

Date: 28 March 2025

ADDENDUM A

I, Dewald Mathys, hereby propose the inclusion of the following terms in the agreement for the purchase of the property located at **2 Kemsley Street, Richmond Hill, Gqeberha**:

1. Settlement of Outstanding Municipal Accounts

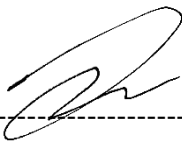
The seller shall be responsible for settling all outstanding municipal accounts, including but not limited to water, electricity, and rates, prior to the transfer of ownership. The purchaser shall not be liable for any outstanding municipal charges.

2. Final Meter Readings & Account Transfer

The seller must ensure that final water and electricity meter readings are taken before transfer and that all accounts are correctly transferred to the purchaser's name without outstanding balances.

3. Condition of Utilities and Property

During my inspection, all water and electricity meters were found to be in working order. The reinstatement of all internal reticulated water pipework will be the Purchaser's responsibility and does not fall under the Seller's obligations. The Seller shall be responsible for any vandalism or damage that occurs during the transfer or purchasing process, excluding the previously damaged water pipework as specified above. If such vandalism occurs, the Seller must either restore the property to its prior condition or provide appropriate compensation for any resulting losses.



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Agent/Seller: