



Kokobela Village
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Tin No 2000488576-9

Reg No 82922

LAND / PROPERTY VALUATION CERTIFICATE

May 21st 2019

TO WHOM IT MAY CONCERN

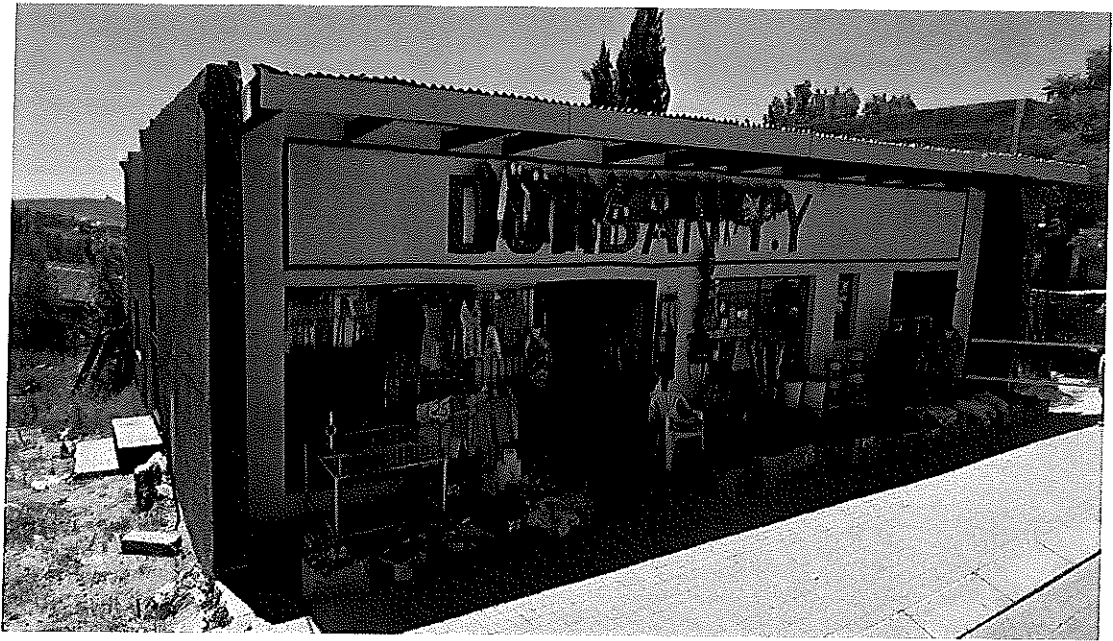
We do hereby certify that we instructed by Mokhele Tseppe of TY P.O. Box 32 Ty 200; to inspect and value property situated Ty Urban Area numbered 19223-10016 for TRANSFER purposes with the Land Administration Authority (LAA).

1. Tenure:

There exist a proposed and approved subdivision applied for by Mokhele Tseppe, and up for transfer to his brother, thus forming the basis of this appraisal. The original lease (19223-614) was held by Lillo Elizabeth Mateboho Tseppe.

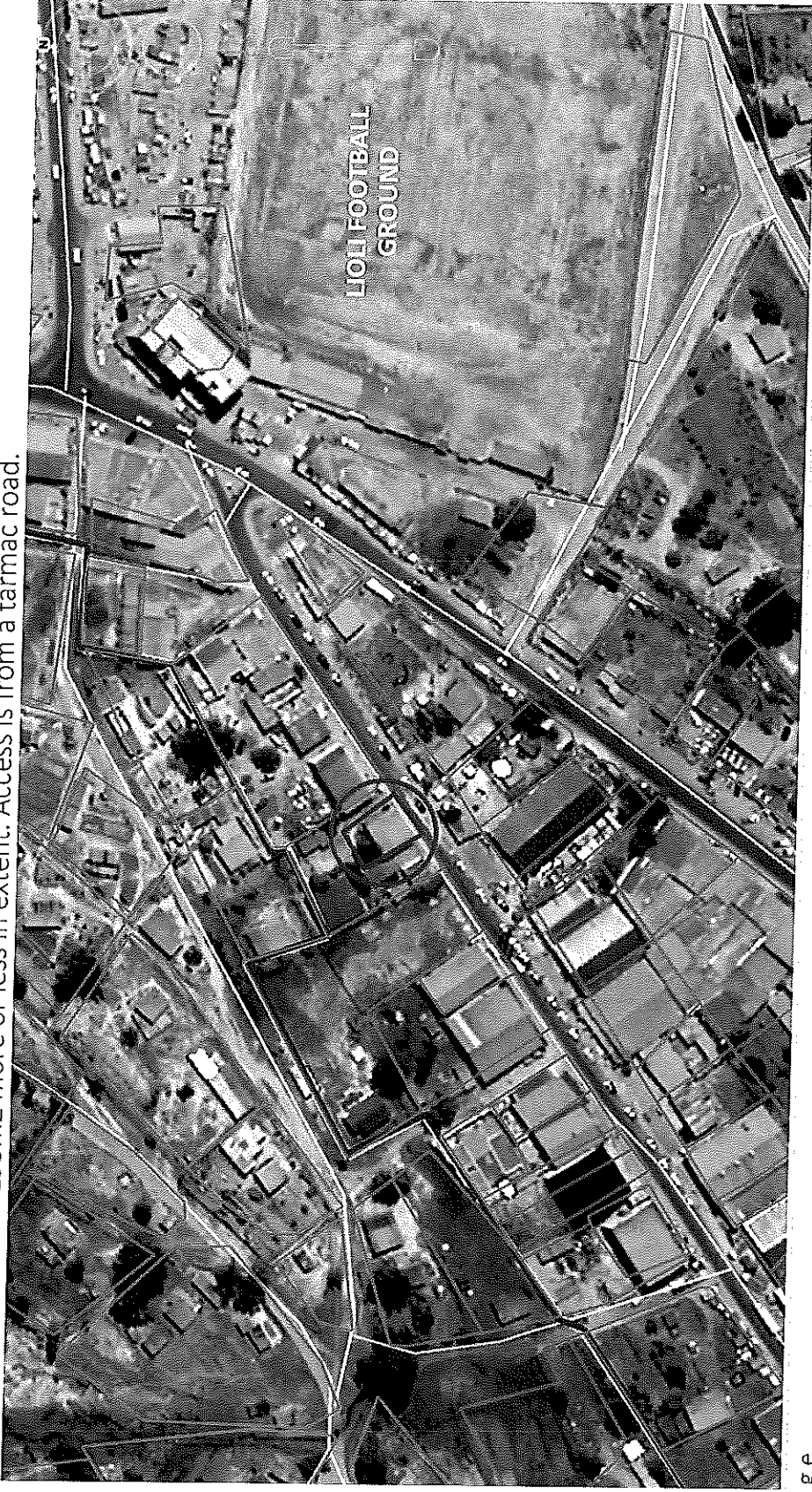
2. Description

There exists an old business structure on site constructed of plastered and painted external walls with a flat corrugated iron roof over. Internally the walls are rendered and decorated, vinyl tiles and rhino board ceilings. It measures 140.23 m² more or less in extent.



3. Location:

The property is located in Ha Motjoka, Ty Urban Area, within a fully developed residential and commercial neighbourhood, Mofolo street and measures 295m² more or less in extent. Access is from a tarmac road.



4. Value:

As per our assessment the present value of this property is M 455,000.00 (*four hundred and fifty five 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,

