



Ukwangali Traditional Authority

Kahenge Royal Office,
P.O. Box 6039,
Nkurenkuru

Tel/Fax: 264-66-257954

AGREEMENT FOR LEASE

MADE AND ENTERED INTO BY AND BETWEEN

NAME: Ukwangali Traditional Authority

ID No: N/A

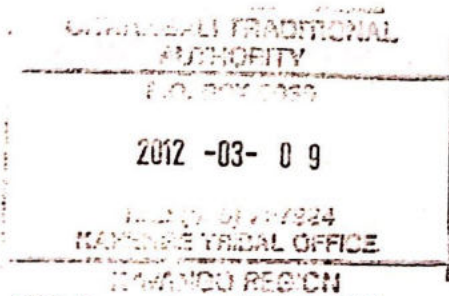
(Hereinafter referred to as the Lessor)

AND

NAME: Five Season Electrical Appliances cc.

ID No: _____

(Hereafter referred to as lessee)



1. SUBJECT OF LEASE

The LESSOR hereby lets to the LESSEE hereby hires from the LESSOR, the land situated in Ukwangali area, farm No: Ngonle Plot herein style the land for utilization as farm Sand Plot ^{et Crush} hereinafter referred to as a property.

2. PERIOD OF LEASE

This LEASE shall commence on the 01-04-2012 Until 01-04-2027 for a period of 15 years and shall be renewed when deem necessary.

3. RENTAL PAYMENTS

- a) The rental shall be for the sum of N\$ 25000 payable monthly on or before the last day of each month or payable yearly in advance on or before the 1st day of each month/year.

OR

- b) The lessee shall fence off the farm completely.

4. TERMINATION OF THIS LEASE

- a) Upon termination of this lease, the lessee shall immediate vacate the property and return and hand over the property to the lessor in the same good order.
b) Should the lessor require the land or any potion thereof, for he/she is entitled to give the lessee two (2) months written notice to vacate the land and without compensation to the lessee for improvement affected on the said land.

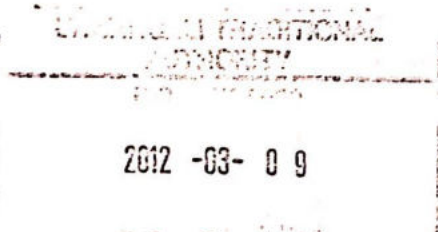
5. BREACH OF CONTRACT

- a) The lessee is not empowered to sublet the premises, nor may he/she alienate it to the third party.
b) Upon violation or breach of any of the condition, the lessor retains the right to give thirty 30 days written notice to the lessee to vacate the land.

6. USE OF LAND

The land shall be used solely for the purpose strictly applied for and not for any other purpose without written consent of the lessor.

7. INSPECTION OF LAND



The lessor shall have the rights to enter the area (property) for the purpose of regular inspection or for any other valid reason that may not prejudice the right of the lessee.

8. MAINTANANCE AND REPAIR

- a) The lessee may subject to prior approval of the lessor effect improvements to the land and such improvement must be part of the property, (except the movable properties) of which at utmost, be removed from said land within thirty (30) days after the expiry of the agreement, failing which the lessor may at the cost of the lessee, may attach the improvements to apply for own benefits.
- b) The lessee is responsible for keeping the land in the good condition
- c) The lessee is responsible for the good order and conduct of all members and gusts setting on the land.

9. DOMICILIA

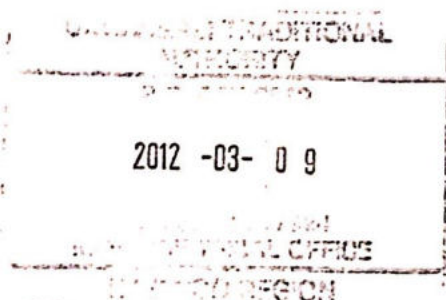
- a) The lessor chooses the following address as his domicillium citandi et executandi in respect of any notice and or payment which may arise out of or in connection with this lease:

The leased land or-
POSTAL ADDRESS ll P.O. Box 6039 NIKURENKURU
RESIDENTIAL ADDRESS KAHENGU
NAMIBIA ✓
CELLNO: TEL No. 066-257924

- b) The lessee chooses the following address domicillium citandi et executandi in respect of any notice which may arise or to be made in spirit of this lease agreement;

POSTAL ADDRESS P.O. Box 2255 Rundu
RESIDENTIAL ADDRESS Rundu
NAMIBIA ✓
CELL No: 0816688888

- c) All notices given by the lessor the lessee or vice versa shall be deemed to have properly given if addressed to the above mentioned addresses or such other address which may be indicated in writing by the lessor to the lessee or vice versa.
- d) No other address that those mentioned in sub-clauses (a) and (b) above will be applicable during the currency of this lease, except when immediately and specifically notified in writing by the lessor to the lessee or vice-versa.



SIGNED BY THE LESSEE

At Kahenge On this 09 days of March
2012 Lessee.....

AS WITNESS:

1. ~~Shihere~~.....
2. Shihere D.N......

[Signature]
LESSEE

SIGNED BY THE LESSOR

At Kahenge On this 09 day of March
2012 LESSOR.....

AS WITNESS

1. En. Hauslae.....
2.

[Signature]
LESSOR

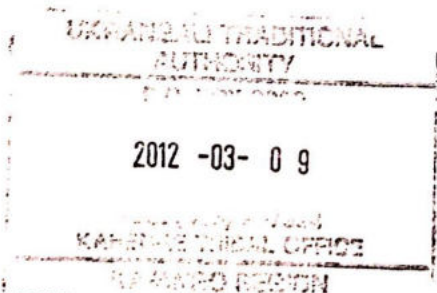
This lease agreement is signed in the presence of Ukwangali Traditional Authority

Representative

Name: Josef Simbungu Kandjimi

Representative capacity: Chairperson of Uku. Chiefs Council

Date: 09-03-2012



29/03/2012

AREA FOR DIGGING SAND SOIL

1000 M X 140 M

AREA FOR CRUSHING

FROM NKURENKURU TOWN BOUNDARY.

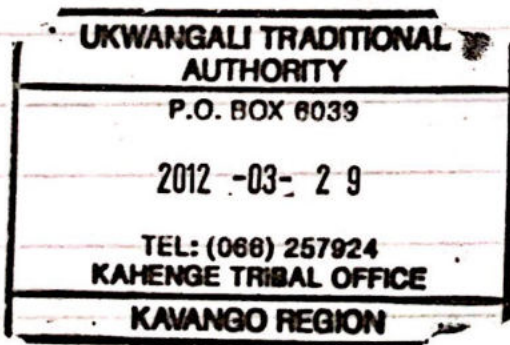
400 M X 250 M.

SIGNATURE.



KAZUNGURA ERASMUS

KAHENGE TRIBAL OFFICE.



Ukwangali traditional authority

P.o. box 6039
Nkurenkuru
Tel:066-257945

CONCENT LETTER FOR LAND IN UKWANGALI TRADITIONAL AUTHORITY

The Ukwangali traditional authority recognizes and approves the request for land in Ukwangali traditional area of jurisdiction.

PARTICULAR OF APPLICANT

Name... Five Season Electrical Appliances cc.

ID number.....

Residential address... Rundu

Postal address... P.O. Box 2255 Rundu

PARTICULARS OF THE APPLIED SITE/PLOT

Area size (and farm number if applicable).....

Location... NGONG VILLAGE

Purpose... COLLECTING OF SAND AND CRUSH

Period... 15 YRS.

PRE-CONDITONS

The land is allocated as per Communal Land Reform Act No 5. of 2002

- a) The site must strictly be used for the purpose applied for.
- b) The land allocated to the traditional Authority is not for sale.
- c) If the applicant is no more interested in using the applied plot/site, it must be returned back to the traditional authority

SIGNATURES

Signed at... KAVENGE..... On this... 09..... Day of... MARCH..... 2012

Signature... D.S. Mpasj Name... Daniel Sitentu mpasj
Chief/Hompa of the Ukwangali traditional authority J.S. Karujimi b.d.

