

AMENDMENT 2 31 MARCH 2017

ANNEXURE C1

TITLE DEEDS

CONRADIE BLMEP

Conveyancers Certificate

I, the undersigned, **Fritz Dieter Schulz**, duly sworn and admitted conveyancer and practising as such in Cape Town, do hereby confirm that:

1. I have been instructed to attend to a pivot search in respect of the property known as **Erf 169125** Cape Town, In the City of Cape Town, Cape Division, Western Cape Province, in extent 22,1505 (twenty two comma one five zero five) hectares ("**Erf 169125**").
2. **Erf 169125** is an unregistered consolidation represented on Surveyor General Diagram S.G. No. 1754/2005 and consists of the following components:
 - a. **Remainder of Erf 112657** Cape Town, In the City of Cape Town, Cape Division, Western Cape Province ("**Erf 112657**"); and
 - b. **Erf 169123 Cape Town**, In the City of Cape Town, Cape Division, Western Cape Province ("**Erf 169123**").
3. **Erf 169123** is a portion of an unregistered subdivision of **Erf 112656** Cape Town, In the City of Cape Town, Cape Division, Western Cape Province ("**Erf 112656**") and is represented on Surveyor General Diagram S.G. No. 1752/2005.
4. To ensure that all of the conditions of title applicable to **Erf 169125** were investigated, pivot searches were conducted on the following properties:
 - a. **Erf 112656**; and
 - b. **Erf 112657**.
5. I have searched all of the available records of the Registrar of Deeds, Cape Town, relating to **Erf 112656** and **Erf 112657** and hereby certify that:
 - a. **Erf 112656** and **Erf 112657** are subject and entitled, as the case may be, to the conditions of title listed in the title deeds;
 - b. That **Erf 112656** and **Erf 112657** are not subject to any conditions of a prejudicial or onerous nature hidden behind the pivot deeds.
 - c. Accordingly, subject to conditions having been imposed on the proposed unregistered consolidation of **Erf 169125** by Council or otherwise, there appears to be no restrictive conditions of title to which **Erf 169125** are subject.

Thus done and signed at Cape Town on 14 September 2015.



Fritz Dieter Schulz

Conveyancer

Edward Nathan Sonnenbergs Inc

its successors in title or assigns is the registered owner of certain piece of land

CHRONIC SICK HOME,

situate in the Division of the Cape, Province of the Cape of Good Hope, measuring twenty-six (26) morgen one thousand nine hundred and fifty (1,950) square feet and represented and described in the diagram B (No. 33/1930), hereunto annexed, framed by Surveyor W. N. Horne dated December 1929 will more fully point out.

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 CAPE TOWN on this 19th day of *June* in the year of Our Lord, one thousand nine hundred and forty-two (1942).

Rombout
REGISTRAR OF DEEDS.

(Lands Folio No. C. 10271/4).

Exd: *2634*

Registered in the *Farms*
Register of *Cape*
Book *67* Folio *58 (1)*
Date *19. 6. 1942*

Reine
REGISTRAR OF DEEDS.

56000
10-0
88324
14088
7408TH

ISSUED FOR INFORMATION ONLY
ALL INFORMATION CONTAINED HEREIN IS UNCLASSIFIED
DATE 10/10/00 BY 60322 UCBAW

ENDORSEMENT i-T.V. ITEM 28 of Schedule 6 of Act 108/1996

IN TERMS of Section 239 of Act 200/1993

THE WITHIN MENTIONED PROPERTY NOW VESTS

IN THE : PROVINCIAL GOVERNMENT of THE PROVINCE of THE WESTERN CAPE.

AS WILL MORE FULLY APPEAR FROM THE CERTIFICATE FILED WITH T. 89737/04.

SEEDS OFFICE

CAPE TOWN 14 SEP 2004

Dalle
REGISTRAR of SEEDS

ISSUED FOR INFORMATION ONLY
ALLEN W. BRONKHORST/ALLEN W. BRONKHORST

R.....

REGISTRAR OF DEEDS

CERTIFICATE IN TERMS OF ITEM 28(1) OF SCHEDULE 6 TO ACT 108 OF 1996

I, Angela Thokozile Didiza, Minister for Agriculture and Land Affairs, acting in the name and on behalf of the Republic of South Africa, a competent authority as contemplated by Item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), do hereby certify that the following properties owned by the State, namely:

T 000089737 / 2004

- 1. Remainder of Erf 112657, Cape Town, Province of the Western Cape
MEASURING: 22,1477 (Two Two Comma One Four Seven Seven) hectare
HELD *vide* Deed of Grant No. G45/1942
- 2. Erf 3713 (portion of Erf 43), Moorreesburg, Province of the Western Cape
MEASURING: 2035 (Two Zero Three Five) square metre
HELD *vide* Title Deed No. T31724/1990

are vested in the Provincial Government of the Province of the Western Cape in terms of Section 239 of the Constitution of the Republic of South Africa, 1993 (Act 200 of 1993). In terms of item 28(1) of Schedule 6 to the Constitution of the Republic of South Africa, 1996 (Act 108 of 1996), I request the Registrar of Deeds, Cape Town to endorse the relevant title deed(s), register(s) or other document(s) accordingly in order to register these immovable properties in the name of the said Government.

SIGNED AT Pretoria ON THIS 29 DAY OF August 2003

DATA / CAPTURE
29 SEP 2004
DE VILLIERS A

ISSUED FOR INFORMATION ONLY
ALLEN VAN WAGENINGEN
REGISTERED DEEDS OFFICER

A. J. Didiza
ANGELA THOKOZILE DIDIZA
MINISTER FOR AGRICULTURE
AND LAND AFFAIRS

ERROR

DATA / VERIFY

06 OCT 2004

191/1931

D.L.D.

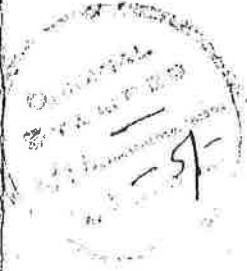
NUMBER.

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AFGEEN VIR INFORMATIE DOELLENDES UITGEVERK

Registered on the 10 September 1931
Geregistree op die 10 September 1931
the Register of Farms. Loka.
die Register van Plase. Loka.
Bk. M7 Fol. 249 Bk. Fol.
Cape Town
10:4 3:1

Amended in terms of Section 4 (a) b, Act 47 of 1937
Gewigdig in terme van Afskeid 4 (a) b, Wet 47 van 1937
In accordance with Application
filed with T.D. 5153/37
witnessed by [Signature]
Book [Signature] - Administrateur
Kwaaduit.
D.L. 9822
REGISTER OF FIELDS
REKISTER VAN AERTSE

8195-19/9/30-1,000.



CROWN GRANT No. 191/1931

In the name and on behalf of His Majesty GEORGE THE FIFTH, by the Grace of God, of Great Britain, Ireland and the British Dominions beyond the Seas, King, Defender of the Faith, Emperor of India

WHEREAS the grant of certain two pieces of land named MAITLAND CEMETERY EXTENSION A and MAITLAND CEMETERY EXTENSION C situate in the Cape Division, Province of the Cape of Good Hope, as a site for a public cemetery, has been authorised under the provisions of Section 5, Sub-section (1), of Act No. 3 of 1928 of the Cape of Good Hope, by the Government of the Union of South Africa under and by virtue of Executive Council Minute No. 29 of 1928, in favour of the BOARD OF TRUSTEES OF THE MAITLAND ROAD CEMETERY;

NOW, THEREFORE, THESE PRESENTS WITNESS that there is hereby granted, issued and transferred by the Governor-General of the Union of South Africa unto the said BOARD OF TRUSTEES OF THE MAITLAND ROAD CEMETERY the said two pieces of land named

TRANSFERRER'S NAME: H. R. KOCH
No. 17530
REMAINDER
No. 17530
GET TRANSPORTED
TRANSFERRED
No. 17530
1931

Handwritten notes:
Tara (ii)
Part A 1.1623/1929
TRUSTEES
to
1.1623/1929
H. Admin. Officer

Handwritten notes:
4. Part (ii)
25-0-1937
overment of the Union of South Africa

(i)

(i) MAITLAND CEMETERY EXTENSION A, measuring seven morgen forty-six thousand four hundred and twenty-eight square feet (7 mor. 46,428 sq.ft.), situate in the Cape Division,

and represented and described in the diagram (B. No. 34/1930) hereunto annexed, framed by Surveyor W.N. Horne, dated December, 1929, with full power and authority henceforth to possess the same in perpetuity, subject, however, to the following conditions:-

1. Before assuming possession of any particular portion of the land hereby granted the Board shall give the Forest Department at least five years notice of its intention to do so in order to allow of the land being cleared of trees.
2. The Board shall not assume possession in any one year of more than 10 acres of the land hereby granted, so that not more than 10 acres of the land shall be required to be cleared of trees in any one year.
3. That upon complete assumption of possession by the Board of the land hereby granted the said land shall be suitably fenced and gates provided, where necessary, by and at the expense of the Board, to the satisfaction of the Forest Department, such fencing and gates to be maintained in good order and repair by the grantees and their successors in title,

and

(ii) MAITLAND CEMETERY EXTENSION C, measuring twenty-seven morgen fifty-eight thousand nine hundred and ninety square feet (27 mor. 58,990 sq.ft.), situate in the Cape Division,

and represented and described in the diagram (B. No. 35/1930) hereunto annexed framed by Surveyor W.N. Horne, dated December, 1929, with full power and authority henceforth to possess the same in perpetuity, subject, however, to the following conditions:-

1. That a right-of-way for vehicular traffic shall be provided by the Board across the land hereby granted in order to give access to the Railway from the Forest Reserve, such right-of-way to be fenced at the expense of the Board should such fencing be considered necessary. The Matroosfontein Road shall remain free and uninterrupted for public use.

678 GEN
643 Woc
2200 CK
TELEGRAM

FOR INFORMATION ONLY
DIE INHOUDSLEENDES UITGEREK

2. Before assuming possession of any particular portion of the land hereby granted the Board shall give the Forest Department at least five years notice of its intention to do so in order to allow of the land being cleared of trees.
3. The Board shall not assume possession in any one year of more than 10 acres of the land hereby granted, so that not more than 10 acres of the land shall be required to be cleared of trees in any one year.
4. That upon complete assumption of possession by the Board of the land hereby granted the said land shall be suitably fenced and gates provided, where necessary, by and at the expense of the Board, to the satisfaction of the Forest Department, such fencing and gates to be maintained in good order and repair by the grantees and their successors in title.

THUS DONE AND SIGNED by the CHIEF CLERK, LANDS DEPARTMENT

at *Pretoria* on the *16th* day
of *May* 1931, duly authorised there-
to in that behalf by the Governor-General, in terms of
the Crown Land Disposal (Execution of Deeds) Act, 1911.

Form 1.
The restrictive present conditions appearing therein, in respect of the within forty in para 1, as set out in clauses 1 & 2 and 3 have been cancelled & will now fully appear in reference to Application filed hereunder.

1931-4-25


AKTEKANTOOR,
KAAPSTAD.
DEEDS REGISTRY,
CAPE TOWN.

H. R. KÖCH
ASST. REGISTRAR VAN AKT
ASST. REGISTRAR OF DEEDS

Om Cappell
CHIEF CLERK, LANDS DEPARTMENT

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ALLEN VIR INFORMATIEDELEINDES UITGEREIK

8153

ARTIKEL 16 VAN WET 47 VAN 1937 GETRANSPOORTEER AAN DIE REPUBLIEK VAN SUID-AFRIKA PROVINCIAL GOVERNMENT OF THE WESTERN CAPE	SECTION 16 OF ACT 47 OF 1937 TRANSFERRED TO THE REPUBLIC OF SOUTH AFRICA
T 000111620/2004	
12 NOV 2004	
REGISTRATEUR/REGISTRAR	

8153

1968

DEED OF TRANSFER

BY VIRTUE OF A POWER OF ATTORNEY.

Prepared by

Conveyancer

Know all men to whom it may concern

ARNOLD DAVID DOSE

That

~~ALEXANDER GORDON DOSE~~

appeared before me, Registrar

of Deeds, he being duly authorised thereto by a Power of Attorney dated the 18th day of January, 1968, drawn up at Cape Town and witnessed in accordance with Law, and granted to him by

MICHAEL BARNETT (Chairman) and PAUL CHRISTENSEN (Vice Chairman) in their capacity as two of the members of the BOARD OF TRUSTEES OF THE CAPE PENINSULA CEMETERIES established under Section 1 of Act 3 of 1883 (Cape) acting therein for and on behalf of the said Board by virtue of a Resolution thereof passed at a Meeting of the Board of Trustees held on 18th January 1968 at Cape Town

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ALLEN VIR INFORMATIE EN SLEUTELS

~~And~~ the said Appearer declared that whereas the said Board of Trustees of the Cape Peninsula Cemeteries entered into an Agreement with the Hospital Trustees as designated by Section 11(4) of Ordinance 18 of 1946 on 13th July 1967 in terms whereof the said Board agreed to transfer the undermentioned land to the said Hospital Trustees in consideration of their undertaking to bear the costs of the acquisition by the Board of the equivalent area of land when a suitable site becomes available

AND WHEREAS the said Hospital Trustees are thus entitled to transfer of the undermentioned property

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

HOSPITAL TRUSTEES

as designated by Section 11(4) of Ordinance No. 18 of 1946 as substituted by Section 1 of Ordinance No. 8 of 1953

~~White Group~~

their Successors-in-Office or Assigns

WHITE GROUP
BLANKE GROEP

CERTAIN piece of land situate at Pinelands in the Cape Division, being Portion 1 a portion of Maitland Cemetery Extension A granted to the Board of Trustees of Cape Peninsula Cemeteries by Deed of Grant No. 191 dated 16th May 1931

MEASURING: One decimal Seven Two Eight Three (1.7283) Morgen

AS WILL more fully appear from the annexed Diagram No. 5974/67.

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ALLEN VAN DER MERWE
REGISTERED DEEDS OFFICER

Trustees
heretofore had to the Premises, on behalf as aforesaid, did, in consequence, also acknowledge
the said Board of Trustees
to be entirely dispossessed of, and disentitled to the same: and that by virtue of these Presents
the said

TRANSFEREES
their ~~Heirs, Executors, Administrators,~~ Successors-in-Office, or Assigns, now are and henceforth shall
be entitled thereto, conformably to local custom: State, however, reserving its rights, and
that Stamp Duty has been paid on the sum of THREE THOUSAND FOUR HUNDRED
AND FIFTY-SIX RAND AND SIXTY CENTS (R3,456-60) being the Fair Value of
the within property.

In Witness whereof, I the said Registrar, together with the Appearer, 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, Province
of the Cape of Good Hope, on the 25th day of
the month of April
thousand nine hundred and sixty-eight
in the Year of our Lord One
(19 68).


[Handwritten signature]

In my presence,
[Handwritten signature]
Registrar of Deeds

Registered in the Deeds Register
of Cape Book 68 Folio 68

[Handwritten signature]
Clerk-in-Charge

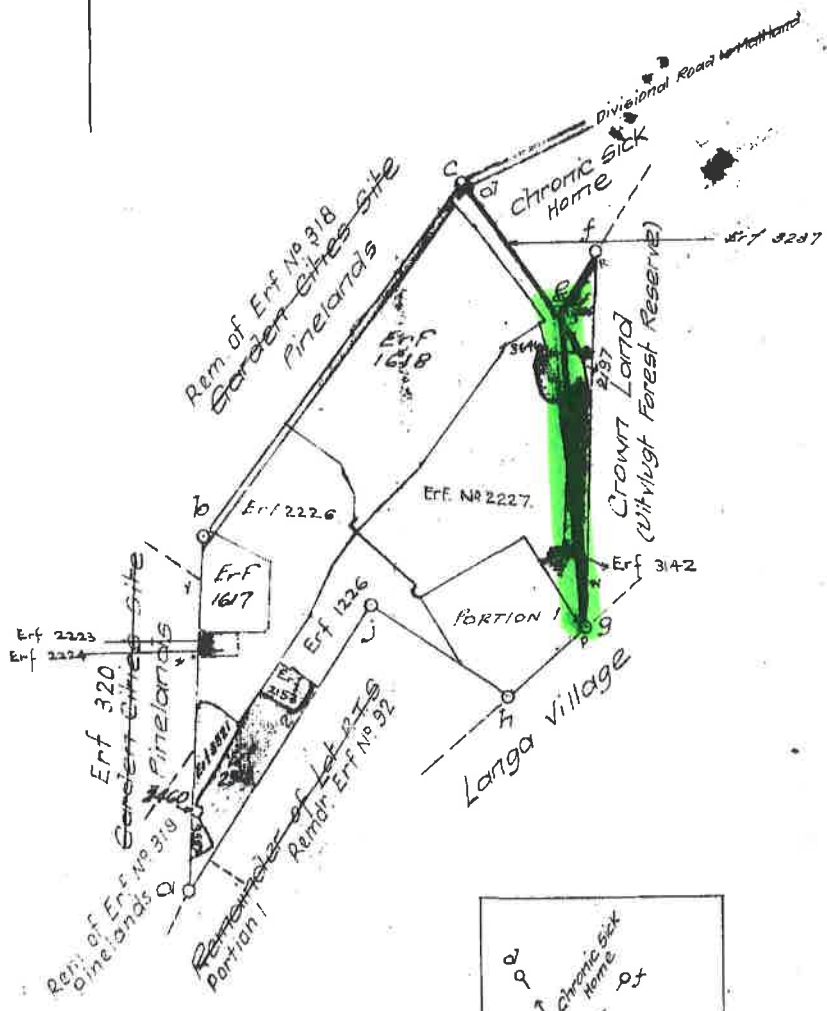
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ALLEN & UNWIN
REGISTERED DEEDS OFFICE
Cape Town

METRISEERINGSBESLUIT	METRICATION ENDORSEMENT
DIE GROOTTE VAN DIE BINNEVERMELDE EIGENDOM IS:	THE EXTENT OF THE MENTIONED PROPERTY IS:
1,4803	HIA/
12/11/04	
	REGISTRATEUR/REGISTRAR

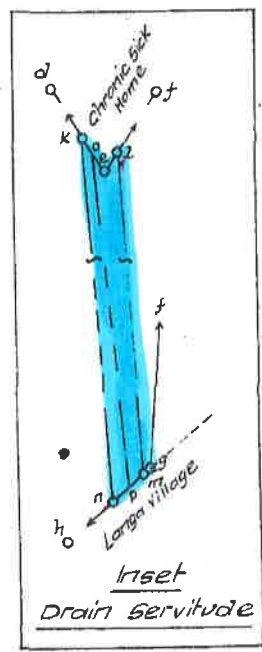
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ALLEN VIR INFORMASIEDOELLES UITGERIK

DIAG. 2839/41

Road ~~interced~~/along Bdy...
 closed Wide Arm. Advice...
 File 8./14A 4.2/34... p. 14
 Date... 14/9/1965
 P. Rukemann
 Surveyor-General.



ERF 2151,
 PINELANDS



ERF 2151
 Comp. VII.
 Det. VII.

M/844

2151