

The owner's attention is drawn to the fact that no certificate as required in terms of Section 31(5) and 34(2) of the KwaZulu-Natal Planning and Development Act 6 of 2008, shall be issued until the owner has complied with Conditions A2 and B1 – B3 above.

You are hereby advised that the granting of this application:

- a) does not absolve the applicant from any duties or responsibilities which may be imposed on the applicant by virtue of the title deeds of the property;
- b) does not bind the Council to issue or to authorise the issue of any licence, permit or further consent.
- c) does not constitute an approval in terms of the National Building Regulations or any other law.

Your attention is drawn to the following:

Effective Date of this authority:

This authority shall become effective upon –

- a) the expiry of the 21 day period if no appeal was lodged against the decision of the municipality; or
- b) the finalisation of the appeal, if an appeal was lodged against the decision of the municipality.

Rights of Appeal:

A person whose rights are affected by a decision taken by a Municipal Planning Tribunal may appeal against that decision by giving written notice of the appeal and reasons to the Municipal Manager within 21

Application number: S006/02/2016(C)

Initials: 

Page 4 of 5

days of the date of notification of the decision, as set out in Section 51 of the Spatial Land Use Management Act, 2013 (Act No. 16 of 2013).

An appeal may be lodged during office hours as follows:

The Municipal Manager

c/o

eThekweni Municipality SPLUMA Office

First Floor Room 117

166 K E Masinga Road

Durban

4001

or

PO Box 680

Durban

4000

Attention: Mr Shekar Bechoo

Email: shekar.bechoo@durban.gov.za

or

Ms Lungile Silangwe

Email: lungile.silangwe@durban.gov.za

Tel: 031 311 7602

Tel: 031 311 7862

Note: An appeal fee (non-refundable) shall be payable on lodging of the memorandum with the Head: Development Planning, Environment and Management. In the event of the fee not being paid, the appeal shall be deemed as not being lodged.

Should the Municipality not be notified within 21 days of this notification of any action in terms of Section 51 of the Spatial Land Use Management Act, 2013 (Act No. 16 of 2013) then this amendment shall be deemed to have come into force and effect.

You are advised that no written comments were received at the time of advertisement.

Four copies of the plan duly signed are returned.

Yours faithfully



CHAIRPERSON: MUNICIPAL PLANNING TRIBUNAL
MR M PHEWA

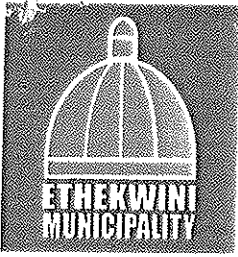
COPIES TO:

- Valuations
- Manager: Planning Information Office
- Manager: Strategic Spatial Planning
- All persons that made written comments during public process.

Application number: S006/02/2016(C)

Initials: 

Page 5 of 5



3
**DEVELOPMENT PLANNING,
ENVIRONMENT & MANAGEMENT UNIT
Land Use Management Branch**

166 KE Masinga Road, Durban 4001
PO Box 680, Durban 4000
Tel: 031 311 1111, Fax: 031 311 7776
www.durban.gov.za

GCFP No : 21/7/1
Our Reference : S006/02/2016(C)
Enquiries : Mr. R Annoop
Telephone : (031) 311 7499

**ATTENTION: BUTTON & O'CONNOR INC.
P O BOX 1863
WESTVILLE
3600**

Dear Sirs

CERTIFICATE IN TERMS OF SECTIONS 31 (5) AND 34 (2) OF THE KWAZULU-NATAL PLANNING AND DEVELOPMENT ACT, 2008 (ACT NO. 6 OF 2008)

In terms of sections 31(5) and 34 (2) of the Kwazulu-Natal Planning and Development Act, 2008 and section 53 of the Spatial Planning and Land Use Management Act, 2013, I hereby certify that the conditions imposed in terms of Section 26(3) of the Kwazulu-Natal Planning and Development Act, 2008, as read in conjunction with section 43(1) of the Spatial Planning and land use management act, 2013, for the application S006/02/2016(C) to Subdivide Remainder of Portion 8 of 668 Brickfield to form Portion 14(of 8) of Erf 668 and Remainder of Portion 8 of Erf 668 all of Brickfield and the Consolidation of proposed Portion 14 (of 8) of Erf 668 brickfield and Portion 13 (of 8) of Erf 668 brickfield to create proposed portion 15 of Erf 668 brickfield have been complied with in respect of :

Portion 15 OF Erf 668 Brickfield as per SG Diagram 223/2017 and Portion 14(of 8) of Erf 668 as per SG Diagram 222/2017

The endorsed Surveyor General Diagram(s) is/are hereby returned.

Yours faithfully

REGIONAL CO-ORDINATOR: CENTRAL

7
2

PREPARED BY : DRS04052 - DLUNGWANE N

TRACK NUMBER : 40003757974

*** ENQUIRY ON PROPERTY ***

PORTION NUMBER
ERF NUMBER
TOWN NAME

- 00014 ✓
- 0000668 ✓
- BRICKFIELD ✓

TOWN NAME OR ERF NUMBER OR ERF PORTION DOES NOT EXIST

*** END OF REPORT ***

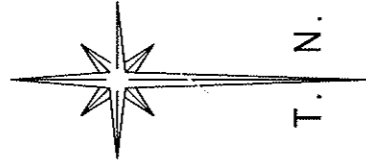
Plan Showing

1) PROPOSED SUBDIVISION OF THE REMAINDER OF PORTION 8 OF ERF 668 BRICKFIELD TO BE KNOWN AS PORTION 14 (OF 8) OF ERF 668 BRICKFIELD.

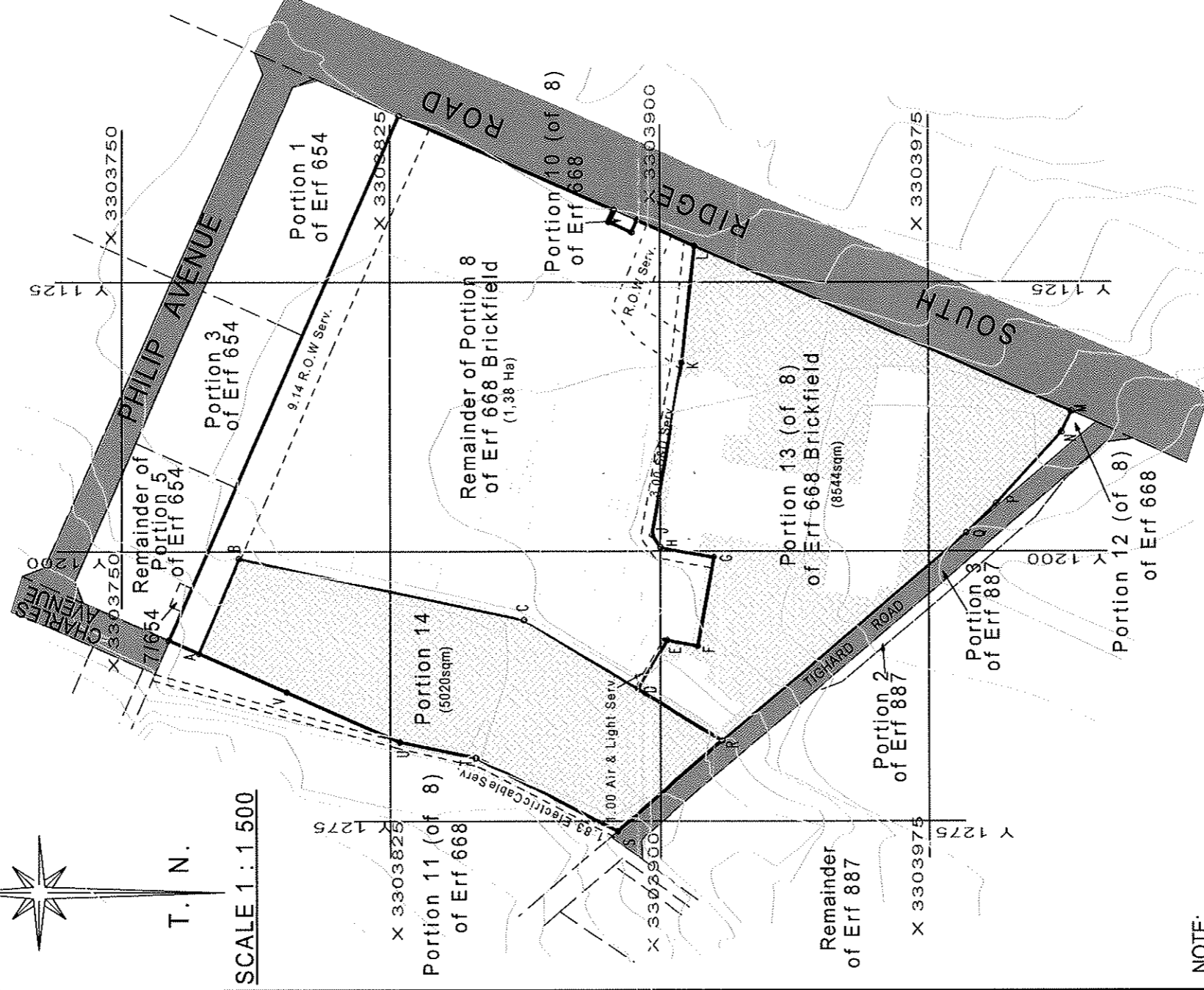
2) PROPOSED CONSOLIDATION OF PORTION 14 & PORTION 13 (OF 8) OF

ERF 668 BRICKFIELD TO BE KNOWN AS PORTION 15 OF ERF 668 BRICKFIELD.

Situate in the eThekweni Municipality : South Central Entity, Registration Division FT, Province of KwaZulu-Natal.



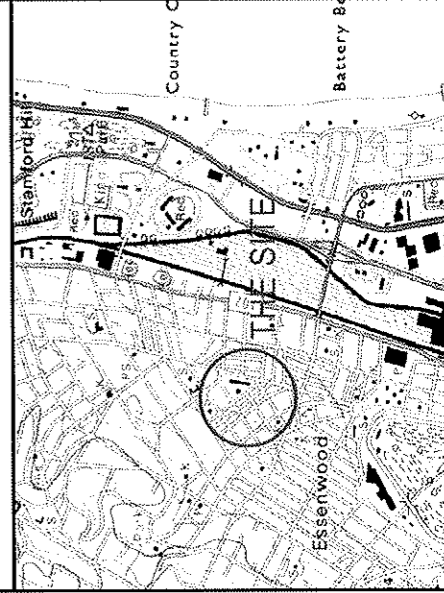
SCALE 1 : 1 500



NOTE:

- 1) The figure ABCDRSTUV shows the Proposed Portion A of the Remainder of Portion 8 of Erf 668 Brickfield (to be known as Portion 14 of 8 of Erf 668 Brickfield), measuring 5020m² in extent.
- 2) The figure A-V represents the Consolidation of Portion 14 (of 8) of Erf 668 Brickfield (to be known as Portion 15 of Erf 668 Brickfield), measuring 13564m² in extent.
- 3) All cadastral information was extracted from the eThekweni GIS database.
- 4) Existing Buildings.

LOCALITY SKETCH NOT TO SCALE



S006/02/2016(C)

ETHEKWENI MUNICIPALITY

Certified a true copy of the Subdivision and Consolidation Plan and attaching conditions approved by the Municipal Planning Tribunal on :

8th December 2016

In terms of sections 26(1)(a) & 26(3) of the KwaZulu Natal Planning and Development Act, 2008 (Act No. 6 of 2008), as read with sections 42 & 43 of the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013)



CHAIRPERSON : MUNICIPAL PLANNING TRIBUNAL

REVISION NOTES.

| REV NO. | DESCRIPTION | DATE |
|---------|-----------------------------|---------|
| 001 | CONSOLIDATION & SUBDIVISION | 07/2015 |
| 002 | DESIGNATION | 01/2016 |
| | | |
| | | |
| | | |
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| | | |
| | | |
| | | |

OWNER : POOR SISTERS OF NAZARETH
LIFE HEALTHCARE GROUP PTY LTD

PROPOSED USAGE : INSTITUTIONAL 2

DIAGRAM : S.G. No. 2139/2007, S.V.879F35

DEED : T1613/1934 , T22407/2009

STREET ADDRESS : 80 & 82 MAZISI KUNENE ROAD,
BRICKFIELD

ALL MEASUREMENTS AND AREAS ARE APPROXIMATE AND SUBJECT TO ACTUAL SURVEY

Prepared by :

W.I.M. TURNBULL Professional Land Surveyor

FILE: BR1851APPLICATIONS

DRAWING: BR185 CONSOL-SUB APP02

Prepared by :
BUTTON & O'CONNOR INC.
Professional Land Surveyors

DATE: JAN 2016

Telephone 031-2662278
Fax : 031-2669753
16 Westville Centre,
52 Norfolk Terrace,
Westville. 3630

P.O. Box 1863
Westville
3630

Tel : (039) 7271564
Fax : (039) 7271564
34 Strachan Street
Kokstad 4700

P.O. Box 1921
Kokstad
4700

REVISION NO : 002

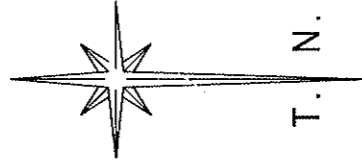
DRAWN BY : A.N

Plan Showing

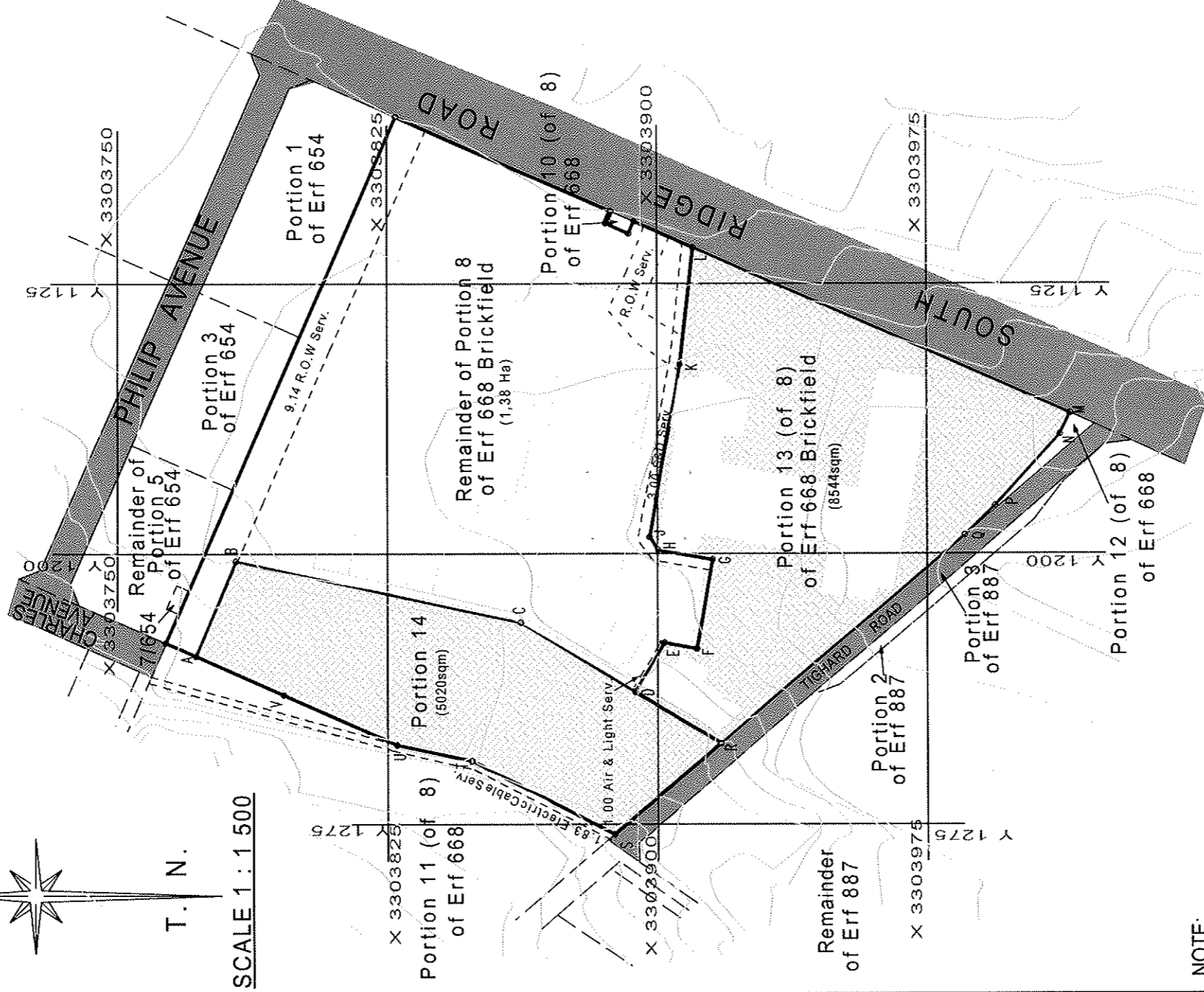
1) PROPOSED SUBDIVISION OF THE REMAINDER OF PORTION 8 OF ERF 668 BRICKFIELD, TO BE KNOWN AS PORTION 14 (OF 8) OF ERF 668 BRICKFIELD.
2) PROPOSED CONSOLIDATION OF PORTION 14 & PORTION 13 (OF 8) OF ERF 668 BRICKFIELD.

TO BE KNOWN AS PORTION 15 OF ERF 668 BRICKFIELD.

Situate in the eThekweni Municipality : South Central Entity, Registration Division FT, Province of KwaZulu-Natal.



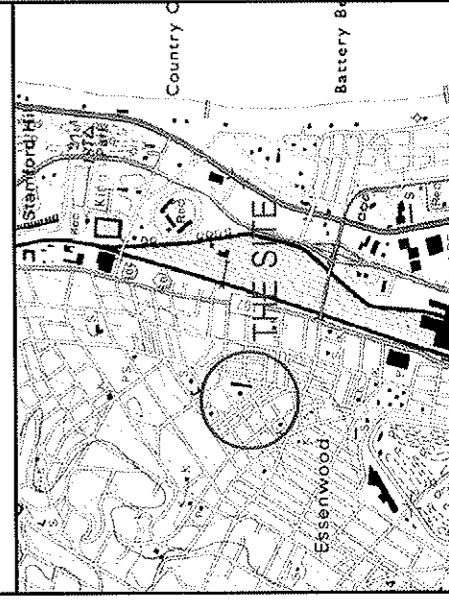
SCALE 1 : 1 500



NOTE:

- 1) The figure ABCDRSTUV shows the Proposed Portion A of the Remainder of Portion 8 of Erf 668 Brickfield (to be known as Portion 14 of 8 of Erf 668 Brickfield), measuring 5020m² in extent.
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- 3) All cadastral information was extracted from the eThekweni GIS database.
- 4) Existing Buildings.

LOCALITY SKETCH NOT TO SCALE



S006/02/2016(C)

ETHEKWINI MUNICIPALITY

Certified a true copy of the Subdivision and Consolidation Plan and attaching conditions approved by the Municipal Planning Tribunal on :

8th December 2016

In terms of sections 26(1)(a) & 26(3) of the KwaZulu Natal Planning and Development Act, 2008 (Act No. 6 of 2008), as read with sections 42 & 43 of the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013)



CHAIRPERSON : MUNICIPAL PLANNING TRIBUNAL

| REVISION NOTES. | | |
|-----------------|-----------------------------|---------|
| REV NO. | DESCRIPTION | DATE |
| 001 | CONSOLIDATION & SUBDIVISION | 07/2015 |
| 002 | DESIGNATION | 01/2016 |
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| | | |

OWNER : POOR SISTERS OF NAZARETH
LIFE HEALTHCARE GROUP PTY LTD

PROPOSED USAGE : INSTITUTIONAL 2

DIAGRAM : S.G. No. 2139/2007, S.V.879F35

DEED : T1613/1934 , T22407/2009

STREET ADDRESS : 80 & 82 MAZISI KUNENE ROAD,
BRICKFIELD

ALL MEASUREMENTS AND AREAS ARE APPROXIMATE
AND SUBJECT TO ACTUAL SURVEY

Prepared by :

W.I.M. TURNBULL Professional Land Surveyor

FILE: BRI85APPLICATIONS

DRAWING : BRI85 CONSOL-SUB APP02

DATE: JAN 2016

Prepared by :

BUTTON & O'CONNOR INC.

Professional Land Surveyors

Telephone 031-2662278
Fax : 031-2669753
16 Westville Centre,
52 Norfolk Terrace,
Westville. 3630

P.O. Box 1863
Westville
3630

Tel : (039) 7271564
Fax : (039) 7271564
34 Strachan Street
Kokstad 4700

P.O. Box 1921
Kokstad
4700

REVISION NO. : 002

DRAWN BY : A.N