

9/22/04 9/14



Berg Water Project

**Archaeological
Assessment**

Historical Background on
the Property Known as
Driefontein and
Skuliraam, Franschoek

**Cape Archaeological
Survey cc**

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Berg River Transvaal
Phase One Archaeological Report

1. Introduction

This report was commissioned by Arup Environmental on behalf of their client, the Trans Caledon Tunnel Authority, who have been appointed by Parliament to develop and construct the Berg River Dam. The scope of the project is to identify and list the historical property transactions affected by the proposed dam, specifically even PRD Farm 1147 and 1629 lying within the core dam area.

The Berg River is the main artery of the Drakenstein Valley. Although geographically poorly defined the area represents a specific region that includes Groot Drakenstien, Simondium, Paarl, Franschhoek and Wellington. The valley through which the upper courses of this river flow is situated 34°24'S and stretches over a distance of approximately seventy kilometres.

Three historic features, as well as an ephemeral scatter of prehistoric artifacts: Early Stone Age stone tools approximately 1 million years old, were identified by Yates and Manhire in a scoping survey undertaken along the Berg River in 1997.¹ The historic features are described as the standing remains of two dwellings known as Skuifraam and Driefontein and a pre 1941 graveyard.

Figure 1 shows a plan of the site including the location of the buildings and burial ground. The South African Heritage Resources Agency (SAHRA) has requested that the Skuifraam, Driefontein dwellings and burial site be the focus of a Phase One Archaeological Investigation, and that a series of recommendations for the mitigation of these cultural resources be submitted to their office for approval.

2. Historical Background

Having founded a refreshment station in the Cape in 1652, the Dutch East India Company (VOC) set about exploring the interior of Africa. Their earliest expeditions were undertaken for two reasons. Firstly, to barter with the Khoi who maintained herds of indigenous sheep and cattle in the area and secondly, to find the legendary Monomotapa and its fabulous riches. Of the nomadic Khoi tribes inhabiting the Cape in the 17th century, only the Cochoqua are thought to have used the Berg River Valley as grazing for their stock.² They had occupied this landscape for at least a thousand years before colonial contact.

The colonists at the Cape became aware of the Berg River for the first time when Abraham Gabbema, leader of one of Jan van Riebeeck's scouting parties entered the Drakenstein valley in 1657. He named the river the '*de groote bergriviere*' and this was duly recorded by the company surveyor, Pieter Potter. In October 1687 Commander Simon van der Stel allocated farms along a tributary of the Berg River to 23 free burghers of Dutch/German extraction, many on their way back from Batavia to the Fatherland. The following year he sent the French refugees, the Huguenots, to the valley and settled them as farmers next to the free burghers and with that the foundations of the Drakenstein colony were laid. In addition to the Dutch, German and French settlers, free-blacks also occupied the valley who had arrived from India, Batavia and Macassar (Vide Fig. 2&3).

The opening up of the Drakenstein to colonization in the 17th century was stimulated by the Cape government's desire to resolve grain shortages experienced at the Cape, provide supplies to passing Company ships and produce enough oats and hay to maintain the Company's mounts and draught oxen. The Huguenots were particularly welcomed because of their experience in viticulture and wine was supplied to the Company to supplement the supply of fresh water during the long sea voyages from the Cape.

¹ Yates, R. & Manhire, A. (1997) Archaeological Survey of a Dam Site in the Franschhoek Area. Unpublished Report Prepared for Nihnam Shand. Archaeological Contracts Office, Department of Archaeology, University of Cape Town.

² De Wet, G.C. (1987) White Settlement in the Drakenstein Valley. In: Oberholster, A.G. & van Breda, P. (eds) Paarl Valley 1687-1987). Human Sciences Research Council, Pretoria.

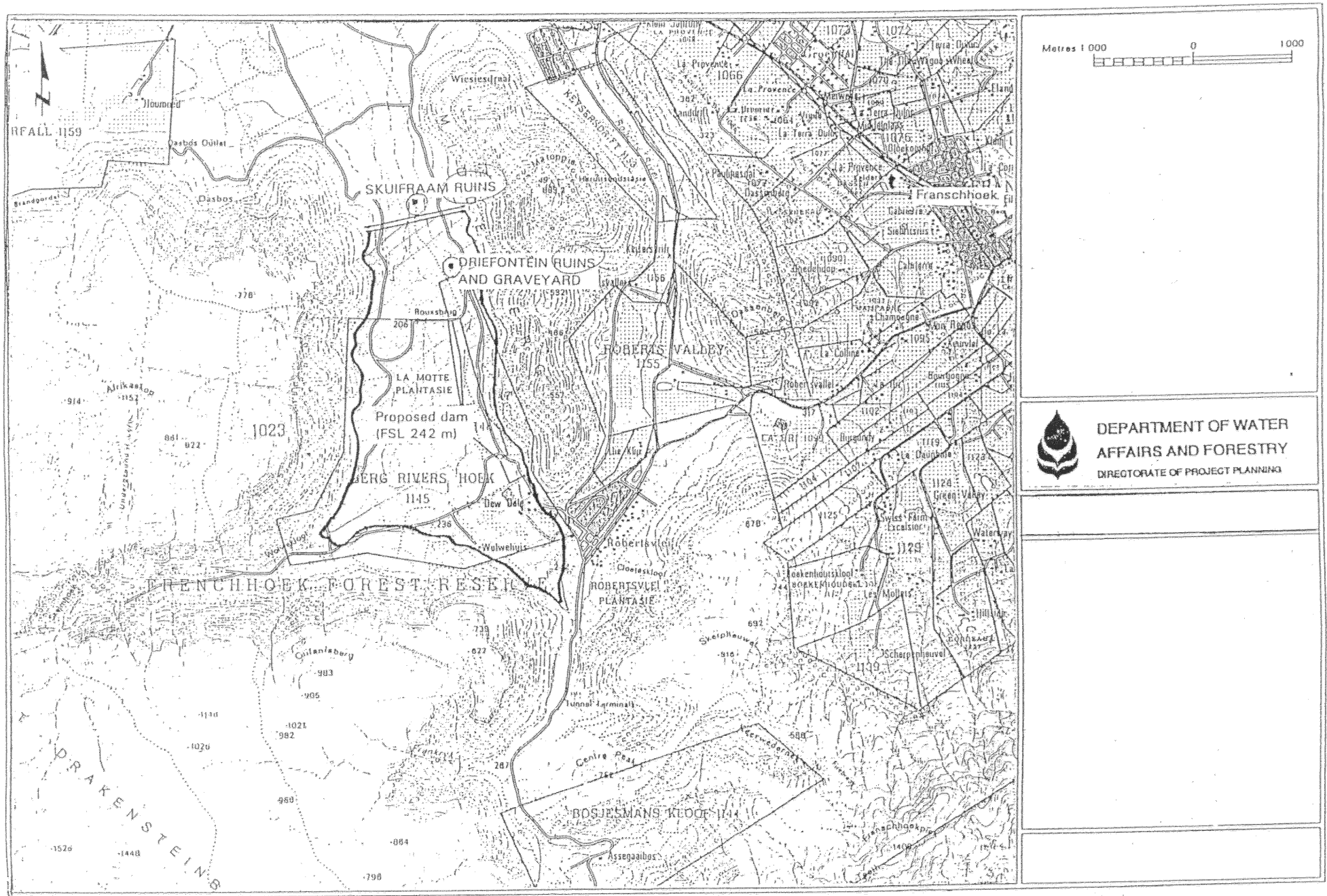


Figure 1. General plan of the site and location of archaeological features

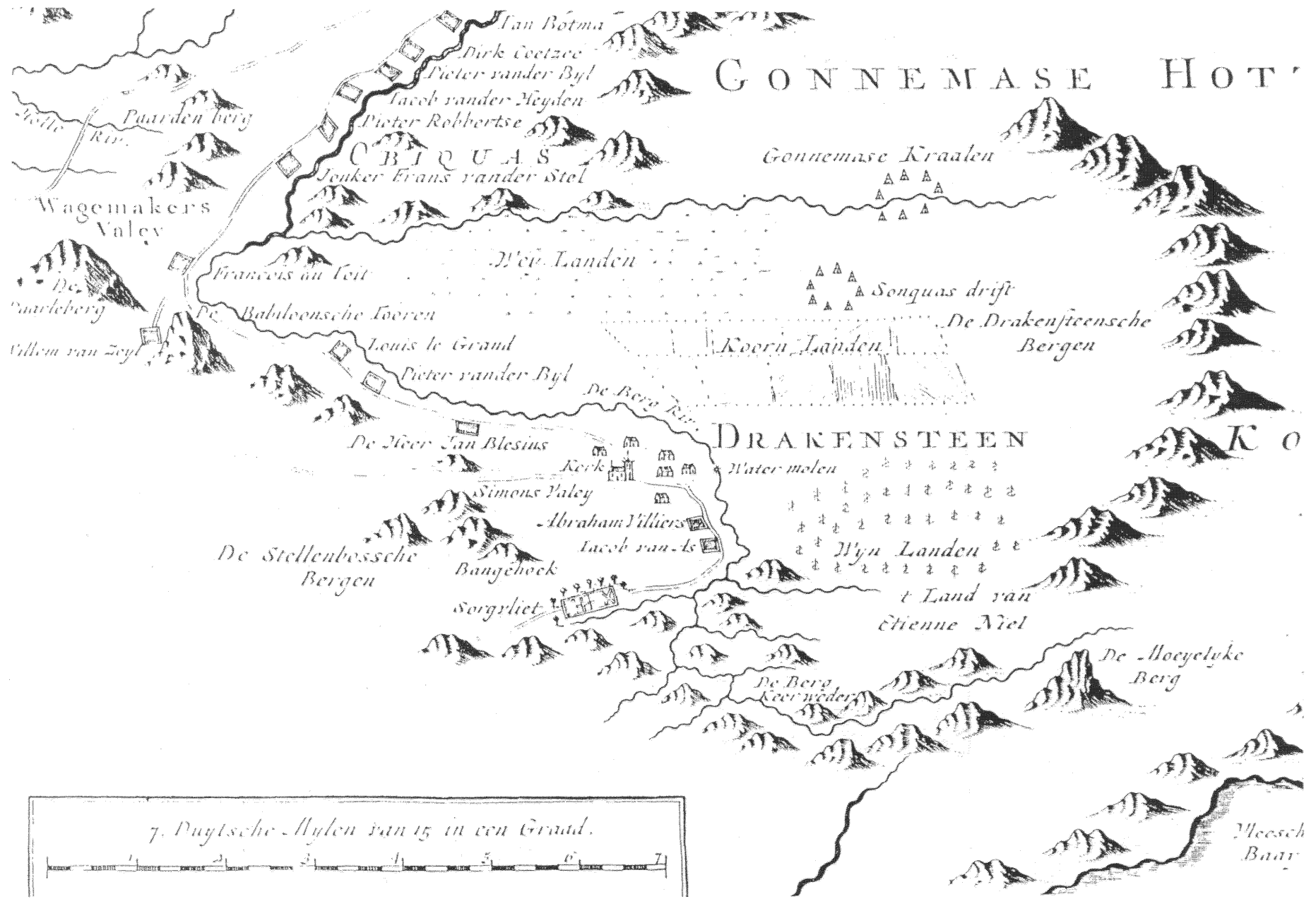


Figure 3. Map ca. 1710 indicating the Drakenstein colony and land van waveren (State Archives M1/1184)

3. Origins and Transfer History

Driefontein and Skuifraam are an amalgamation of freehold grants, quitrent, perpetual quitrent and extended quitrent transactions and their transfer histories are discussed under these titles. Copies of the original deed of transfer and farm register entries are attached as appendices and referenced in the text. For the purpose of this research transfer histories are given as listed in the farm registers and it is clear that a complete list of transactions is not available. This reflects the difficulty in administering the land tenure system in the Cape Colony and is discussed more fully under the spatial development of the land. Where supplementary information is given a corresponding reference is provided. Where a personal history for owners is known this has been included and provides useful information on the demographic and social history of the Franschhoek Valley.

3.1 Driefontein - Erf Farm 1148 (Freehold Grant)

The first Driefontein grant was to Jacob de Villiers, Pietz (son of Piet) from the Dutch East India Company (VOC) in 1795. He requested, and was granted 5 morgen of freehold land situated on the Berg River by the Commissioner of the Cape and the Council of Policy. Several conditions were imposed on how the land was to be developed. He was instructed "to fence his property so that the livestock of the inhabitants of Franschhoek, which had grazed in the Bergriviershoek from the beginning of the settlement in 1694, would avoid damage to his property and prevent him from claiming compensation from the government. He was not allowed to keep more than two riding horses and one span of oxen" (Vide Fig 5 & Appendix 2 & 2b)

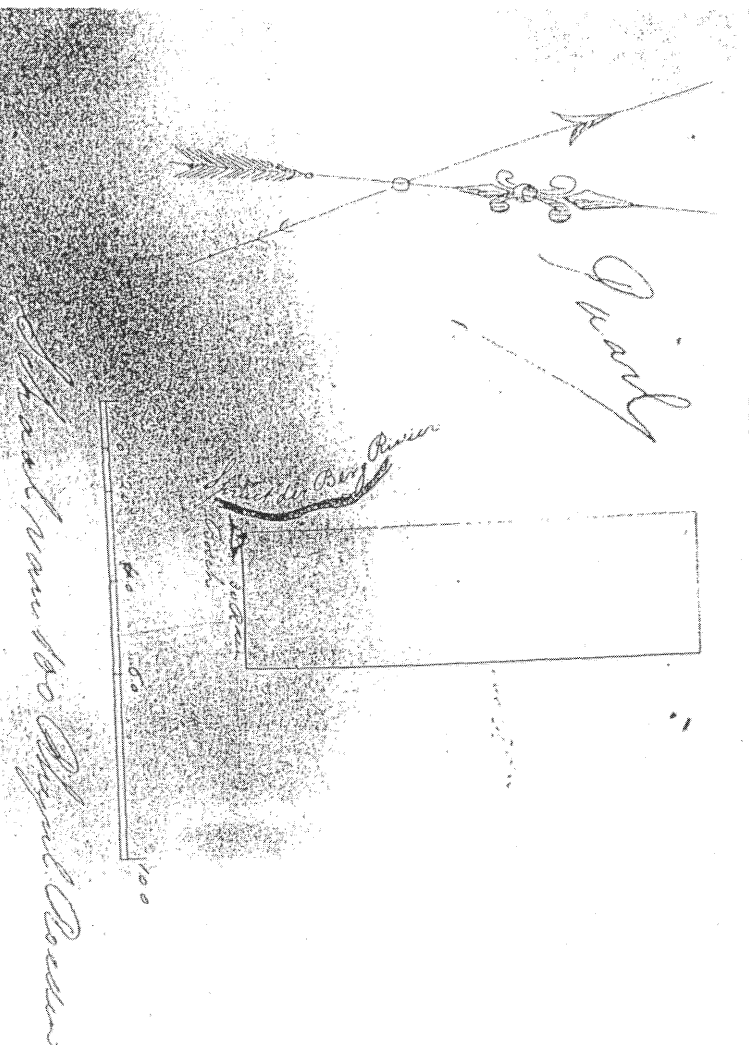


Fig. 5 Diagram dated 1795 showing the position of the VOC grant on the Berg River

3.2. The first transfer occurred on 13 February 1818 when Jacob de Villiers widow, Margaretha Roux sold the property to Jacob Stephanus Marais who farmed at Robbertsvlei (Title Deed not found). Margaretha was the daughter of Pertus Roux of the farm La Dauphine.⁸

⁸ Malherber, J.E. (2000) The Farms of Franschhoek 1694-1999. Unpublished Research Papers, Huguenote Memorial Museum, Franschhoek.

3.2.6 The Council of the City Cape Town sold this holding and erf 1148 to The Government of the Union of South Africa in 1923 and was valued at £120 (Vide Appendix 7).

3.3 Driefontein - Erf Farm 1147 (Perpetual Quitrent Land)

3.3.1 On the 4 August 1831, the widow of Andries Zeeman, Esther de Villiers, was granted 81 morgen 168 square roods of land in Berg Rivers Hoek, lying to the West of de Villiers and Roux's land. The boundaries of the property formed a continuous landmass with the farm Driefontein (Vide Fig. 7 & Appendix 8 a,b).

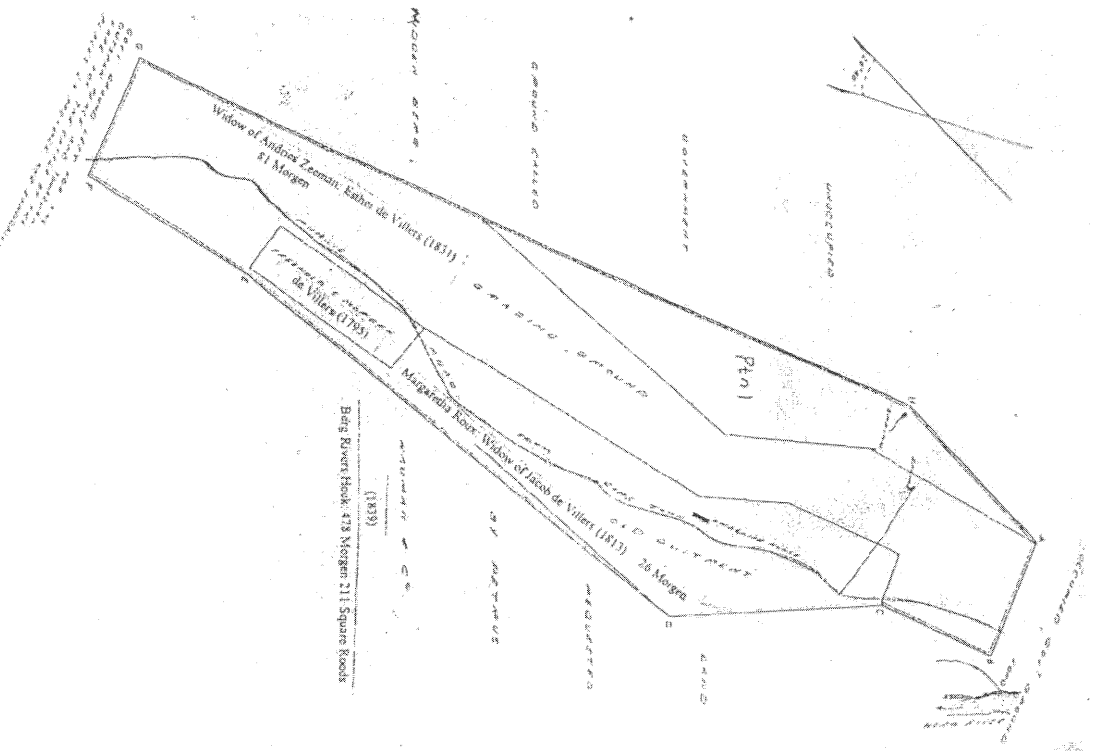


Fig. 7 Diagram dated 1829 showing the position of the consolidated grants

- 3.3.2 The first transfers occurred in 1886 when Esther de Villiers (but listed transferee as the insolvent estate of HG Hugo) sold the property to the South African Association.
- 3.3.4 The South African Association transferred its holding in 1888 to Philippus Le Roux
- 3.3.5 On 11 August 1903 Le Roux transfers property to Council City Cape Town (Vide Appendix 8b).
- 3.3.6 1923 City of Cape Town transfers property to Government Union of South Africa (Vide Appendix 8 b).

Table One: Title Deed Transactions

<i>Transferor</i>	<i>Transferee</i>
1839 Government Grant 1/8 share	Pieter Daniel de Villiers (<i>farmed at La Provence</i>)
	David Jacob Le Roux (<i>inherited Bourgongne</i>)
	Pieter Edward Hauman (<i>farmed at La Bria</i>)
	Eduard Christian Hauman (<i>farmed at Champagne</i>)
	Herrnanus J de Villiers (<i>born La Provence married Andries Zeeman daughter</i>)
	Hendrick Pepler & spouse (<i>farmed part La Motte, owned Sandrif</i>)
	Andries Zeeman & surviving spouse (<i>farmed at La Motte</i>)
	Petrus Le Roux (<i>farmed at Bourgogne</i>)
1842 Herrnanus de Villiers	His share to M Ackerman and others
1844 P D de Villiers	His share to J R D de Villiers
1897 1/16 share Gideon J Joubert	Eduard Christian Le Roux (<i>farmed at Burgundy</i>)
1902 1/16 share AJ Le Roux	Eduard Christian Le Roux
1919 1/32 TJ D Van Schalkwyk	The Government of the Union of South Africa
1923 25/32share City of Cape Town	The Government of the Union of South Africa
1926 1/32 share DJ Le Roux	Eduard Christian Le Roux
1926 1/32 share GJ Le Roux	Eduard Christian Le Roux
1928 Lot A EC Le Roux & PGW Grobler	Eduard Christian Le Roux
1928 Remainder EC Le Roux & PWG Grobler	The Government of the Union of South Africa

3.5 Skuifraam - Erf Farm 1629 and 1149

A search of the Skuifraam erf (1629) shows that this land has no transfer history. It has remained unregistered State land throughout the various administrative bodies who occupied the Cape. The land measuring 148,2182 hectares was surveyed by the state surveyor for the first time in 1999 and has no registered title deed (Antonette Du Toit pers comm: Vide Fig. 9 & Appendix 13).

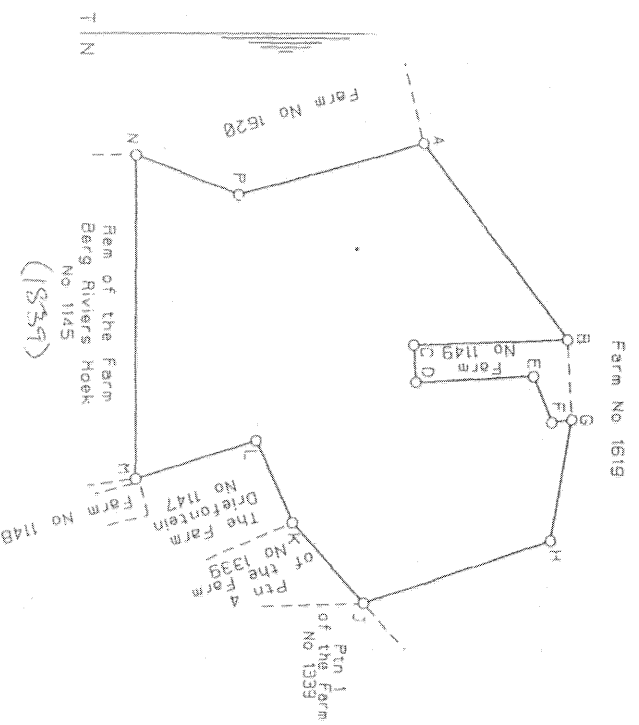
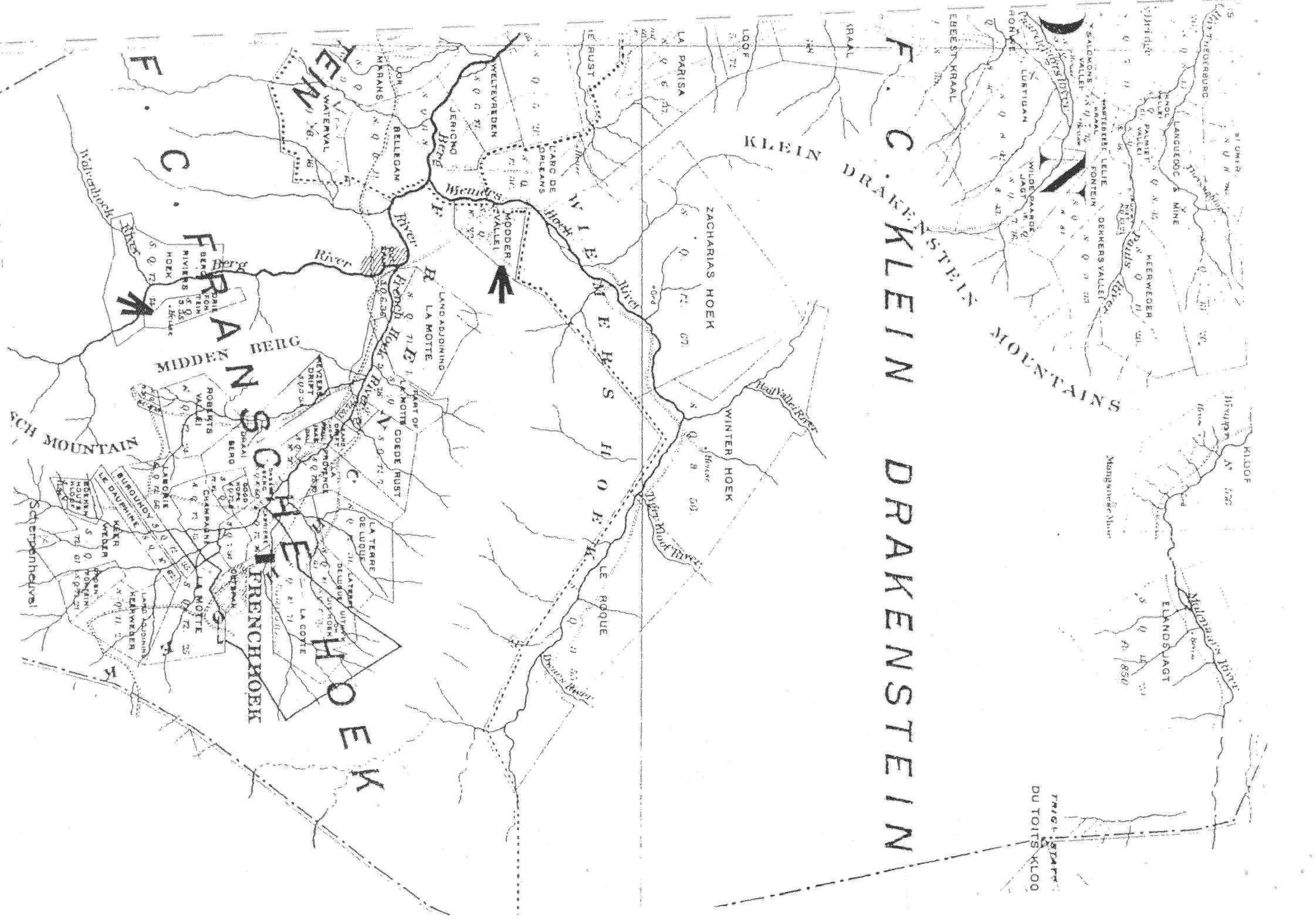


Fig. 9 Diagram dated 1999 showing the Skuifraam grant, erf 1629 and the 1813 grant, erf 1149



F. C. KLEIN DRAKENSTEIN

KLEIN DRAKENSTEIN MOUNTAINS



Numerous place names and farm names are scattered across the map, including:

 - **Top Right:** ST. OMER, LANQUEDOC & MINE, KEERWEDER, DEKKEERS VALLEI, BULLS, MANGROVE SHIVE.

 - **Right Side:** KLOOF, ELANDSLAAT, Middelberg's Diep.

 - **Center-Right:** WINTER HOEK, ZACHARIAS HOEK, LA PARISIA, LOOF, LE RUST.

 - **Center:** Hoerhoek River, Klein Drakenstein River, Nodder Vaalet, Hoerhoek Vaalet, WELTEVREDEN, JERICHO, DON BELLEGAN, MNRANS, LE RUST, LA MOTTE, DE LUCHE.

 - **Center-Left:** MIDDEN BERG, LA MOTTE, DE LUCHE, LA TERRE, DE LATERAL, DELFUR, DELFUR, LA COTIE, LA MOTTE, DE LATERAL, DELFUR, DELFUR, LA COTIE.

 - **Left Side:** FRANSCHE HOEK, MIDDEN BERG, SCH MOUNTAIN, SCHOENHELVES, Middelberg's Diep, ELANDSLAAT, KLOOF, WINTER HOEK, ZACHARIAS HOEK, LA PARISIA, LOOF, LE RUST, MNRANS, DON BELLEGAN, JERICHO, WELTEVREDEN, Nodder Vaalet, Hoerhoek Vaalet, Hoerhoek River, Klein Drakenstein River, Middelberg's Diep, ELANDSLAAT, KLOOF.

 - **Bottom Left:** SCH MOUNTAIN, SCHOENHELVES, Middelberg's Diep, ELANDSLAAT, KLOOF.

 - **Bottom Right:** ST. OMER, LANQUEDOC & MINE, KEERWEDER, DEKKEERS VALLEI, BULLS, MANGROVE SHIVE.

M.G. & STAFF
 DU TOITS KLOOF

ensured that farmers obtained good prices for their wine. However, during the last decade of the Company rule and the first decades of the 19th century farmers were confronted by an exceptional rise in their cost of living. This was due in part to the drop in value of the rix dollar and the increased price of farming equipment, slaves and household goods that tripled in this time period.

By the late 19th century the *phylloxera* virus spread to the Drakenstein area and in the next ten years millions of vines in the valley were destroyed. Many farmers lost their vineyards and were forced to reduce their stock, or borrow money on interest to restock. ¹¹

Some of the owners of Driefontein lived through difficult times and this is recorded in the title deeds in the late 19th century. When Hendrick Hugo was declared insolvent in 1886 he owned 5 morgen of freehold and 81 morgen of perpetual quitrent land and was forced to sell his holding to the South African Association for the Administration of Estates. One can only speculate at the cause of his loss but it does seem to coincide with the changing economic climate at the Cape.

Eduard Chrítian Hauman insolvent in 1891 had a very different cause. It seems that he borrowed money from the Paarl Bank to invest in the Kimberly Diamond Fields. The Bank however became insolvent and Hauman was forced to liquidate his assets (Malherbe pers comm).

The beginning of the 20th century saw a move away from cattle keeping and the land was development as a forest plantation known as La Motte. In the aftermath of the first- world -war (1914-1918) a period known as 'the depression' an attempt was made by the South African government to stimulate the economy and provide employment. Driefontein, Berg Riviers Hoek and Skuifraam were purchased and developed as plantations. The men responsible for the planting of the forest were provided with the existing dwellings and accommodation on the various farms bought by government. As the plantation expanded and developed the labour pool was slowly withdrawn from these farms to the existing La Motte site. The timber from these plantations took on average 35 years to mature and the wood mainly pine (*Pinus pinaster*) was used in the construction industry and for fencing (Wilmont pers comm).¹²

5. The Driefontein Burials

Facing north, twenty- nine burials lie within a wire fence boundary measuring 35 x 8 meters (Vide Fig 11). Only four burials have formal headstones and two bear traces of an epithet. A white marble cross is inscribed with the name De Klerk, while a stone headstone is inscribed Magrieta Johanna Roussouw, born 1853 died 1883. This headstone is interesting in that it is inscribed on both sides, with a corresponding grave on either side. A faint inscription is visible and reads Johanna Rosouw 1903- 1940 died 21 May 1940. A third headstone made from cement is decorated with red stones in the shape of a crucifix while the fourth, made from stone no longer bears an inscription (Vide Fig 12). The remaining twenty-five burials are earth mounds each bearing a small rock which acts as a head and foot stone, as is customary in Christian burial traditions. The practice, first introduced by the Moravian Missionaries in 1737 has continued in rural areas into this century. ¹³ Modern burials are distinguished by a large earth/small stone component, and the Driefontein burials fall within this period. The burials are further distinguished by a selection of grave goods made from fish paste bottles inscribed with the maker's name (Peck's) and fragments of contemporary brown, purple and white glass are found throughout the site.

¹¹ Van Zyl, D.J. & van Breda, P. (1987) Economics: In Oberholster, A.G (eds) Paarl Valley 1687-1987. Human Science Research Council, Pretoria.

¹² Wilmont, M. (2003) La Motte Plantation, Franschhoek.

¹³ Kruger, B. (1986) The Pear Tree Blossoms. A History of the Moravia Mission Stations in South Africa: 1737-1869. Genadendal Museum Publication.

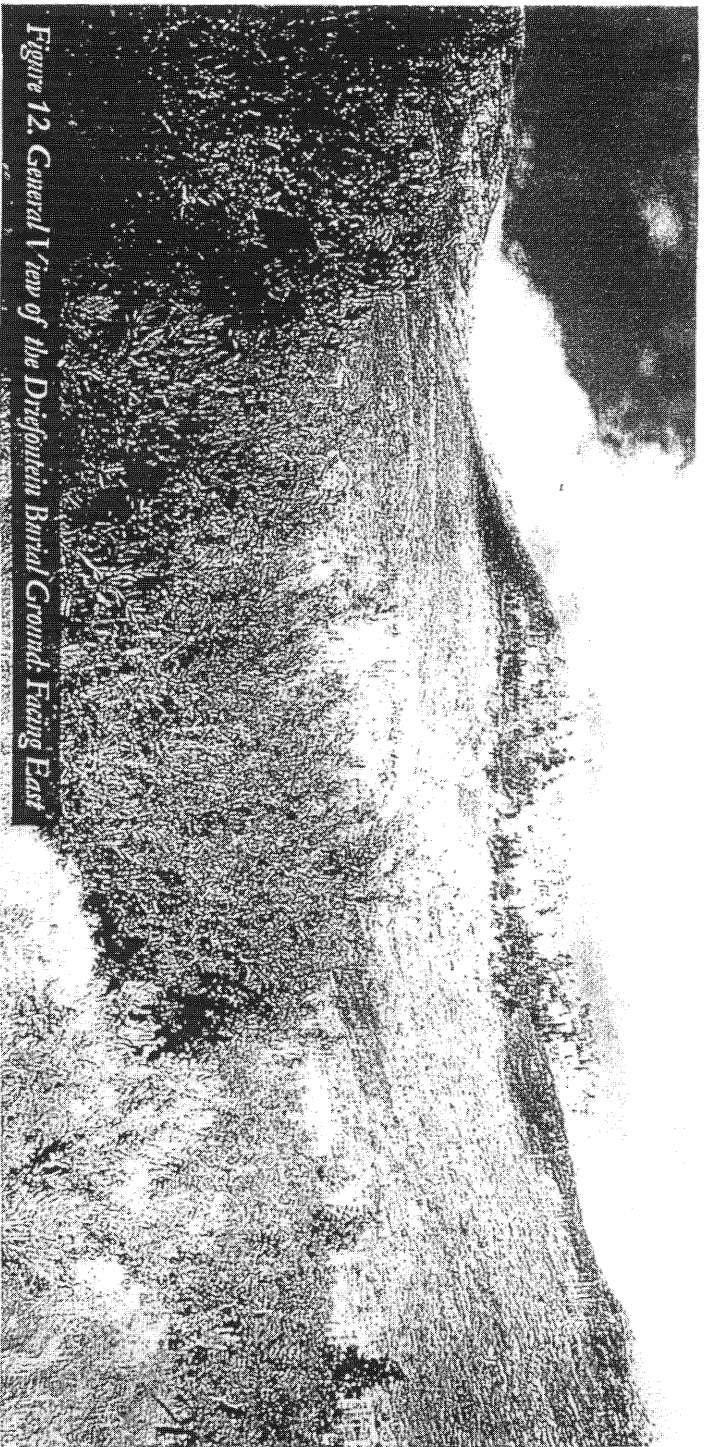


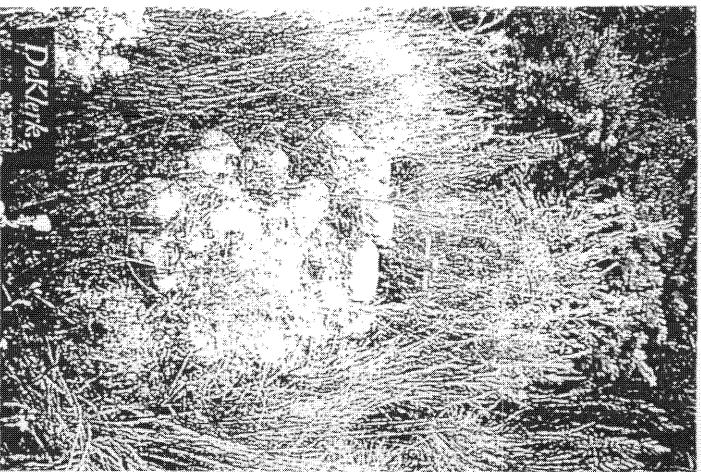
Figure 12. General View of the Dreigouletin Burial Ground Facing East



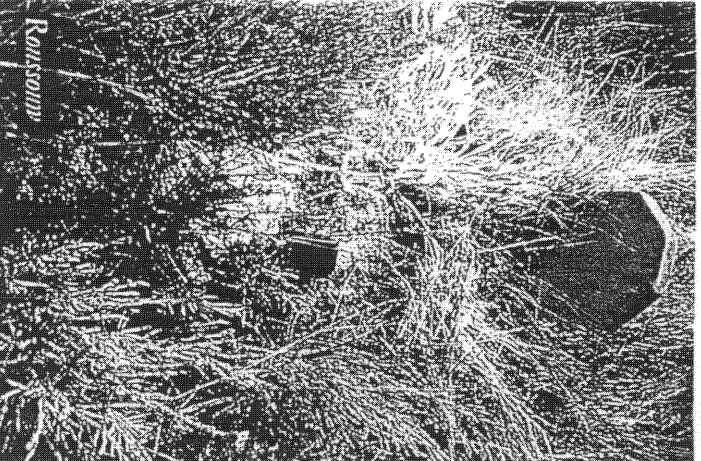
Unmarked



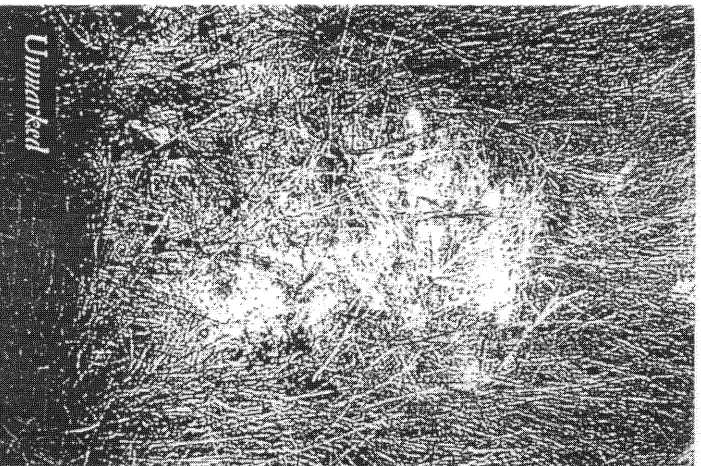
Stone Crucifix



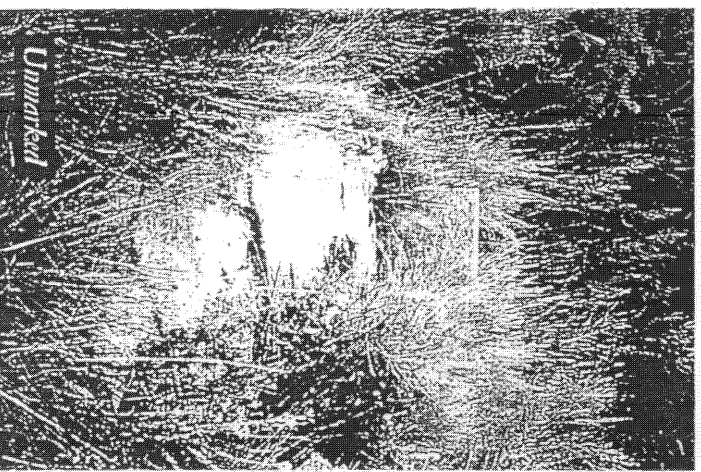
Puklark



Roussoum



Unmarked



Unmarked

In the event that a footprint of Driefontein and Skuifraam is established they will be considered important, and rare examples of an 18th and 19th century farm. They will be of particular historical interest since these farms unlike the wine estates that survive in the valley were established and functioned as cattle ranches. The Driefontein site in particular would be considered of national and international importance as very little is known about the early contact landscape between colonists and the indigenous population at the Cape (Hart pers comm).¹⁵ It is possible that features associated with the early history of these farms may remain and every attention should be given to locate, describe and conserve aspects of their cultural history. The structural remains of the early 20th Franschoek Plantation may be of interest to industrial archaeologists and should be described and recorded, particularly as there is an oral history that establishes that existing dwellings found on plantation properties were reused when the land was initially purchased and developed.

Potential Impact: High

The structural remains of a possible VOC building at Driefontein and an early 20th century burial ground fall within the core dam area and destruction of these features is unavoidable. The structural remains of a possible building associated with Skuifraam fall within the construction area and damage is unavoidable. The Heritage Act (No 25 of 1999) protects archaeological features such as these and the following mitigation measures should be considered in the management of the cultural landscape:

7. Recommendations

Burials

- 7.1. Implement a Phase Two Archaeological Investigation to recover and conserve the human skeletal material associated with the Driefontein dwelling
- 7.2 The developer is requested to make a concerted effort to contact and consult with communities and individuals who, by tradition, have an interest in such graves or burial ground; and
- 7.3 That an agreement is reached with such individuals or communities regarding the future of such graves or burial ground.
- 7.4 A notice informing the community of the pending archaeological investigation should be placed in the legal section of a National newspaper, as well as an editorial of interest. The local Franschoek newspaper should also carry the editorial inviting the community to contact the site archaeologist with information. A sixty-day mandatory waiting period is required to afford Interested and Affected Parties the opportunity to claim interest in the burial ground.
- 7.5 Individuals or groups who claim an interest in the burials must contact the site archaeologist or project manager. Analysis of Interested and Affected Parties submissions will be considered on the basis of the ability to demonstrate a clear indication of an oral tradition held within their community, or evidence of an established ritual associated with visiting the graves, or written records.
- 7.6 In the course of the development of the site should additional graves be uncovered, the existence of which was previously unknown, a Cease Work Order should be imposed by the developer. The location of the grave(s) reported to the site archaeologist who in turn will inform SAHRA and the South African police, whereon;

¹⁵ Hart, D. (2003) Manager of the Inventory of the National Estate. The South African Heritage Resources Agency. Cape Town.

8. Sources

Sources Searched

The Dutch Reformed Church Archives, Cape Town.
SAFCOL Archives, La Motte Plantation, Franschhoek.
State Archives, Cape Town
The Huguenot Museum, Franschhoek.
Deeds Office, Cape Town.
University of Cape Town Library.
Planning and Economic Development Unit, Stellenbosch Municipality.
Department of Land Affairs, Surveyor's General Office, Cape Town.

Deeds Office

Stellenbosch Quitrents Vol 4 No 35
Stellenbosch Quitrents Vol 1 No 19
Stellenbosch Quitrents Vol 12 No14
Stellenbosch Quitrents Vol 1 No 20
Stellenbosch Quitrents Vol 4 No 57
Stellenbosch Quitrents Vol 1 No 4
Stellenbosch Quitrents Vol 9 No 35
Stellenbosch Quitrents Vol 1 No 14
Stellenbosch Quitrents Vol 10 No 10
Farm Register 1145, 1146, 1147, 1148, 1149
Deed of Transfer T51/1795
Deed of Transfer T5989/1886
Deed of Transfer T333/1888
Deed of Transfer T5988/1891
Deed of Transfer T5989/1891
Deed of Transfer T10274/1897
Deed of Transfer T14118/1902
Deed of Transfer T11500/1903
Deed of Transfer T1349/1914
Deed of Transfer T1350/1914
Deed of Transfer T988/1919
Deed of Transfer T1624/1923
Deed of Transfer T2365/1926
Deed of Transfer T2366/1926
Deed of Transfer T1378/1928

Surveyor's General Office

SG No 24/1795
SG No 498/1839
SG No 5729/1999

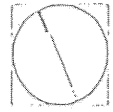
State Archives

M3/1727 Map of Paarl District with Farm Boundaries, 1890
M1/1159 Map of the Drakenstein Colony and Land van Waveren ca. 1710
M1/1184 Map of the Cape (1695-1710) on which the names of the Paarl Valley appear



Appendix I: Map showing buildings of historic significance and interest

FRANSCHHOEK VALLEY CONSERVATION STUDY



1:10000 1km 1991

TODESCHINI AND JAPHA

ASSOCIATED ARCHITECTS AND TOWN PLANNERS

COMPILATION OF
FRANSCHHOEK VALLEY FARMS

1 MEEPLUST
2 L'ARC D'ORLEANS ANNEXE
3 MORELIG
4 LE ARC DE ORLEANS
4/1 L'ARC D'ORLEANS A
4/2 L'ARC D'ORLEANS B
5 DE HOLLANDSCHE MOLEN
6 LUSTHOF
7 WELTEVREDEN
7/1 TRADE WINDS
8 BOSSENDAL
9 JERICO
10 BELLEGAM
10/1 BELLINGHAM
11 MODDERVALLEY
12 WEMMERSHOEK OUTSPAN
13 NORMANDY
14 LORMARINS
15 WATERFALL
16 LA MOTTE
16/1 LA MOTTE ANNEX
17 LA MOTTE
17/1 LA MOTTE A/B/C
17/2 LA MOTTE A
17/3 LA MOTTE

17/4 WELGELEGEN
17/5 EBEN-HAEZER
17/6 AVOND RUST
17/7 FLEUR-VUE
18 LA MOTTE
18/1 NUWERUS
19 GOEDE RUST
20 LA PROVENCE
20/1 LA PROVENCE
20/2 LA PROVENCE C
20/3 LA PROVENCE AB
20/4 DASSEN
21 PAULINAS DAL
22 KEYSERSDRIFT
23 LA TERRA DE LUC
24 LE TERRA DE LUCQUE
25 UITKYK
25/1 UITKYK
26 DAASENBERG
27 GOEDE HOOP
28 CABRIERE
29 ROBERTS VALLEY
29/1 ROBERTS VALLEY
30 DRIEFONTEIN
31 BERG RIVIERS HOEK

32 DIE KLIP
33 CHAMPAGNE
34 LA BRI
35 LA MOTTE
36 BURGUNDY
36/1 BURGUNDY
36/2 BURGUNDY
37 BOURGOGNE
37/1 BOURGOGNE
38 LE DAUPHINE
39 KEERDWEDER
39/1 EXCELSIOR
39/2 BOSPLAATS
39/3 KEERDWEDER
39/4 FARM 1123
39/5 VERDUN
40 GROENEFONTEIN
41 FARM 1256
42 BORDEAUX
43 SCHERPENHEUVEL
44 DOEKENHOUTS KLOOF
45 BOSJESMANS KLOOF
46 FARM 1134
47 FARM 1133
48 CROWN LAND

with the negro together, might avoid such manifestations as men quite grown
not overtimed with. Regarding other considerations of the matter, you
all by some time the most proper yet, more say of the Congress will
now before the knowledge of the matter and looking on will govern, and now
I have seen the government in an abundant state I will give it a little
in the state in the money. I think the state will be in the Congress
the way of the government, and I want. But you must be
wondering how long, and by the way in the remaining Congress
I want. But I want to be clear, with the new one I will give
written arrangements from various people - work, and in
all the Congress in the state of the new money. But the
money is not, in the state of the new money. But the
implications in the state of the new money. But the
you will be of the new money. But the new money

What makes me give in the state of the new money

Cost about 1/2 of the new money

July 25 1821

To the Congress in the state of the new money

Commodore in the state of the new money

July 29 1821
Am. State

Now the farm No. 1148
 G.P.-S.43212-1957-8-100,000. S.

D.L.D.
 Folio 99
 Folio

Naam van Plaas / Name of Farm: Ploeg of Paard

No. 1148

Registrasie-afdeling / Registration Division: Paarl

Vervolg-folios / Continuation Folios

Grootte Area: 5 Morgen

Waar Kaart gebêre is / Where Diagram Filed: Diag. 24/1795. Old Stell. #4. Vol. 4. No. 51, dd. 19/1/1795

Verwysing na ou register / Reference to old Register: D.2

Administratiewe distrik / Administrative District

Distrik / District

Besit / Tenure

Folio 174

In-skriving no. Entry No.	No. van Akte. No. of Deed.	Datum. Date.	Hoewe. Holding.	Van In-skriving. From Entry.	Grootte. Area.	Transportgewer. Transferor.	Transportnemer en Identifikasie. Transferee and Identification.	Verbande, Laste, Bonds, Charges.	Serwitute, ens. Servitudes, etc.	Minus-inskriving. Minus Entry.	Restant Remaind
1	1	19/1/1795	Whole		5 Mgn	Guant	Jacob de Villiers			2	
2	1	1/12/1886	Whole	1	5 Mgn	Insolvent estate H.C. Hugo	South African association			3	
3	333	29/1/1888	Whole	2	5 Mgn	South African association	Johannes Philippus le Roux	Paarl African Trust Company		4	
4	11500	1/8/1903	Whole	3	5 Mgn	J.P. le Roux	Cape Town Town Council			5	
5	1624 Para. 5	6/3/1903	Whole	4	5 Mgn	Council of the City of Cape Town	The Government of the Union of South Africa.				

TRANSFERS
BETWEEN PARTIES

13 February 1818 (no 120)

To Jacobus Steyns Marais.

1818

of his punctually paying, or causing to be paid, at the expiration of every twelfth month, from the date of these presents, unto the Receiver General of Land Revenues, the Sum of *Twenty Shillings*

and be bound (according to the existing Laws of this Settlement) to have the boundaries properly traced out, and the Land brought into such a state of cultivation as it is capable of, within the first three years, previous to the expiration of which period, this Lease will not be transferable; the Land thus granted being subject to all such Duties and Regulations, as either are already or shall in future be established respecting Lands granted under similar Tenure.

Given under my Hand and Seal, in the Castle of Good Hope, this *13th* day of *October* 1818.

W. B. B.

The Commandant of the Garrison
Mary de Middel

D.L.D.

Number

*Decemb. 14th 1888
fourteen of the
two copies
of the deed
of conveyance*

(P. C. A.)

DEED OF TRANSFER,

PASSED IN FAVOUR OF

John _____ *1888*

Prepared by

Conveyancer.

The said Memorandum registered in 1898 on the 16th July 1898, and further subject to such conditions as are herein mentioned and referred to.

Wherefore the Apparer, the said ROMANA CORNWALL PRISON, renouncing all the Right and Title *He and Estate* heretofore had to the Premises, on behalf as aforesaid, did, in consequence, also acknowledge the said

Estate

to be entirely dispossessed of, and disentitled to, the same; and that, by virtue of those Presents, the said *South African Association for the Administration Settlements of Estates*

Sheffens, Executors, Administrators, or Assigns now are and henceforth shall be entitled thereto, conformably to local custom; moreover promising to free and warrant the Property thus sold and transferred, and also to clear it from all encumbrances and Hypothecations, according to the Law's respecting the Purchase and Sale of Landed Property;—Government, however, reserving its Right; and, finally, acknowledging

the said Estate

to be satisfactorily paid the whole of the Purchase Money, amounting to a Sum of

Four Hundred Pounds

Mr *DeWittness* whereof, I, the said Registrar, together with the Apparer, *q/q*, 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, in Cape Town, Cape of Good Hope, on the *17th* Day of the Month of *September* in the Year of Our Lord One Thousand Eight Hundred and Eighty *Five*

Thomas de la Harpe
John de la Harpe
 In my presence;
W. J. de la Harpe
 Registrar.

Power of
Attorney

Wills &
Associates, 6.9.88

18932

eee

DEED OF TRANSFER,

PASSED IN FAVOUR OF

Johannes Philippus le Roux
Registrar of Deeds' Office, Cape Town,

188

M. L. WESSELS,
Contygnier.

Appendix 5: Deed of transfer, Johannes Philippus le Roux, 1888

Opium Association on the 1st December 1886 will
more fully point out and further subject to such
conditions as are therein mentioned referred to

Wherefore the Apparer, the said MARTINUS LAURENTIUS WESSELS, renounc-
ing all the Right and Title his said Demiseants herefore had to
the Premises, on behalf as aforesaid, did, in consequence, also acknowledge
the said

Booth Opium Association

to be entirely dispossessed of, and disentitled to, the same; and that, by virtue of
these Presents, the said

Johannes Philippus de Ruine

His Heirs, Executors, Administrators, or Assigns, now is, and henceforth
shall be, entitled thereto, conformably to local custom; moreover, promising to
free and warrant the Property thus sold and transferred, as also to clear it
from all Encumbrances and Hypothecations, according to the Laws respecting the
Purchase and Sale of Landed Property;—Government, however, reserving its
Right;—and, finally, acknowledging his said Demiseants
to be satisfactorily paid the whole of the Purchase Money,
amounting to a Sum of

behundred pounds & shilling

In witness whereof, I, the said Registrar, together with the Apparer, q. q.,
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,
in Cape Town, Cape of Good Hope, on the 29th of
Day of the Month of ~~the~~ in the Year of Our
Lord One Thousand Eight Hundred and Eighty - Eight

Registrar.

W. M. Mearns

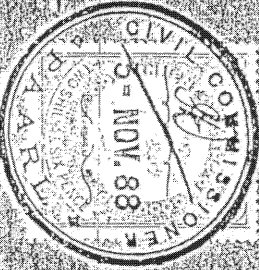
In my presence,

P. J. Stobers
Registrar.

with the deposit
Mortgaged this day for the
Sum of £ 400 - 00
D.R.La. R Fol. 3824
Deeds Office, 29 Dec 88

CERTIFICATE OF PAYMENT OF QUIT-RENT.

I certify that the Quit-rent for the year 1887, on the
1 *of* *June* *1887*
1 *of* *June* *1887* } Folios *57 1/2* in this Division,
was paid at this Office on the *5* day of *May*
188*7*, *with* *July* *55* & *with* *June* *55* *per* *head* *stock*



Civil Commissioner's Office,

188*7*.

[Signature]
Civil Commissioner's

[Handwritten signature]

Page. Reg. title 12.

Presenting twenty six pages in 450 numbers and eighty nine square rods.

Referring as the Exhibit found with a diagram shown made in favour of Jacob Margaretha Romo widow of the late Jacob de Willets on the 15th October 1813 & subsequent deeds of transfer the last of which made in favour of the applicant's benefitment on the 29th December 1888 and more fully points out and further subject to such conditions as are therein mentioned as referred to.

I certify true of factfile and submit as that above, mentioning the margin.

Extending as the title deed with a diagram shown made in favour of Jacob de Willets P. son on the 19th January 1795 & several subsequent deeds of transfer the last of which made in favour of the applicant's benefitment, on the 29th December ~~1888~~¹⁸⁸⁸ and more fully point out and further subject to such conditions as are therein mentioned or referred to

W. H. H. H.

Jan 2 Dec 29/80/88 the 31 in 289 225 10 1000
at 10 by 20000 26 in 289 225 (10000
20000) 2 1/2 in 2 1/2 20000.

Cherryman Bros
Crosby corner

27 (10000) 20000. See (1-11) (1-12) 20000 1 10000.

① Richard & Leonard places.

② Make date of last transfer the same
Office copy from 3 ~~10000~~

③ A.O. Price for shares ~~10000~~ to appear in last
V.I. 10000 10000

④ Old diagram for 10000 3 10000
die from 10000 10000
Crosby. The name of the
the same in the 10000 10000



RECEIPT FOR TRANSFER DUTY

Received from Paul African Trust Co

the sum of Sixty-two Pounds — Shillings and

— Pence, being Transfer duty on the Purchase Price of the

following property, namely:—(here describe the property)

(I) Certain one sixth part (1/6) part or share in the perpetual quitrent place "Berg Riviershoek" situate at Traa ch.hoek, Paarl Division, measuring 478 morgen 911 square Roods (II) Certain one half part or share in certain piece of perpetual quitrent land situate in the Paarl Division to the north west of the Middenberg measuring 8 morgen 430 square Roods

(III) Certain with an attached piece of perpetual quitrent land called "Die fontein" situate in the Paarl Division at Berg Riviershoek in extent together 31 morgen 289 square Roods (IV) Certain piece of perpetual quitrent land in extent 81 morgen 168 square Roods, situate as last above (V) Certain one eighth part or share in a piece of perpetual quitrent land situate as above, measuring 478 Morgen 211 square Roods.

Audit Office folio under which the land is registered (sub-divisional folio, if any, to be given) (b)

315-	3	238
740	12	589

which was (here insert mode of disposal) Sold privately to the Town Council of the City of Cape Town by Johannes Philippus de Roux

on the Sixth day of May 1903 for the sum of £ 310-00

Divisional Council Valuation £ 1220 Special Appraisement (if any) £ —

Duty on £ 310-00 £ 62-00

Fine —

Total £ 62-00

G. J. van Luan
for Civil Commissioner

(a) Insert of Purchase amount, or "Divisional Council valuation," or "Appraised valuation," as the case may be.
 (b) It is necessary that the folios under which the land is registered in the Audit Office, and in the Civil Commissioner's Register should be correctly given. Where quit rent has been registered the numbers and folios of the sub-divisions should be quoted, and the folios in the Transfer Duty Receipt and Quit Rent Receipt or Certificate should always correspond.
 (c) Whether "sold by public auction," "sold privately," "bought," "given," or "exchanged."
 (d) Where partial exemption from duty is allowed, the Civil Commissioner should explain clearly and fully on the back hereof, the amount on which duty is claimed has been arrived at.

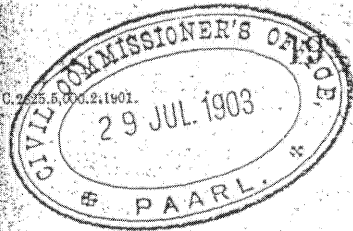
CERTIFICATE OF PAYMENT OF QUIT-RENT.

I certify that the Quit-rent for the year 1902, on the Farm *Berg Riviers Hoek*, Folio $\frac{315}{740}$, in this Division, was paid at this Office on the 31st day of *March* 1903



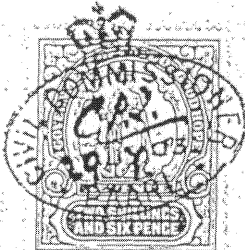
C. P. Immelman
for Civil Commissioner.

Civil Commissioner's Office,



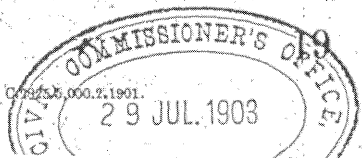
CERTIFICATE OF PAYMENT OF QUIT-RENT.

I certify that the Quit-rent for the year 1902, on the Farm *Driefonteinen*, Folio $\frac{3}{12}$, in this Division, was paid at this Office on the 29th day of *June* 1903



C. P. Immelman
for Civil Commissioner.

Civil Commissioner's Office,



THAT WHEREAS BY AN ARRANGEMENT entered into between the said Government of the Union of South Africa and the said Council the latter had, in pursuance of the said Agreement and in exchange for the considerations therein contained, the stipulations thereby made by and for and on behalf of the said Government and the Grant by the latter to the said Council of certain pieces of land therein referred to and of the other rights therein mentioned, agreed inter alia to transfer to the said Government the properties hereinafter more fully described under paragraphs 1 to 5, subject however to the said Council retaining all necessary means of access to and over the property hereby conveyed for the purpose of a pipe line or lines, constructing using or maintaining conduits and making investigations in connection with the measurement of rainfall and stream flow:

NOW THEREFORE he, the said Appearer, in his capacity as Attorney aforesaid, did by these presents, cede and transfer, in full and free property, to and on behalf of

THE GOVERNMENT OF THE UNION OF SOUTH AFRICA
or its Assigns,

1. CERTAIN piece of perpetual quitrent land, situate in the Division of the Paarl, at the Berg Rivers Hoek:

MEASURING eighty one (81) morgen, one hundred and sixty eight (168) square roods:

EXTENDING as the Quitrent Grant, ^{Stellenbosch Quitrents Vol. 1 No 35} dated the 4th August 1831, with a diagram annexed, made in favour of the Widow of the late A. Zeeman, and subsequent Deeds of Transfer, the last of which being No. 11500 dated the 11th August 1903 made in favour of The Town Council of the City of Cape Town will more fully point out and further subject to such conditions as are referred to in such last mentioned Deed of Transfer, and to the following special condition as set forth in the aforementioned Agreement of the 7th and 16th days of June 1919, namely:-

"Subject however to the Corporation retaining all necessary means of access to and over the said lands for the purposes of a pipe line or lines constructing using or maintaining conduits and making investigations in connection with the measurement of rainfall and stream flow."

2. CERTAIN one-half share in certain piece of perpetual quitrent land, situated in the Division of the Paarl, to the North West of the Middenberg:

MEASURING eight (8) morgen, four hundred and thirty (430) square roods:

EXTENDING as the Quitrent Grant, ^{Stellenbosch Quitrents Vol. 1 No 19} dated the 15th October 1813, with a diagram annexed, made in favour of J. I. de Villiers, and subsequent Deeds of Transfer, the last of which being No. 11500 dated the 11th August 1903 made in favour of The Town Council of the City of Cape Town will more fully point out and further subject to such conditions as are referred to in such last mentioned Deed of Transfer, and to the following special condition as set forth in the aforementioned Agreement of the 7th and 16th days of June 1919, namely:-

"Subject however to the Corporation retaining all necessary means of access to and over the said lands for the purposes of a pipe line or lines constructing using or maintaining conduits and making investigations in connection with the measurement of rainfall and stream flow."

3. CERTAIN Twenty Five-Thirty Seconds (25/32) share in a certain/

Part 2 Registered N.F.
Paarl 588 (11) 8/11

ALLEN VAN DER MERWE

1831
m. Ordynarym. From 1831

998. 1831
72-178

Attentrol delo N^o 589.

By His Excellency General the Honorable Sir G. ALBRATH
LOWRY COLE, G. C. B. Colonel of H. M. 27th Regiment
of Foot, Governor and Commander in Chief of H. M. Castle,
Town, and Settlement of the Cape of Good Hope, in South
Africa, and of the Territories and Dependencies thereof, and
Ordinary and Vice Admiral of the same, Commander of the
Forces, &c. &c. &c.

I do hereby Grant, on Perpetual Quitrent, unto

The Widow of the late Andries Zeeman,

a Piece of English Ground, and One Abander

and half English Acres more or less

of Land, situated in the District of Attentrol in the District

Attentrol more or less more or less

extending

Eastward to the middle of the road to

Attentrol more or less more or less

the same more or less more or less

Attentrol more or less more or less

as will further appear by the Diagram, framed by the Surveyor, on condition,

That all Attentrol more or less

Attentrol more or less more or less

Attentrol more or less more or less

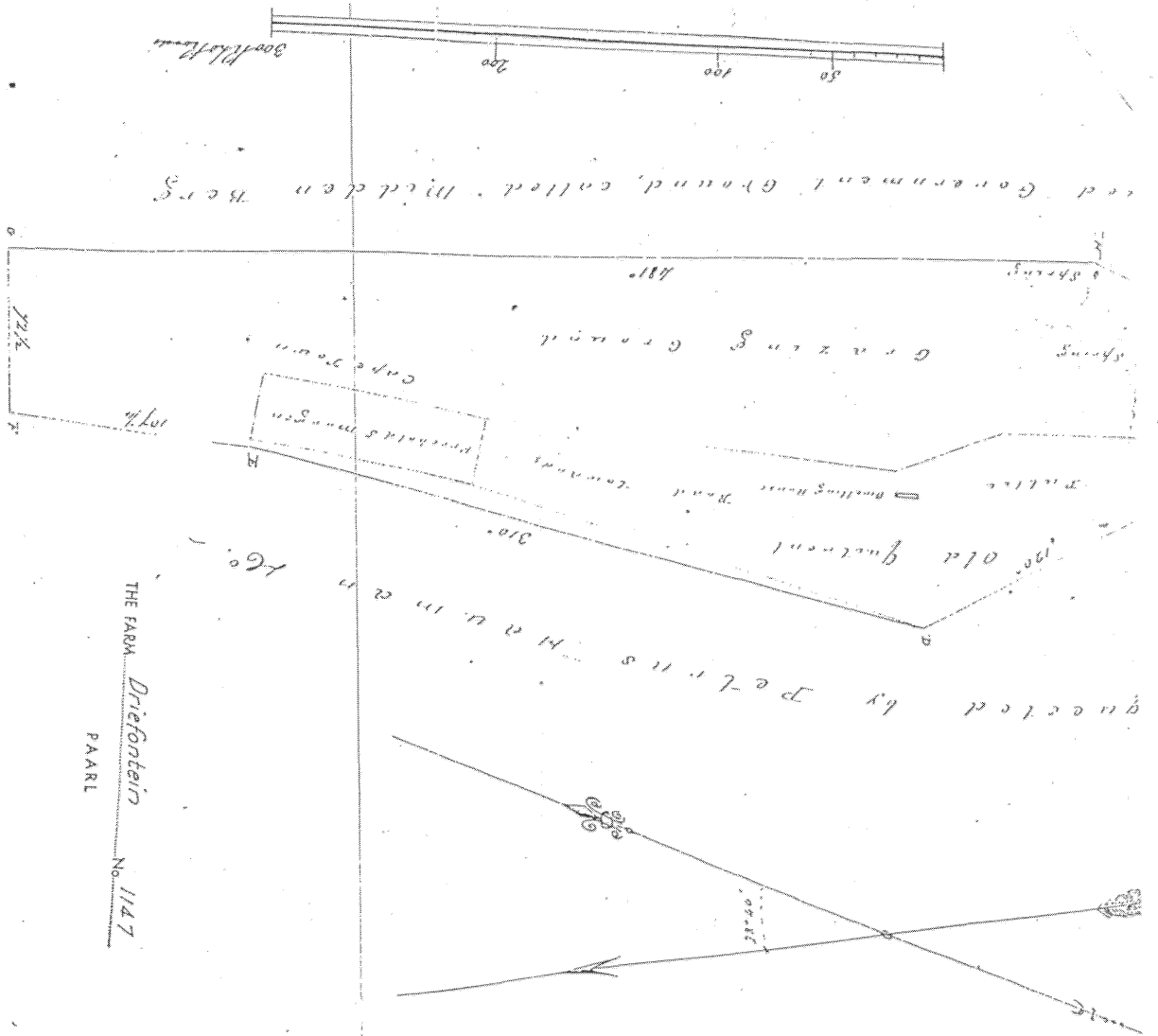
die Attentrol more or less

Transferred to S. A. Association on 1 Dec 1886 (N^o 1)

of his punctually paying, or causing to be paid, at the expiration of every twelfth month, from the date of these presents, unto the Civil Commissioner of the District, the Sum of die Attentrol more or less and be bound (according to the existing Laws of this Settlement) to have the Boundaries properly traced out, and the Land brought into such a state of cultivation as it is capable of; the Land thus granted being further subject to all such Duties and Regulations, as either are already, or shall in future, be established respecting Lands granted under similar Tenure.

Given under my Hand and Seal, at the Cape of Good Hope, this 11th Day of August 1831.

By His Excellency's Command,



Genl Ground left for the subject above
 and the same ground for the same purpose and same date.

above (Diagram A to H) and the plan also (Driefontein) made in the
 the District of Middelburg, containing 112 allages, 407 square rods, from
 square rods, 25 allages, 209 square rods, 111 allages, 111 square rods,
 contained in the District of Middelburg.

any reference to the subject above, shall be referred to the same as
 to the same reference for the same purpose. The District of Middelburg

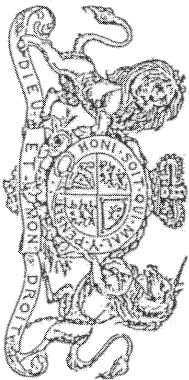
and for the same of the said Commission for the District of Middelburg

SHEET No. 10

COPIED

M. J. B. B. B.

Apr 1892



His Excellency Major-Gen. Sir **GEORGE THOMAS NAPIER**,
 Right Commander of the Most Honorable Military Order of the
 Bath, Governor and Commander in Chief of Her Majesty's Castle,
 Town, and Settlement of the Cape of Good Hope, in South Africa,
 and of the Territories and Dependencies thereof, and Ordinary, and
 Vice Admiral of the same, Commanding the Forces, &c. &c. &c.

In the Name and on behalf of Her Majesty **VICTORIA**, by the Grace of
 God, of the United Kingdom of Great Britain and Ireland, Queen,
 Defender of the Faith.

I do hereby Grant, on Perpetual Quitrent, unto *John van der Merwe*,
 of the District of the Cape, the following Land, to wit:

That the said Land, containing the area of 100 morgen, more or less, situated in the District of the Cape, and bounded by the following Land, to wit: on the north by the Land of the said John van der Merwe, on the south by the Land of the said John van der Merwe, on the east by the Land of the said John van der Merwe, and on the west by the Land of the said John van der Merwe.

That the said Land shall be liable (without compensation to its Proprietor) to have any Road made over it, for the public good, by order of Government, and that the said Proprietor shall be bound to contribute towards the cost of such Road, in proportion to the area of his Land, as compared with the area of the said Land.

That the said Land shall be liable to be sold, or otherwise disposed of, by order of Government, and that the said Proprietor shall be bound to contribute towards the cost of such sale or disposal, in proportion to the area of his Land, as compared with the area of the said Land.

that the said Land shall be liable to be sold, or otherwise disposed of, by order of Government, and that the said Proprietor shall be bound to contribute towards the cost of such sale or disposal, in proportion to the area of his Land, as compared with the area of the said Land.

and be bound (according to the existing Laws of this Settlement) to have the said Land brought into such a state of cultivation as it is capable of; the Land thus granted being further subject to all such Duties and Regulations, as either are already, or shall in future be, established respecting Lands granted under similar Tenure.

Phase from H. de Villiers
 3-1847/1848 W. de Villiers & others
 share from H. de Villiers
 5-1844/1845 J. P. de Villiers

TRANSFERRED
 TRANSFERRED

Share of D. J. Lie Roux
 21: 4: 1847 (545) - Petrus A. de
 Share of W. J. de
 3: 5: 1848 (T779) T799) To Petrus J. de

(Given under my Hand and Public Seal of the said Queen)

How the farm

Plaas arm BERG RIVIERS HOEK

No. 1145

Registrasie-afdeling
Registration Division

Paarl

Vervolg-folios
Continuation Folios

Folio 457/1
Folio 1145/1

78 Morgan 211 Sq. Roads

Waar Kaart gebêre is
Where Diagram Filed

Diag No. 498/1839 Stellenbosch Qts. Vol. 12 Part 1 folio 14 a.d. 30.4.1839

na ou Register—
to old Register— B'

Administratiewe distrik
Administrative District

Besit
Tenure

365

No. van Akte. No. of Deed.	Datum. Date.	Hoewo. Holding.	Van In-skrywing. From Entry.	Grootte. Area.	Transportgewer. Transferor.	Transportnemer en Identifikasie. Transferee and Identification.	Verbande. Laste. Bonds, Charges.	Serwitute, ens. Servitudes, etc.	Minus-inskrywing. Minus Entry.	Restant. Remainder.
<u>478</u>	<u>30.4.1839</u>	<u>1/8 whole</u>	<u>478</u>	<u>211 Sq. Roads</u>	<u>Grant</u>	<ol style="list-style-type: none"> (1) Peter Daniel de Villiers (Sr.) (2) David Jacobus Joubert (A/Son) (3) Pieter Eduard Nauman (Sr.) (4) Eduard Christiaan Nauman (A/Son) (5) Hermanus Johannes de Villiers (A/Son) (6) Estate of Hendrik Lodewyk Sijthoff and surviving spouse (7) Estate of Andries Zuman and surviving spouse (8) Petrus Joubert (A/Son) 				
<u>2274</u>	<u>1/12/1897</u>	<u>1/16 whole</u>	<u>478</u>	<u>211 SR.</u>	<u>G.J. Joubert</u>	<u>Eduard Christiaan le Roux</u>				
					<u>Gideon Jacobs</u>					
<u>4118</u>	<u>29/12/1902</u>	<u>1/16 whole</u>			<u>A.J. le Roux</u>	<u>Eduard Christiaan le Roux</u>				
					<u>PH/Son</u>					

2 (Portion of ~~lot A~~)
 (Ptn-1)

Paul

Folio
 Folio

474A 1145/2/1

Berg Rivers Hoek NO. 1145.

4955 Morg
 Morgen

Vk. Rde.
 Sq. Rds.

Vk. Vt.
 Sq. Ft.

Waar Kaart gebere is
 Where Diagram Filed

2922/68 D/T 12523 dd 1969

g No. 9
 o. Folio No. 474A 1145/1/1

28, 1118 Ha

Aantekeninge. — Notes.

Datum. Date.	Hoewe. Holding.	Van In- skry- wing. From Entry.	Grootte. Area.	Transportgewer. Transferor.	Transportnemer en Identifikasie. Transferee and Identification.	Verbande, Laste, Bonds, Charges.	Serwitute, ens. Servitudes, etc.	Minus- inskry- wing. Minus Entry.	Restant. Remainder.
3/21/5/1969	whole	whole 1145/1/1		Partitioned	Spencer Percival Wiggins 20.8.1911 white group		land	2	
1/31/7/1973	whole 1		38, 1118 Ha.	S.P. Wiggins	Basil Sacks 23/5/1917 White group		land 28/9/77	3.	
9/28/9/77	whole 2		38, 1118 Ha.	B. Sacks.	Eric Arthur Carny (born 18/6/1931) white group		B 19038/1977. B 19039/1977. Carny 30/4/80	4	
	portion 2								
	portion 1								

15688

10274

1.6.0

3.3.40

(C)

Mr

①

DEED OF TRANSFER

PASSED IN FAVOR OF

Edward Christian de Roux

WALKER & JACOBSCHN,

G. MONTGOMERY WALKER,
SYDNEY S. JACOBSCHN.

Attorneys-at-Law, Notaries Public,
CAPE TOWN

[Handwritten signatures and dates: 1904, 1904, 1904, 1904, 1904, 1904, 1904, 1904]

requent Deeds of Transfer the cost of which
he in favour of the Apparents Condition
the 29th October 1892, will more fully point
and further subject to such conditions as
therein mentioned or referred to

Wherefore the Apparent-foresaid, renouncing all the Right and Title

his Condition heretofore
to the Premises, on behalf as aforesaid, did in consequence, also, acknowledge

entirely dispossessed of, and disentitled to, the same; and that by virtue of
these Presents, the said

Edward Chuelan & Poore

Heirs, Executors, Administrators, or Assigns, now is and henceforth shall be,
itled thereto, conformably to local custom; moreover promising to free and warrant
Property thus sold and transferred, as also to clear it from all Encumbrances and
Hypothecations, according to the Laws respecting the Purchase and Sale of Landed
Property; Government, however, reserving its Right; and, finally, acknowledging

his Content
e satisfactorily paid the whole of the Purchase Money, amounting to a Sum of
Nine hundred and Sixty Shillings Sterling

In Witness whereof, I, the said Registrar, together with the Apparer, G.G., have
scribed 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, in
Cape Town, Cape of Good Hope, on the
Day of the Month of December in the Year of
Our Lord One Thousand Eight Hundred and Ninety

Timothy Walker
G.G.

In my presence,

Registrar.

I do hereby certify that the Div. Council
Rates are on the property mentioned on the
one side have been duly paid

Johnnie Wilson
Collector

20/1/97
Rene M. M. M.



Power of Attorney to make Transfer.

I, the Undersigned, Johann Franciscus Petrus Seidel and Jacob Isaac ~~jointly~~ ^{jointly} ~~debtors~~ ^{debtors} of Johann van Capriens in the Division of Saint Truities on the Western Estate of Peter Edward Swann.

Do hereby nominate, constitute, and appoint Mr Robert Coornack Nelson

with Power of Substitution, to be our lawful Attorney and Agent, in whatever, place, and stead, to appear at the Office of Registrar of Deeds of this Colony, in Cape Town, and there and there as over act and deed to make Transfer to William Jacobus Davison of Schalkburch and Johannes Christus de Ronce Residing at Thornchamps in the Division of the Paarl the former a* son of Thamus

van Schalkburch and the latter of Synabus Jacobus de Ronce.

of certain pieces of porphyrial Amberl Land situated in the Division of the Paarl to the North West of the Heederberg measuring Eight Horgers and Four Stauders and Thirty Square Rods

sold to them by us for the sum of Twenty Pounds only which has been fully paid;

and generally, for effecting the purposes aforesaid, to do, or cause to be done, whatsoever shall be requisite, as fully and effectually, to all intents and purposes, as we might or could do if personally present and acting therein; herely ratifying, allowing, and confirming, and promising and agreeing to ratify, allow, and confirm, all and whatsoever our said Attorney and Agent shall lawfully do; or cause to be done, by virtue of these Presents.

Given under our Hand at Paarl the 2 Day of December 1891, in the presence of the undersigned Witnesses.

3rd Witnesses: J. M. Smith J. M. Smith J. M. Smith

Audit Office folio under which the land is registered. *31/51* *101 Dickin's 1891*
the land is registered. *101 Dickin's 1891*

RECEIPT FOR TRANSFER DUTY

Received from *William MacTear & Son Auctioneers and*
McCormac & Co. Auctioneers Pounds *140* Shillings and

The sum of *140* Pounds *four* of the Pence, being Transfer Duty on the *Transfer* of the

following Property, namely:—(here describe the Property)

Sec. of Suburban Gravel and sand
from the Division of Road to the N.W. of the
"Millmberg" Mansewing & Co. and also by the

which was (here insert mode of disposal) *sold by Public Auction*
to Mr J. J. MacTear & Son, Auctioneers, 101 Dickin's 1891
and purchased by Messrs. J. J. MacTear & Son, Auctioneers
on the *31st* day of *August* 1891 for the sum of *£ 20. 10. 0*

Divisional Council Valuation *£ 75. 0. 0* Special Appraisalment (if any) *£ — —*

Duty on *£ 30. 0. 0* *£ 1. 4. 0*

Fine *£ 0. 1. 0*

Total *£ 1. 4. 0*

J. J. MacTear
Civil Commissioner

(a) It is necessary that the folios under which the land is registered in the Audit Office and in the Civil Commissioner's Register should be correctly given. Where Quit Rent has been apportioned the numbers and folios of the sub-divisions should be quoted, and the folios in the Transfer Duty Receipt and Quit Rent Receipt or Certificate should always correspond.
(b) Insert "Purchase amount," "Divisional Council valuation," or "Appraised valuation," as the case may be.
(c) Whether "sold by public auction," "sold privately," "bequeathed," "given" or "exchanged."
(d) Where partial exemption from duty is allowed, the Civil Commissioner should explain clearly and fully on the back hereof, how the amount on which duty is claimed has been arrived at.

R 40
217.00

21593

14118

11.59

M. J. [Signature]

DEED DE TRANSFER,
IN FAVOR OF

: EDUARD CHRISTIAN LE ROUX :

[Handwritten mark]

WALKER & JACOBSON,

G. MONTGOMERY WALKER,
SYDNEY S. JACOBSON,

Attorneys-at-Law, Notaries Public,
CAPE TOWN.

R. V. [Signature]

*502
1907
371
25/13
207*

Approved 11

the 30th. April 1859 and subsequent Deeds of Transfer the last where-
of made in favour of the Appearer's Constituent on the 7th. October
1890, will more fully point out and further subject to such condit-
ions as are therein mentioned or referred to:-----

Wherefore the Apparer aforesaid, renouncing all the Right and Title
-----his Constituent-----

had to the Premises, on behalf as aforesaid, did in consequence, also, acknowledge
-----him-----heretofore

to be entirely dispossessed of; and disentitled to, the same; and that, by virtue of
these Presents, the said
-----EDUARD CHRISTIAN LE ROUX-----

his Heirs, Executors, Administrators, or Assigns, now is, and henceforth shall be
entitled thereto, conformably to local custom; moreover promising to free and
warrant the Property thus sold and transferred, as also to clear it from all
Incumbrances and Hypothecations, according to the Laws respecting the Purchase
and Sale of Landed Property: (Government, however, reserving its Right; and,
finally, acknowledging
-----his Constituent-----

to be satisfactorily paid the whole of the Purchase Money, amounting to a Sum of
-----SEVENTY - FIVE POUNDS, STERLING,-----

In witness whereof, I, the said Registrar, together with the Appearer, G.G.
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, in
Cape Town, Cape of Good Hope, on the Twenty ninth day of the Month of December,
in the Year of
Our Lord One Thousand Nine Hundred and Two. (1902).

E. W. G. Mervall
99
In my presence,
[Signature]
Registrar.

I do hereby certify that all the Council
votes were in favor of the
men who have been paid

Richard L. Brown
Secretary

18 Nov. 1902

which Power of Attorney has
exhibited to me:—and the said Appraiser declared that his said Constituent
had truly and legally sold, and that he, the said Appraiser, in his capacity
as Attorney aforesaid, did by these Presents, cede and transfer in full and free property to and
on behalf of

EDUARD CHRISTIAN LE ROUX

his Heirs, Executors, Administrators or Assigns:—

A one-thirty-second (1/32nd) share of and in the perpetual
quitrent place called "Berg Riviers Hoek" situate at Fransoek
Hoek in the Division of Paarl.

Measuring Four hundred and seventy eight (478) morgen Two
hundred and eleven (211) square roods.

Extending as the ^{Deed of} ~~quitrent~~ Grant with a diagram annexed

made in favour of P. E. Hauman, Senior and others on 30th

Stellenbosch

April, 1839 (~~Paarl~~/Quitrents Volume 12 No. 14) and two

subsequent Deeds of Transfer the latter thereof made in
favour of the Appraiser's Constituent on 20th October, 1917
(No. 8388) will more fully point out: Subject to the
conditions referred to in such lastmentioned Deed of
Transfer.

Wherefore—

Power of Attorney to make 

I, the Undersigned, David Preston Le Roux

do hereby nominate, constitute, and appoint Walter Hanna De

with Power of Substitution, to be my lawful Attorney and Agent, in my name, place and stead, to appear at the Office of the Registrar of Deeds of this Province, in Lepe Jean and then and there, as my fact and deed, to make Transfer to

Edmond Christian Le Roux

of certain one thirty seven (37 1/2) part-a share
of land in the 'perpetual quitrent place
called 'King James Hotel', lots nos, 710, 711, 712
at 'Grand Hotel' in the Division of 'Paris', bearing
448 'barren 211' square rods, held by me under
Deed of 'Grand Hotel' Number 8888 dated 20th October 1917.

sold to him by me for the sum of Twenty five pounds Sterling
(£ 75-)

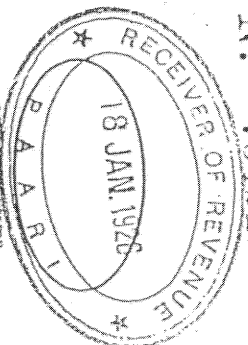
which has been duly paid,
and, generally, for effecting the purposes aforesaid, to do or cause to be done, whatsoever shall be requisite as fully and effectually, for all intents and purposes, as if might or could do if personally present and acting herein; hereby ratifying, allowing and confirming, and promising and agreeing to ratify, allow and confirm, all and whatsoever my said Attorney and Agent shall lawfully do, or cause to be done, by virtue of these Presents.

Given under my Hand, at Paris 19 20
this 20th Day of January 19 20
In the presence of the undersigned Witnesses: A. J. Le Roux

35 WITNESSES:
A. P. Le Roux
A. Le Roux

TRANSFER DUTY.—HERERECHT.

No. 73421 0



(a) Transferor: *David Jacobus de Roux*
 (b) Transferee: *Sebaans Christiaan de Roux*

(a) Transferee:
 (b) Transportantanger:

(b) Property: *one thirty seconds part or share of land in the heretofore quietent place called in the De Roux's Estate at Vreugedijk Street in the division of land 2111 square rods*

(c) Mode of Disposal: *Private Treaty*
 (d) Wijze van Verhandelings: *23rd March, 1928.*

Date of transaction: *11/13* day of
 Datum van transaktie:
 Law under which duty charged: Consideration £ *70.*
 Wet waaronder hererecht gevraagd wordt: Konsideratie

Duty paid on £ being (a) *one pound*
 Hererecht betaald op zijnde (b) *one pound*
 Received from: *Sebaans Christiaan de Roux*
 Ontvangen van: *Sebaans Christiaan de Roux*
 of: the sum of *one pound*
 van: *Sebaans Christiaan de Roux*

being transfer duty on the above transaction, as follows:—
 zijnde hererecht op bovengemelde transaktie als volgt:—
 Duty at per cent. on £ *70* £ *1-00*
 Hererecht tegen percent op
 Interest at per cent. for *4* years
 Rente tegen percent voor *4* jaren

TOTAL £ *1.11.00*
 TOTAL *1.11.00*
Sebaans Christiaan de Roux
 Receiver of Revenue.
Witvanger van Inkomsten.

Note to Receiver.

(a) Full names of transferor and transferee must be given. If a firm, full names of all members of firm as well as firm or trade name; if a woman, her status (whether spinster, married, or widow), and if married, full name of husband, and whether married in or out of community. (b) Full description must be given, including name of province, folio number, and whether the land is registered in Amlit Office. (c) Whether "Sold by Public Auction," "Sold privately," "Bequeathed," "Donated," or "Taken over." (d) Insert "Purchase consideration," "Appraised value," "Divisional Council Valuation," "Receiver's estimate of value," as the case may be. Where partial exemption from duty is allowed the Receiver should explain clearly and fully on back hereof how the amount for duty has been arrived at. In the Transfer and Orange Free State Provinces, when whole farms or even are transferred, only the mensural number, and district in the case of a farm—number and town in the

Messrs W.E. Moore & Sohn

22/2/26

Instructions to make an endorsement on his quitrent register in 1923, as above quoted, since which date no quitrent has been paid or called for. As you are aware, ^{Mr} practise in collection of quitrent is that the Government calls upon the holder of the largest extent of any quitrent property to pay the dues leaving it to such holder to recover from the other owners, and our clients inform us that they have never paid quitrent to the Receiver of Revenue at Parrl. Under these circumstances we trust that the Registrar will re-consider his note.

We return the Powers sent us.

Yours faithfully,

[Handwritten signature]
 J. P. [unclear]

Encls.

Q P I WIA YD

[Handwritten mark]

[Faint handwritten text]

of his punctually paying, or causing to be paid, at the expiration of every twelfth month, from the date of these presents, unto the Receiver General of Land Revenues, the Sum of *one* *Reis* *do* *Mass*

and be bound (according to the existing Laws of this Settlement) to have the boundaries properly traced out, and the Land brought into such a state of cultivation as it is capable of, within the first three years, previous to the expiration of which period, this Lease will not be transferable; the Land thus granted being further subject to all such Duties and Regulations, as either are already or shall in future be established respecting Lands granted under similar Tenure.

Given under my Hand and Seal, in the Castle of Good Hope, this *30th*

day of October 1813

W. de S.

By Command of John Bocklery

Henry de S.

Door

CI
de
Gr
St
de
ve

W
o

Zecker

groot

Atrecker

200 als
door de

Datum. Date.	Hoewe. Holding.	Van In- skry- wing. From Entry.	Grootte. Area.	Transportgewer. Transferor.	Transportnemer en Identifikasie. Transferee and Identification.	Verbande, Laste, Bonds, Charges.	Serwitute, ens. Servitudes, etc.	Minus- inskry- wing. Minus Entry.	Restant. Remainder.
10 11-8- 1913	Whole 2	4	8 M	J. P.	Cape Town Town Council 430 S.R. Le Roux			11	
1 24-2- 1914	Whole 8	3	8 M	Est. N. J. D.	Theunis Gabriel Nidse 430 S.R. van Schalckwyk			10	
2 24-2- 1914	Whole 8	2	8 M	Est. N. J. D.	Jacob John Nidse 430 S.R. van Schalckwyk			10	
9 24-2- 1914	Whole 8	3	8 M	Est. N. J. D.	Willem Jacobus Nidse van Schalckwyk 430 S.R. van Schalckwyk			10	
0 24-2- 1914	Whole 8	3	8 M	Est. N. J. D.	Hendrik Christoffel Viljoen 430 S.R. van Schalckwyk			10	
8 15-2- 1919	Whole 269	8 M	T. G. D. V	The Government of the Union of South Africa 430 S.R. Schalckwyk					Cham
4 6-3- 1923	Whole 5	8 M	Cape Town	The Government of the Union of South Africa 430 S.R. City Council		Land			Cham

REGISTERED
 DEPARTMENT OF LANDS
 AND SURVEY
 CAPE PROVINCE
 20/2/23
 20/2/23
 20/2/23

ISSUED FOR INFORMATION ONLY
 DEPARTMENT OF LANDS AND SURVEY

189 285

Know all Men to whom it may concern,

That ROBERT COENRAAD NELSON appeared before me, Registrar of Deeds, He, the said ROBERT COENRAAD NELSON, being duly authorized thereto by a Power of Attorney, dated the 2nd day of December 1891 drawn up at The Pearl and granted to him by

Let us Thomas Debus Berdland Deeds
Debus de l'Isle W. J. Son in their capacity as Joint
Trustees in the Berdland Estate of Peter Edward
Hawman
which Power of Attorney was exhibited
to me on this day; and the said ROBERT COENRAAD NELSON declared that
his Conditioes are the said Trustees

had truly and legally sold, and that He, the said ROBERT COENRAAD NELSON, in his capacity as Attorney aforesaid, did, by these Presents, Cede, and Transfer, in full and free Property, to and on behalf of

Sharnock Philipus Le Roux
son of Agnatus Jacotus Le Roux

He, Heirs, Executors, Administrators, or Assigns, Debus are fully part or share in certain pieces of perpetual Quitrent Land situate in the Division of the Land to the North West of the Norderberg measuring Eight Morgen and more their bounded and thirty square Hecks.

Extending as the Quitrents Lease with a diagram thereon dated the 15th October 1813 and several other, given Deeds of Transfer the last of which made in favor of the said Berdland in the 7th October 1884, will more fully point out and further objects to such conditions as are therein mentioned or referred to.

TRAN