



evaluations 
Capitalising Property Intelligence



DR. NKOSAZANA DLAMINI ZUMA MUNICIPALITY

General Valuation Roll 2017

EFFECTIVE DATE OF VALUATION ROLL: 01 JULY 2017

DATE OF VALUATION: 01 JULY 2016

SUPPLEMENTARY VALUATION ROLL 3

REGISTERED FULL TITLE FARM PROPERTIES

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Dr NKOSAZANA DLAMINI ZUMA MUNICIPALITY - SUPPLEMENTARY VALUATION ROLL 3**PERIOD OF VALUATION: 01 JULY 2017 - 30 JUNE 2022**

PAGE NUMBER 1

Cluster: Dr Nkosazana Dlamini Zuma

Farm: FS

Registered Full Title Properties

Account Number	PIN	Property Description	SG Code	Owner Name	Extent (Sqm)	Rating Category	Market Value	Any Other Prescribed Particulars
FSS018714000000000	600150	REM OF THE FARM FS NO. 18714-FS	N0FS00000001871400000	LOCKHART GEORGE JOHN	4008191	Farms - Agriculture	6581000	
FSS005076000100000	600142	PORTION 1 OF THE FARM FS NO. 5076-FS	N0FS00000005076000000	EMERALD DALE FARMS PTY LTD	153762	Farms - Residential	1680000	

Dr NKOSAZANA DLAMINI ZUMA MUNICIPALITY - SUPPLEMENTARY VALUATION ROLL 3

PERIOD OF VALUATION: 01 JULY 2017 - 30 JUNE 2022

Cluster: Dr Nkosazana Dlamini Zuma

Farm: GLEN R

Registered Full Title Properties

Account Number	PIN	Property Description	SG Code	Owner Name	Extent (Sqm)	Rating Category	Market Value	Any Other Prescribed Particulars
GLR015789000100000	600095	PORTION 1 OF THE FARM GLEN R NO. 15789-FS	N0FS00000001578900001	THE WOZAN FAMILY TRUST	47329	Farms - Agriculture	379000	

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PERIOD OF VALUATION: 01 JULY 2017 - 30 JUNE 2022

Cluster: Dr Nkosazana Dlamini Zuma

Farm: LOT6B

Registered Full Title Properties

Account Number	PIN	Property Description	SG Code	Owner Name	Extent (Sqm)	Rating Category	Market Value	Any Other Prescribed Particulars
GLR001057000100000	600096	PORTION 1 OF THE FARM LOT6B NO. 10575-FS	N0FS00000001057500001	THE WOZAN FAMILY TRUST	100237	Farms - Agriculture	805000	

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PERIOD OF VALUATION: 01 JULY 2017 - 30 JUNE 2022

Cluster: Dr Nkosazana Dlamini Zuma

Farm: ROUGHAM

Registered Full Title Properties

Account Number	PIN	Property Description	SG Code	Owner Name	Extent (Sqm)	Rating Category	Market Value	Any Other Prescribed Particulars
ROU018714000100000	600151	PORTION 1 OF THE FARM ROUGHAM NO. 18714-FS	N0FS00000001871400001	LOCKHART EMILY JEAN	317242	Vacant Land	275000	

Dr NKOSAZANA DLAMINI ZUMA MUNICIPALITY - VALUATION ROLL

SUMMARY- Dr Nkosazana Dlamini Zuma

No	CATEGORY	PROPERTY COUNT	MARKET VALUE
1	Full Title Farm	5	R9,720,000
2	Full Title Town	47	R97,394,000
3	Sectional Title	1	R900,000
	Total	53	R108,014,000

INDEX TO Farm

Cluster Dr Nkosazana Dlamini Zuma

Registered Full Title Farm Properties

Farm	Page Numbers
FS	1
GLEN R	2
LOT6B	3
ROUGHAM	4

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

I, Abubaker Rahim, Identity Number 6108075229083, 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 Dr Nkosazana Dlamini Zuma 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	1	R900,000
2	PSI	0	R0
3	Full Title Properties	52	R107,114,000
4	Total	53	R108,014,000

Certified at Durban this 30th day of April 2020

Professional Registration Number with the South African Council for the Property Valuers Profession: 3576

Category of Professional Registration: Professional Valuer



Signature of Municipal Valuer