



Kokobela Village
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Maseru West

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Tin No 2000486576-9

Reg No 52922

LAND / PROPERTY VALUATION CERTIFICATE

August 31, 2018

TO WHOM IT MAY CONCERN

We do hereby certify that we instructed by Mrs Mathabo Makuta of Habitat for Humanity Lesotho, Christian Council Building, 03rd Floor, 160 constitution Road, Private Bag A217, Maseru 100 to value property situated at Khubelu, Maseru Urban Area numbered 13312-575 for Transfer purposes with the Land Administration Authority (LAA).

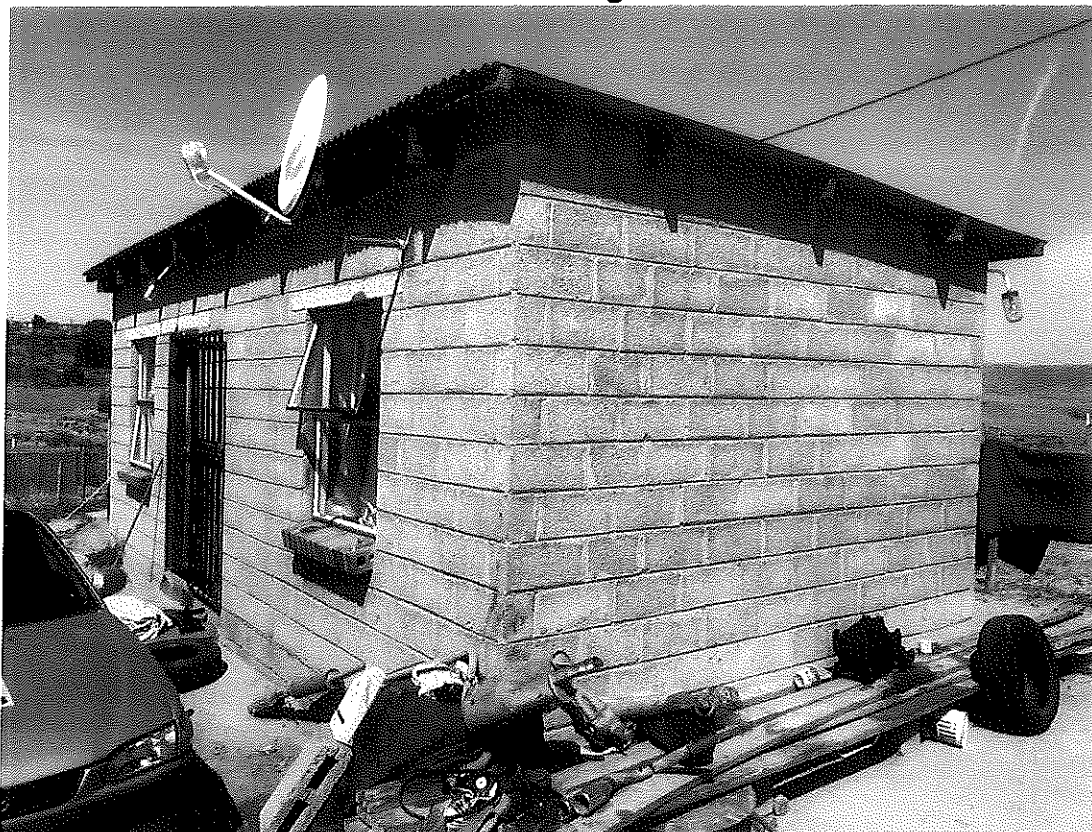
1. Tenure:

REGISTERED OWNER	Mohlouoa Joseph Makatla
REGISTRATION DATE	30th March 2006
GROUND RENT	M 48.00
USE	Residential
DURATION	90 years as of 05th September 2005
ENCUMBRANCES	Nil

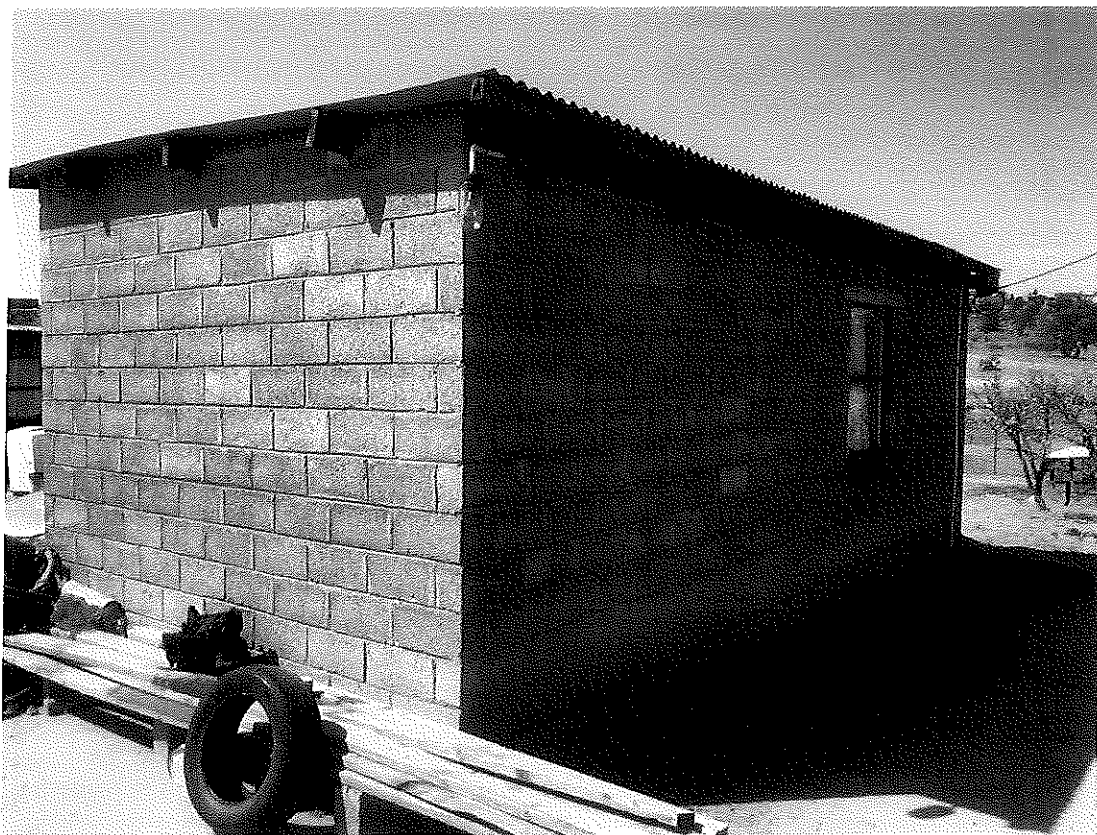
2. Description

There exists a single storey building on site. It is a single storey detached residential building constructed of concrete block walls with a flat corrugated iron roof over. Internally the walls are rendered and decorated, 'sand cement screed floors' and no ceiling. It consists of 2x rooms.

Frontage



Rear



3. Location:

The property is located in Khubelu-see map below, within a low to middle income residential neighbourhood, accessed by a winding dirt/gravel road, Maseru Urban Area. The site is barbed wire fenced, gently sloping, rectangular in shape and all the major utility services are connected to the site. It measures 480 m² more or less in extent.



4. Value:

As per our assessment the present value of the land, having taken all value affecting factors into account is **M 99,000.00 (Ninety nine thousand Maloti)**.

We hereby declare that neither any surveyor nor any Valuer or Director of our company has any interest other than inspection, survey and valuation of the property directly or indirectly in any manner whatsoever in the subject matter of this certificate.

We wish full safety of the property.

Sincerely,

A handwritten signature in black ink, appearing to be 'M. M. M.', written over a horizontal line.