

# CHUNILAL & TANNA

ATTORNEYS AND CONVEYANCERS

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First Floor  
Central House  
69-8<sup>th</sup> Avenue  
Mayfair 2092  
Johannesburg

P O Box 42650  
Fordsburg 2033  
Docex 195 Jhb

Tel (011) 839-4357  
Fax (011) 837-5133

E-mail [c-t@global.co.za](mailto:c-t@global.co.za)

Writer's Email:  
[rissikc@global.co.za](mailto:rissikc@global.co.za)

Your Ref

Our Ref 0321/07/BC/ts

Date 14 May 2021

Mr. M I MASTER  
To be Collected

Dear Sirs

**TRANSFER OF ERF 786 MAYFAIR TOWNSHIP  
TRANSFER OF ERF 787 MAYFAIR TOWNSHIP  
4(1)(b) APPLICATION: AMENDMENT OF DEED OF TRANSFER**

1. We hand you the original Deed of Transfer Number T34686/2020 for your safe keeping.
2. Kindly acknowledge receipt by signing a copy of this letter.

Yours faithfully

Rissik Chunilal   
CHUNILAL & TANNA ATTORNEYS

CHUNILAL & TANNA

**75**

TEL : 839 4357

## DEED OF TRANSFER NO.

In favour of:-

MINHAJ IQBAL MASTER

In respect of:-

ERF 786 MAYFAIR TOWNSHIP AND ERF 787 MAYFAIR




CHUNILAL & TANNA

25

KPMI INC  
Ground Floor East Wing  
63 Dolly Rathebe Road  
Formerly Avenue Road  
2092

Fees/Foote	R	1220,00
Exempted	Cat.	
Vrygestel	Kat	.....

Prepared by me

  
CONVEYANCER  
SARFARAZ AHMED KAZI  
(LPCM 33602)

T-000034686 / 2020

## DEED OF TRANSFER

**BE IT HEREBY MADE KNOWN THAT**

**TASNIM SALOOJEE (LPCM 20346)**

appeared before me, REGISTRAR OF DEEDS at JOHANNESBURG, he/she the said Appearer being duly authorised thereto by a Power of Attorney signed at Johannesburg on 21 August 2020 and granted to him/her by

**MAHOMED FAROUK VALLY**  
Identity Number 5008175075058  
and  
**SHERIN VALLY**  
Identity Number 5401310020081  
Married in community of property to each other

Marital Status of transferee

GEWYSIG KRAGTENS ART. 4 (1) (B) AMENDED IN TERMS OF SECTION  
VAN WET 47 VAN 1937 OM TE 4 (1) (B) OF ACT 47 OF 1937 TO  
LEES READ:

married according to Islamic  
Rites

BC 000016123 / 2021

16 APR 2021

REGISTRAR VAN AKTES  
REGISTRAR OF DEEDS  
JOHANNESBURG

And the Appearer declared that his/her said principal had truly and legally sold on 22 July 2020 and that he/she, the said Appearer, in his/her capacity aforesaid, did, by these presents, cede and transfer to and on behalf of

**MINHAJ IQBAL MASTER**  
**Born on 5 September 1981**  
**Married, which marriage is governed by the laws of MAPUTO**

his Heirs, Executors, Administrators or Assigns, in full and free property

1. ERF 786 MAYFAIR TOWNSHIP REGISTRATION DIVISION IQ,  
PROVINCE OF GAUTENG  
  
MEASURING 248 (TWO HUNDRED AND FORTY EIGHT) Square metres  
  
HELD BY Deed of Transfer Number T6086/1985

SUBJECT TO THE FOLLOWING CONDITIONS:

- a) On this Erf no buildings shall be erected until the plans have been submitted to and approved by the Township Owner, and no additions or alterations to any buildings shall be erected until the plans have been approved by the Township Owner.
- b) The Purchaser shall not open or allow or cause to be opened upon the said Erf any Hotel, Canteen, Restaurant or place for the sale of wines or spirituous or fermented or malted liquors or any Eating House without the written consent of the Township Owner being thereto first had and obtained.
- c) This Erf may not be subdivided except with the consent of the Township Owner.
- d) The owner of this Erf shall not have the right to make or cause to be made any bricks, tiles or earthenware pipes or other articles upon the Erf nor shall he have the right to dig or quarry any clay, gravel or stone whatsoever save and except for buildings and erections on this Erf.
- e) The Purchaser shall not by himself or by his servants or employees, either directly or indirectly do or cause or allow or suffer to be done, anything whereby the water contained in any streams or streams dam or reservoir, running through or being upon the Township Owner's property shall be polluted disturbed or in any way diminished or prejudicially affected.

AND SUBJECT FURTHER to such terms and conditions as are mentioned or referred to in the aforesaid Deed/s.

2. ERF 787 MAYFAIR TOWNSHIP REGISTRATION DIVISION IQ,  
PROVINCE OF GAUTENG

MEASURING 248 (TWO HUNDRED AND FORTY EIGHT) Square metres

HELD BY Deed of Transfer Number T6086/1985

SUBJECT to conditions (a), (b), (c), (d) and (e) set out in paragraph 1 hereof

AND SUBJECT FURTHER to such terms and conditions as are mentioned or referred to in the aforesaid Deed/s.

WHEREFORE the Appearer, renouncing all rights and title which the said

**MAHOMED FAROUK VALLY and SHERIN VALLY, Married as aforesaid**

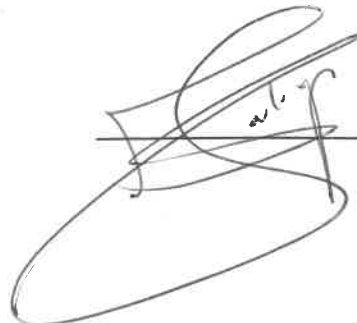
heretofore had to the premises, did in consequence also acknowledge them to be entirely dispossessed of, and disentitled to the same, and that by virtue of these presents, the said

**MINHAJ IQBAL MASTER, Married as aforesaid**

his Heirs, Executors, Administrators or Assigns, now is and henceforth shall be entitled thereto, conformably to local custom, the State, however reserving its rights, and finally acknowledging the purchase price to be the sum of R1 500 000,00 (ONE MILLION FIVE HUNDRED THOUSAND RAND).

IN WITNESS WHEREOF, I the said Registrar, together with the Appearer q.q., have subscribed to these presents and have caused the Seal of Office to be affixed thereto.

THUS DONE AND EXECUTED at the Office of the REGISTRAR OF DEEDS at JOHANNESBURG on 2020 -11- 13

  
q.q.

In my presence

  
REGISTRAR OF DEEDS

