

**23 November 2021**

Mr. Tate Nande Ndaitwah  
 Executive Director  
 Tradeport Namibia  
 P.O.Box 22458  
 Windhoek

Dear Mr. Ndaitwah,

**RE: OFFER QUOTATION TO LEASE AUSNEK DEPOT, AUS**

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Your application for the rental of the above-mentioned Ausnek Depot, Aus, has been approved. Below follows an abbreviation of terms and conditions:

- |     |                           |  |
|-----|---------------------------|--|
| 1.  | Applicant:                | Tradeport Namibia  |
| 2.  | Representative:           | Mr. Tate Nande Ndaitwah  |
| 3.  | Company Registration:     | -  |
| 4.  | Facility Applied for:     | Entire Ausnek Depot  |
| 5.  | Quantity:                 | 1 (One)  |
| 6.  | Location:                 | Aus  |
| 7.  | Purpose:                  | Warehousing, loading, offloading of stock                                      |
| 8.  | Size of Facility:         | 5,000m <sup>2</sup> (Open land)<br>932.62m <sup>2</sup> (Buildings)            |
| 9.  | Rent per m <sup>2</sup> : | N\$ 5.00 (Open land)<br>N\$ 30.00 (Buildings)                                  |
| 10. | Rent payable per month:   | N\$ 52 978.60 (Vat exclusive)  |
| 11. | Water & Lights:           | The Lessee will be accountable for the account                                 |
| 12. | Annual Escalation:        | 8%   |
| 13. | Interest Rate:            | 2.5% (two point five percent) above the prime lending rate on arrears payment. |

14. Deposit: Equal to one month's rent payable on or before the occupation date.
15. Stamp Duty: N\$ 15 893.58
16. Duration: 60 months
17. Commencement date: 15 December 2021

Should the LESSEE fail to take occupation of the Premises within 30 days after the Premises were made available to him for occupation, the LESSOR may immediately cancel this Agreement, whereupon the LESSEE shall forfeit the deposit paid by him while remaining liable for any loss of rental or other losses sustained by the LESSOR. Provided that this Clause shall not apply if the Parties have agreed in writing that, the LESSEE will not take immediate physical occupation of the Premises and provided that the LESSEE's monthly rental is paid up to date.

On acceptance of this quotation, you are kindly requested to sign this quotation in the space provided and return it to us (addressed to the undersigned) on or before **15 December 2021**. Once accepted, this offer constitutes a valid lease agreement and forms the basis for the legal relationship between the parties *interse*. The facility lease agreement to be signed hereafter will be based on the above terms and conditions, amongst others, and will supersede this quotation on the Lessor's signature date.

Thank you,



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**ALYNSIA PLATT  
EXECUTIVE: PROPERTIES**

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**TATE NANDE NDAITWAH  
TRADEPORT NAMIBIA**