

Munisipaliteit KANNALAND Municipality

Supplementary valuation roll for the financial years 2021/22, 2022/23, 2023/24, 2024/25, 2025/26

Date of valuation : 2020/07/01

Erf / Portion - Unit	Category	Tship/Sbrb	Account no	Situation address & Art & Effective date		Owner name & Comment	Extent (m²/Ha)	Valuation
13/ 00015	AGRI V	1/0004	003000002003	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	SKILLIE PRETORIUS FAMILIETRUST	201.4606 Ha	250,000
13/ 00024	AGRI V	1/0004	003000002096	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	SKILLIE PRETORIUS FAMILIETRUST	163.3164 Ha	55,000
13/ 00037	AGRI V	1/0004	003000002151	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	SKILLIE PRETORIUS FAMILIETRUST	74.7453 Ha	120,000
25/ 00015	AGRI	1/0005	030000500028		PLASE FROM GV OMITTED	KRIEL LJ&DR	332.6605 Ha	815,000
30/ 00011	AGRI	1/0005	003000301106		PLASE CONSOLIDATED FROM FARM 30 / 9 & PORTION 10 OMITTED	BALHARBOUR PTY LTD	1,236.4032 Ha	750,000
42/ 00021	AGRI V	1/0004	003104202101	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	BECKER L A	67.7907 Ha	1,900,000
45/ 00003	AGRI V	1/0005	003000013931	00000	PLASE 2021/07/01 INLINE WITH OTHER NEIGHBOURING FARMS REVALUED	VAN TONDER AS	160.1257 Ha	100,000
45/ 00005	AGRI V	1/0005	003000013955	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	VAN TONDER AS	55.0801 Ha	33,000
46/ 00000	AGRI V	1/0005	003000014066	00000	PLASE 2021/07/01 TO FARM 331 CONSOLIDATED	BRUWER J	0 m²	0
47/ 00000	MUN V	1/0011	004000470009		CEMENT ROAD FROM GV OMITTED	KANNALAND MUNICIPALITY	35.5018 Ha	11,500,000
61/ 00000	RES	1/0002	001000610008	1	BRINKSTRAAT 2021/09/16 TO ERF 2408 SUBDIVIDED	JOUBERT JJ	1 314 m²	595,000

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61/ 00027	AGRI V	1/0004	003000610277	00000	PLASE 2021/07/01 TO FARM 104 PORTIONS 1 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	0 m²	0
61/ 00103	AGRI V	1/0004	003000611034	00000	PLASE 2021/07/01 TO FARM 104 PORTIONS 1 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	0 m²	0
62/ 00000	AGRI V	1/0004	003000620001	00000	PLASE 2021/07/01 TO FARM 104 PORTIONS 1 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	0 m²	0
62/ 00022	AGRI V	1/0004	003000620221	00000	PLASE 2021/07/01 TO FARM 104 PORTIONS 1 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	0 m²	0
62/ 00042	AGRI V	1/0004	003000620427	00000	PLASE 2021/07/01 TO FARM 104 PORTIONS 1 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	0 m²	0
68/ 00000	AGRI V	1/0006	006000068011		SKOOLSTRAAT 2021/07/01 PROPERTY USED FOR FARMING CATEGORY CHANGED	LOUW HC	1 071 m²	193,000
88/ 00000	RES	1/0002	001000880029	3	ALBERTSTRAAT 2021/07/01 COMPLETED NEW DWELLING	EKAR DMK	627 m²	529,000
95/ 00000	MUN	1/0005	003000050477		PLASE 2021/07/01 LAND CAN BE DEVELOPED / FUTURE MUNICIPAL DEVELOPMENT REVALUED	MUN KANNALAND	18.5372 Ha	750,000
95/ 00002	AGRI	1/0005	003000950023	00000	YLANDS VALLEY - LADISMITH 2021/07/01 NO BUSINESS ON PROPERTY CATEGORY CHANGED	REDLANDS TRUST	155.1514 Ha	2,545,000
95/ 00021	AGRI	1/0005	003000016604	00000	PLASE 2021/07/01 NO BUSINESS ON PROPERTY CATEGORY CHANGED	BRUCE FJ	23.6046 Ha	2,309,000
104/ 00000	RES	1/0002	001001040037	23	MIDDLETONSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	GELDERBLOM GH&EM	595 m²	645,000

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105/00002	AGRI V	1/0005	003000018723	00000	PLASE 2021/07/01 TO FARM 331 CONSOLIDATED	BRUWER J	0 m²	0
107/00001	AGRI	1/0004	003001070100		PLASE 2021/07/01 FROM FARM 61/27 - 61/103 - 62/0 - 62/22 - 62/42 / VALUED AND LINKED WITH FARM 104 PORTION 2 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	15 493 m²	6,260,000
107/00002	AGRI V	1/0004	003001070203		PLASE 2021/07/01 FROM FARM 107/0 - VALUED AND LINKED WITH FARM 104 PORTION 2 - 4 SUBDIVIDED	MEYER FAMILIE TRUST	10.5545 Ha	0
107/00003	AGRI V	1/0004	003001070306		PLASE 2021/07/01 FROM FARM 107/0 - VALUED AND LINKED WITH FARM 104 PORTION 2 - 4 SUBDIVIDED	MEYER FAMILIE TRUST	10.3378 Ha	0
107/00004	AGRI V	1/0004	003001070409		PLASE 2021/07/01 FROM FARM 107/0 - VALUED AND LINKED WITH FARM 104 PORTION 2 - 4 CONSOLIDATED	MEYER FAMILIE TRUST	12.4707 Ha	0
112/00000	AGRI	1/0006	006000112000		SKOOLSTRAAT 2021/07/01 PROPERTY USED FOR FARMING CATEGORY CHANGED	LOUW HC	8 565 m²	925,000
120/00000	RES M	1/0002	001001200028	9	MIDDLETONSTRAAT 2021/07/01 NOT BUSINESS ANYMORE CATEGORY CHANGED	STEYN BIC	595 m²	830,000
136/00000	AGRI V	1/0010	004001360013		VOORTREKKER STREET 2021/07/01 TO ERF 1974 CONSOLIDATED	PRETORIUS WC	0 m²	0
154/00000	RES	1/0002	001001540018		MIDDLETONSTRAAT 2021/07/01 TO ERVEN 2283 / 2284 / 2285 REVALUED	K2020193416 SOUTH AFRICA PROPRIETARY LIM	266 m²	439,000
158/00000	RES	1/0002	001001580117	23	KONINGSTRAAT 2021/07/01 CATEGORY CHANGED	MQHWAYI OH&B	463 m²	290,000
160/00000	RESV V	1/0006	006001600014		PROTEASTRAAT 2021/07/01 VALUE ALSO INLINE WITH AREA CATEGORY STANDS	ASSEGAAY BOSCH RANCH PTY LTD	3 016 m²	15,000

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165/ 00000	RES	1/0002	001001650007	5	ALBERTSTRAAT 2021/07/01 TO ERVEN 2403 / 2404 SUBDIVIDED	HILLS SM	1 475 m²	738,000
169/ 00000	RES	1/0002	001001690010	10	KONINGSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	LA GRANGE IB	1 076 m²	684,000
216/ 00001	2 BUS	1/0005	003216100036		PLASE 2021/07/01 INCOME RECEIVED FROM OWNER REVALUED	BEAVERCREEK FARMS (PTY) LTD	50 000 m²	9,500,000
229/ 00003	AGRI	1/0005	003002290033	00000	PLASE 2021/07/01 LAND VALUE REVISED AS PER LAND SPLIT ON GV SHEET TYPING ERROR REVALUED	ASSEGAAY BOSCH RANCH PTY LTD	92.7152 Ha	763,000
229/ 00161	AGRI V	1/0005	003602291612	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING PORTIONS REVALUED	ASSEGAAY BOSCH RANCH PTY LTD	578 m²	50,000
230/ 00003	AGRI V	1/0005	003002300039	00000	PLASE 2021/07/01 TO FARM 305/0 CONSOLIDATED	ASSEGAAY BOSCH RANCH PTY LTD	0 m²	0
247/ 00000	PSI V	1/0002	001024700000		KERKSTRAAT 2021/07/01 ROAD RESERVE CATEGORY CHANGED	J F N TRADERS PTY LTD	138 m²	20,000
255/ 00001	AGRI V	1/0005	003002550014	00000	PLASE 2021/07/01 INLINE WITH NEIGHBOURING FARMS REVALUED	WARING GW&DA	13.3717 Ha	40,000
295/ 00000	RES	1/0002	001002950032	15A	BECKERSTRAAT FROM DEEDS DUMP / REVALUED OMITTED	BRITS D&S	748 m²	492,000
307/ 00000	AGRI	1/0005	003003070003		PLASE FROM GV / CONSOLIDATED FROM FARM 136 / 1 / 8 / 9 AND 306/0 OMITTED	SALBAAI GRONDE CC	460.9980 Ha	1,425,000
328/ 00000	AGRI	1/0005	003003280013		PLASE NOT ON DEEDS DUMP OMITTED	POSSTAL 56 PTY	10.0978 Ha	450,000

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331/00000	AGRI	1/0005	003003310000		PLASE 2021/07/01 FROM FARM 46/0 & 105/2 CONSOLIDATED	BRUWER J	200.2118 Ha	975,000
331/00001	AGRI V	1/0005	003003310103		PLASE 2021/07/01 FROM FARM 46/0 & 105/2 / VALUED AND LINKED WITH FARM 331/0 CONSOLIDATED	ANCHORAGE ONE PROP C C	214.0000 Ha	0
367/00000	RES	1/0002	001003670025	40	KONINGINSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	TODD A	714 m²	633,000
389/00000	RES	1/0010	004003890028		ST HELENA 2021/07/01 PROPERTY USED FOR RESIDENTIAL PURPOSES ONLY CATEGORY CHANGED	LA GRANGE PL	30 471 m²	497,000
410/00000	PSP	1/0008	005004100028	40	HOOFSTRAAT 2022/03/01 GOVERNMENT PROPERTY / CLINIC CATEGORY CHANGED	DEPARTMENT TRANSPORT AND PUBLIC WORKS	587 m²	250,000
433/00000	RES	1/0002	001004330021	29	ALBERTSTRAAT 2021/07/01 REVISED SEE GOVERNMENT LETTERS REVALUED	MOSTERT FH	1 204 m²	365,000
454/00000	RES	1/0002	001004540031	48	VAN RIEBEECKSTRAAT 2021/07/01 IMPROVEMENTS ON ERF REVALUED	POTGIETER LJ	703 m²	520,000
531/00000	BUSV V	1/0010	004005310027		VOORTREKKER STREET FROM GV OMITTED	BOTHA AJ	774 m²	120,000
532/00000	RES	1/0002	001005320049	10	ALBERTSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	VAN ROOI E & S	1 428 m²	622,000
533/00000	RES	1/0002	001005330000	12	KERKSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	NEL PJ	1 041 m²	577,000
545/00000	RES	1/0002	001005450012	7	NOORDSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	MARAIS (SNR) EJ	1 148 m²	692,000

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571/ 00000	RES M	1/0010	004005710025	LOURENS STREET	2021/07/01 LAND VALUE CORRECTED REVALUED	VAN DER COLFF AM	238 m²	465,000
576/ 00000	RES L	1/0010	004005760020	POTGIETER STREET	2021/07/01 LAND VALUE CORRECTED REVALUED	VAN DER COLFF AM	238 m²	462,000
584/ 00000	RES	1/0010	040058400009	CHURCH STREET	2021/07/01 GARAGE AND LEAN-TO REMOVED REVALUED	COMPUMAGIC TRAINING CC	199 m²	350,000
585/ 00000	RES	1/0010	004005850035	CHURCH STREET	2021/07/01 DWELLING REMOVED REVALUED	COMPUMAGIC TRAINING CC	238 m²	110,000
601/ 00000	RES	1/0010	004060100551	7 LOURENS STREET	2021/07/01 LAND VALUE CORRECTED REVALUED	VENIS & GALLON K & A	356 m²	454,000
634/ 00000	RES	1/0002	001006340129	11 BECKERSTRAAT	2022/01/01 COMPLETED NEW DWELLING	COETZEE J&TG	923 m²	687,000
722/ 00000	RES	1/0010	004007220063	ANDRIES PRETORIUS STREET	2021/07/01 CORRECTED LAND VALUE REVALUED	JORDAAN AS	8 581 m²	475,000
796/ 00000	BUS	1/0002	001007960036	4 SUIDSTRAAT	2022/03/01 TOWERZICHT GUEST HOUSE CATEGORY CHANGED	BRITS K	1 470 m²	1,310,000
796/ 00000	RES	1/0008	005007960003	BERGSTRAAT	FROM GV OMITTED	FORTUIN FJ &	749 m²	110,000
963/ 00000	MUN	1/0009	004009630028	2ND AVENUE	2021/07/01 MUNICIPAL PROPERTY CATEGORY CHANGED	MUN GEBIED VAN CALITZDORP	2 168 m²	220,000
1054/ 00000	AGRI V	1/0010	004010540017	ST HELENA	2021/07/01 TO ERVEN 2014 / 2015 SUBDIVIDED	DU PLESSIS HE	48.7867 Ha	415,000

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1161/ 00000	RES	1/0002	001011610071	29 FRANS VISAGIESINGEL 2021/07/01 INLINE WITH AREA REVALUED	VILJOEN JPB&W	1 186 m²	555,000
1360/ 00000	RES	1/0008	050013600007	BERGSTRAAT 2021/07/01 OLDER DWELLING IN NEED OF REPAIR WORK / CATEGORY STANDS REVALUED	FULLER DAJ&M	1 055 m²	95,000
1373/ 00000	RES	1/0002	001013730089	13 KONINGSTRAAT 2021/07/01 CORRECTED LAND VALUE REVALUED	J E D SYNERGY CC	565 m²	511,000
1429/ 00000	RES	1/0002	001014290012	5B KONINGSTRAAT 2021/07/01 LAND VALUE CORRECTED REVALUED	DE WIT C	536 m²	564,000
1530/ 00000	RES	1/0010	004015300036	CHURCH STREET 2021/11/01 FIRE DAMAGE TO DWELLING / CANNOT BE OCCUPIED / ONLY GARAGE LEFT REVALUED	ROSSOUW PH	4 642 m²	116,000
1575/ 00000	BUS	1/0010	004015750118	29 ANDRIES PRETORIUS STREET 2022/03/01 THE KOMBUIS REVALUED	POTGIETER GF	476 m²	750,000
1847/ 00000	RES	1/0010	004018470028	3 CHURCH STREET 2021/07/01 LAND VALUE CORRECTED REVALUED	ROSSOUW AA	397 m²	264,000
1848/ 00000	RES	1/0002	001018480026	8A NISSENSTRAAT 2022/01/01 COMPLETED / NO ACCESS TO PROPERTY / GATES ARE LOCKED NEW DWELLING	DE KOCK A	1 195 m²	830,000
1852/ 00000	MUN V	1/0010	004001852004	VOORTREKKER STREET 2021/07/01 TO ERF 1974 CONSOLIDATED	MUN KANNALAND	0 m²	0
1856/ 00000	RES	1/0002	001018560018	ALBERTSTRAAT 2021/07/01 COMPLETED NEW DWELLING	HILLS RR&A	570 m²	692,000
1974/ 00000	RES	1/0010	001001974017	VOORTREKKER STREET 2021/07/01 FROM ERVEN 136 / 1852 CONSOLIDATED	PRETORIUS WC	24 258 m²	900,000

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1989/ 00000	RES V	1/0010	004019890010	16B	QUEEN STREET 2021/08/23 TO ERF 1991 CONSOLIDATED	RUDDER PR &	0 m²	0
1991/ 00000	RES	1/0010	004019910015		QUEEN STREET 2022/03/01 PRIVATE OWNER NOW CATEGORY CHANGED	DE LA RUE MW&KI	926 m²	423,000
2014/ 00000	RESV V	1/0010	004020140003		ST HELENA FROM GV / SUBDIVIDED FROM ERF 1054 OMITTED	WESTBROOK L	5 063 m²	230,000
2015/ 00000	RESV V	1/0010	004020150002		ST HELENA FROM GV / SUBDIVIDED FROM ERF 1054 OMITTED	WESTBROOK L	3 800 m²	200,000
2163/ 00000	BUS	1/0010	004002163008		VOORTREKKER STREET FROM GV / CONSOLIDATED FROM ERF 505 AND 2162 OMITTED	SPOELKLIP FAMILIETRUST	431 m²	500,000
2169/ 00000	AGRI V	1/0010	004002169004		ST HELENA FROM GV / CONSOLIDATED FROM ERVEN 2166 - 2168 OMITTED	LE GRANGE LAH	58 517 m²	495,000
2218/ 00000	MUN	1/0009	004022180005		CEMENT ROAD 2021/07/01 MUNICIPAL PROPERTY CATEGORY CHANGED	KANNALAND MUNICIPALITY	317 m²	147,000
2218/ 00000	RES	1/0002	001022180028	16	KERKSTRAAT 2021/07/01 COMPLETED NEW DWELLING	VISAGIE K & B	274 m²	344,000
2257/ 00000	IND	1/0002	001022570010		NYWERHEIDSTRAAT 2021/07/01 OUTBUILDING ADDED ADDITIONS	MULLER ZHR	3 265 m²	550,000
2283/ 00000	RES	1/0002	001022830008		MIDDLETONSTRAAT 2021/07/01 FROM ERF 154 SUBDIVIDED	SCHOLTZ J & C	279 m²	439,000
2284/ 00000	RES	1/0002	001022840007		MIDDLETONSTRAAT 2021/07/01 FROM ERF 154 SUBDIVIDED	MULLER AD	256 m²	439,000

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2285/ 00000	RES	1/0002	001022850006		MIDDLETONSTRAAT 2021/07/01 FROM ERF 154 SUBDIVIDED	CAROLUS & WAGENAAR JC &	268 m²	439,000
2400/ 00000	RES	1/0002	001024000001		NUWESTRAAT 2022/01/01 COMPLETED NEW DWELLING	DU PLESSIS WERKSWINKEL (PTY) LTD	501 m²	429,000
2401/ 00000	RES	1/0002	001024010017	23	KONINGSTRAAT 2021/07/01 FROM ERF 158 SUBDIVIDED	RADEMEYER JE &	468 m²	436,000
2403/ 00000	RESV V	1/0002	001024030008		NOORDSTRAAT 2021/07/01 SUBDIVIDED FROM ERF 165 BEFORE GV SUBDIVIDED	SMIT JH	467 m²	140,000
2404/ 00000	RES	1/0002	001024040007		KONINGSTRAAT 2022/01/01 FROM ERF 165 SUBDIVIDED	SMIT JH	473 m²	512,000
2405/ 00000	IND	1/0002	001024050006	10	KOOPERASIELAAN 2021/07/01 COMPLETED NEW WORKSHOP	NEL I	946 m²	750,000
2406/ 00000	RES	1/0002	001024060005		KONINGSTRAAT FROM GV / SUBDIVIDED FROM ERF 1419 OMITTED	MANUEL MD	205 m²	450,000
2408/ 00000	RES	1/0002	001024080003	1	BRINKSTRAAT 2021/09/16 FROM ERF 61 SUBDIVIDED	PITCHFORD EP	292 m²	347,000
2513/ 00000	MUN	1/0009	004025130009		CEMENT ROAD 2021/07/01 MUNICIPAL PROPERTY CATEGORY CHANGED	KANNALAND MUNICIPALITY	150 m²	147,000
2540/ 00000	RES	1/0009	004025400010		CEMENT ROAD 2022/03/01 PRIVATE OWNER NOW CATEGORY CHANGED	CONRADIE & BARKHUIZEN D&SS	150 m²	147,000
2878/ 00000	RES	1/0010	004028780005		QUEEN STREET 2021/07/01 TO RES / NOT BUS ANYMORE CATEGORY CHANGED	POINTONE (PTY)LTD	693 m²	370,000

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2879/ 00000	RES	1/0010	004028790011	QUEEN STREET 2021/07/01 TO RESIDENTIAL CATEGORY CHANGED	BAEK SUN HEE	555 m²	285,000
2888/ 00000	BUSV V	1/0010	004002888000	ANDRIES PRETORIUS STREET 2021/07/01 TO ERF 2890 CONSOLIDATED	CALITZDORP KOOP WYNKELDER LTD	0 m²	0
Records							Total valuation
							69,815,000

CERTIFICATION BY MUNICIPAL VALUER AS CONTEMPLATED IN SECTION 34(c) OF THE ACT

I, Johannes Simon Bosman, Identity number, 5109235088089 do certify that I have,
in accordance with the provisions of the Local Government: Municipal Property Rates Act, 2004 (Act no. 6 of 2004), hereinafter referred to as
the "Act", to the best of my skills and knowledge and without fear, favour or prejudice, prepared the valuation roll/supplementary valuation roll
in terms of the provisions of the Act. In the discharge of my duties as municipal valuer I have complied with Sections 43 and 44 of the Act.

Certified at George this 24th day of March 2022. Signature of municipal valuer: _____

Professional Registration Number with the South African Council for the Property Valuers Profession: 2450

Category of Professional Registration: Professional Valuer