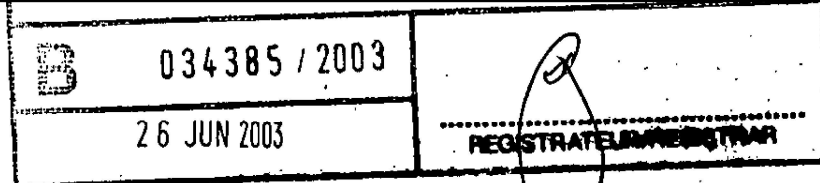
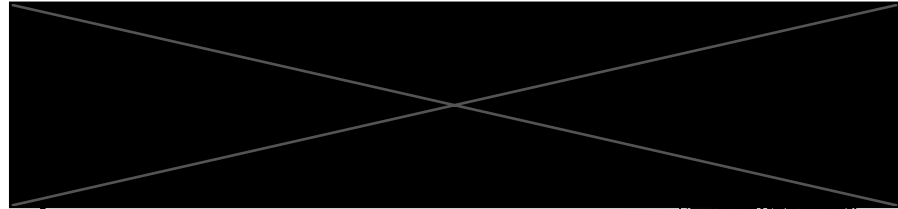
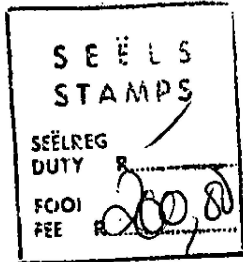


179

MAURICE MILTZ INC
Prepared by me


CONVEYANCER

MILTZ M.H.



DEED OF TRANSFER

BE IT HEREBY MADE KNOWN:

THAT LYNNE BOTHA

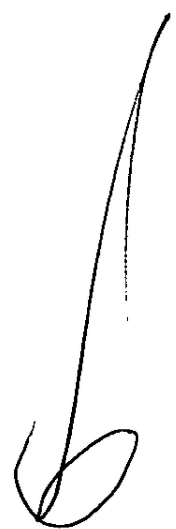
appeared before me, Registrar of Deeds

at CAPE TOWN

the said Appearer, being duly authorised thereto by a Power of Attorney granted to him/her by



dated the 29TH day of MAY 2003, and signed at PORT ELIZABETH



And the said Appearer declared that his said Principal had truly and legally sold on 13TH MAY 2003

and that he/she in his/her capacity aforesaid, did, by these presents, cede and transfer, to and on behalf of

KARL HEINTZ KRETZMANN
IDENTITY NO. 770216 5019 08 8
UNMARRIED

HIS Heirs, Executors, Administrators or Assigns, in full and free property

ERF 1501 MOUNT PLEASANT IN THE NELSON MANDELA
METROPOLITAN MUNICIPALITY, DIVISION OF PORT
ELIZABETH, PROVINCE OF THE EASTERN CAPE;

IN EXTENT: 1 153 (ONE THOUSAND ONE HUNDRED AND
FIFTY THREE) SQUARE METRES

FIRST TRANSFERRED by Deed of Transfer No. T.33486/1984 with Diagram No. S.G. No.329/84 relating thereto and held by Deed of Transfer No. T28427/2002.

- A. SUBJECT to the conditions referred to in Deed of Transfer No. T.16717/1969.
- B. SUBJECT to the following special conditions contained in Deed of Transfer No. T.43124/1983 imposed by the Administrator of the Province of the Cape of Good Hope in terms of Ordinance No. 33 of 1934, when approving of PROVIDENTIA TOWNSHIP:-
 - (a) The owner of this erf shall, without compensation be obliged to allow electricity, telephone and television cables and/or wires and main and/or other waterpipes and the sewage and drainage, including stormwater of any other erf or erven inside or outside this township to be conveyed across this erf, if deemed necessary by the local authority and in such manner and position as may from time to time be reasonably required. This shall include the right of access to the erf at any reasonable time for the purpose of constructing, altering, removing or inspecting any works connected with the above.
 - (b) The owner of this erf shall be obliged, without compensation, to receive such material or permit such excavation on the erf, as may be required to allow use of the full width of the street and provide a safe and proper slope to its bank owing to difference between the levels of the street as finally constructed and the erf, unless he elects to build retaining walls to the satisfaction of and within a period to be determined by the local authority.
 - (c) This erf shall be used only for such purposes as are permitted by the Town Planning Scheme of the local authority and subject to the conditions and restrictions stipulated by the Scheme.



- C. SUBJECT FURTHER to the following conditions contained in Deed of Transfer No. T.43124/1983 imposed by the Administrator in terms of Ordinance No. 33 of 1934 when approving of PROVIDENTIA TOWNSHIP:

No direct vehicular access from this erf to the road on its Eastern Boundary shall be permitted and this erf shall also be subject to a 10 metre building line from the said road.

Wherefore the Appearer, renouncing all the Right and Title which ~~the~~ the Transferor heretofore had to the premises, did, in consequence also acknowledge him/her/it to be entirely dispossessed of, and disentitled to, the same; and that, by virtue of these Presents, the said TRANSFEREE

HIS Heirs, Executors, Administrators or Assigns, now is and henceforth shall be entitled thereto, conformably to local customs, The State, however, reserving its rights, and finally acknowledging the said TRANSFEROR to have been satisfactorily paid the whole of the purchase monies amounting to the sum of [REDACTED]

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

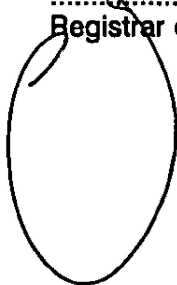
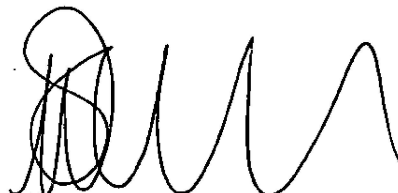
at CAPE TOWN

on

26 June 2003

In my presence,

.....
Registrar of Deeds.

.....
q.q. Signature of Appearer

