

EMTHANJENI LOCAL MUNICIPALITY

General Valuation Roll 2017

EFFECTIVE DATE OF VALUATION ROLL: 01 JULY 2017

DATE OF VALUATION: 01 JULY 2016

**REGISTERED FULL TITLE PROPERTIES
VOLUME: MULTI-PURPOSE**

EMTHANJENI LOCAL MUNICIPALITY - VALUATION ROLL
PERIOD OF VALUATION: 01 JULY 2017 – 30 JUNE 2021

Property Description	Owner Name	Category	Physical Address	Extent	Market Value
PAARDE VALLEY					
PORTION 2 OF PAARDE VALLEY NO. 145, PHILIPSTOWN RD	MARAIS LOUIS CHARLES-TRUSTEES	Properties used for multi purpose		11024954	R7 613 000
1	Farms not used for any purpose	R2 163 000			
2	Business/commercial/guest houses	R5 450 000			
PORTION 3 OF PAARDE VALLEY NO. 145, PHILIPSTOWN RD	C J DU PLESSIS FAMILIE TRUST	Properties used for multi purpose		27765228	R79 573 000
1	Farms not used for any purpose	R5 173 000			
2	Business/commercial/guest houses	R74 400 000			
PORTION 29 OF PAARDE VALLEY NO. 145, PHILIPSTOWN RD	MUN EMTHANJENI	Properties used for multi purpose		6431545	R7 340 000
1	Farms not used for any purpose	R5 300 000			
2	Municipal property	R2 040 000			

EMTHANJENI LOCAL MUNICIPALITY - VALUATION ROLL
PERIOD OF VALUATION: 01 JULY 2017 – 30 JUNE 2021

Property Description	Owner Name	Category	Physical Address	Extent	Market Value
VAN DER LINDES KRAAL					
PORTION 1 OF VAN DER LINDES KRAAL NO. 79, HANOVER RD	SKUILHOEK TRUST	Properties used for multi purpose		14050028	R28 754 000
1	Farm used for agricultural purposes	R2 554 000			
2	Business/commercial/guest houses	R26 200 000			

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

I, Shaun Bester, Identity Number 7209015082084, 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 for the Emthanjeni Local Municipality 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.

No	PROPERTY TYPE	PROPERTY COUNT	MARKET VALUE
1	Sectional Title Properties	9	R4,500,000
2	PSI	248	R37,338,000
3	Full Title Properties	10,496	R4,894,333,000
4	Total	10,753	R4,936,171,000

Certified at Cape Town this 31st day of January 2017

Professional Registration Number with the South African Council for the Property Valuers Profession: 3839/9

Category of Professional Registration: Professional Associated Valuer



Signature of Municipal Valuer