



MEMORANDUM OF AGREEMENT OF LEASE

MADE and ENTERED into by and between :

MORRIS NOMIS and

HYMAN NOMIS

(hereinafter referred to as "the LESSORS") of the
One Part;

and

LANCER INDUSTRIALS (PROPRIETARY) LIMITED

a Company duly incorporated with limited liability according to the Company Laws of the Republic of South Africa, herein represented by KENNETH BERNARD DIAMOND, in his capacity as a Director of this Company, acting herein under and by virtue of a Resolution passed at a meeting of the Board of Directors of the Company held at JOHANNESBURG on the ~~27th~~ ^{23rd} day of ~~January~~ ^{December} 1971.

(hereinafter referred to as "the LESSEE") of the
other part.

/WITNESSETH

Handwritten signature/initials in blue ink.

Handwritten signatures in blue ink, including one that appears to be 'K.B. Diamond'.

Opgestel deur my,

Ooreenkoms



Aktebesorger

Wat die bepalings wysig van Verbandakte Nr. 26476/1965
gepasseer deur ADRIAAN LOUW DUMINY
ten gunste van die ~~SUID-AFRIKAANSE PERMANENTE BOUVERENIGING~~
vir die bedrag van R 9 400,00 (NEGEDUISEND VIERHONDERD RAND)
en geregistreer in die kantoor van die REGISTRATEUR VAN AKTES TE PRETORIA
op die 1ste September 1965.

Ons, die ondergetekende, ADRIAAN LOUW DUMINY (gebore 17 Maart 1938)
—hierna genoem „die Verbandgewer”—en

in ons hoedanigheid ten tyde hiervan as een van die Direkteure en die
onderskeidelik van die KLERKSDORP Tak van die
SUID-AFRIKAANSE PERMANENTE BOUVERENIGING behoorlik daartoe gemagtig ingevolge
Artikel 141 van die Reëls van die Vereniging, die genoemde Vereniging synde die wettige houer van die
bogemelde Akte van Verband, stem hiermee toe en kom ooreen:

A.

Dat die bepalings van genoemde Verbandakte hiermee gewysig word deur die invoeging daarin van die
volgende bykomende klousule wat geag word daarby ingelyf te wees, te wete:
“In soverre dit die verpligtinge betref wat die Verbandgewer ingevolge hierdie Verbandakte aanvaar, doen
die Verbandgewer hiermee afstand van alle voordeel en beskerming van en kragtens die Wet op Landbou-
krediet No. 28 van 1966, of enige wysiging of vervanging van die genoemde Wet, en stem in dat die be-
palings van die genoemde Wet of enige wysiging of vervanging daarvan nie van toepassing sal wees teen
die Vereniging nie. Voorts erken die Verbandgewer dat die betekenis, krag en gevolg van hierdie afstand-
doening wat bindend is op die Verbandgewer en die eksekuteurs, administrateurs of regverkrygendes van
die Verbandgewer, ten volle begryp en verstaan is.”

B.

1. Dat die rentekoers ten opsigte van alle skulde, bestaande en toekomstige, verseker deur die gemelde
Akte van Verband, verhoog word tot NEGE komma TWEE VYF PERSENT (9,25%)
met effek vanaf datum van tekening hiervan;
 2. Dat ondanks enigiets strydigs daarin vervat kan die Vereniging te eniger tyd met een (1) maand skriftelike
kennisgewing aan die Verbandgewer, die rentekoers verhoog op alle bedrae ingevolge die gemelde verband
verskuldig aan of invorderbaar deur die Vereniging, met dien verstande egter dat bedoelde verhoogde koers
die Vereniging se “heersende leningkoers” nie te bowe sal gaan nie. Die uitdrukking “heersende leningkoers”
beteken die rentekoers wat die Vereniging van tyd tot tyd vasstel en bepaal as die koers vir voorskotte deur
die Vereniging gemaak teen sekerheidstelling van onroerende eiendom. 'n Sertifikaat onderteken deur die
Hoofbestuurder, Adjunk-Hoofbestuurder of 'n Assistent-Hoofbestuurder van die Vereniging, waarin die
“heersende leningkoers” aangegee word, is vir alle doeleindes afdoende en beslissende bewys van bedoelde
feit. Word die rentekoers aldus verhoog, kand die Vereniging te eniger tyd met dergelike kennisgewing die
paaimente ingevolge die gemelde verband betaalbaar verhoog met 'n bedrag voldoende om die bedrag te
dek waarmee die jaarlikse rente verhoog word.
 3. Dat, behalwe soos hierin uiteengesit, al die bepalings en voorwaardes van, en die sekuriteit verskaf deur,
die genoemde Verbandakte van volle krag en werking bly;
 4. Dat na goeddunke van genoemde Vereniging hierdie ooreenkoms op koste van die Verbandgewer
geregistreer mag word as 'n wysiging van die voorwaardes van die voornoemde Verbandakte.
- ALDUS GEDAAN EN GETEKEN te KLERKSDORP deur die
Verbandgewer hierdie 6de dag van Junie 1974 in die
teenwoordigheid van die ondergetekende getuies.

As Getuies:

1. *[Handwritten signature]*

2. *[Handwritten signature]*

ALDUS GEDAAN EN GETEKEN te
dag van
die ondergetekende getuies.

As Getuies:

1.

2.

B.95.

[Handwritten signature]
Verbandgewer.

hierdie
in die teenwoordigheid van

SUID-AFRIKAANSE PERMANENTE
BOUVERENIGING

LEASE



Memorandum of Agreement

made and fully agreed upon at Johannesburg in the Natal PROVINCE
on this twentieth day of May, 1970 between
John PANTZOS

(hereinafter styled the Lessor) of the one part and WARD RANKIN PARKIES

(herein styled the Lessee) of the other part, in manner following, to wit:—

The said Lessor agrees to let and lease, and the said Lessee agrees to hire certain stand
number 1813 Being number 27 First
Avenue West Parkhurst Johannesburg,
together with the dwelling house and outbuildings
thereon

upon the following terms and conditions, viz.:—

FIRST.—This Lease shall commence on the First day of June 1970
1970, and continue and run for the term or period of Twelve months
certain, to wit, on and up to the 31st day of May 1971

SECOND.—The rent for the use and occupation of the said premises
shall be the sum of one hundred + forty rands per month
(R140 per month) per month, payable monthly in advance without
deduction on the First day of each and every month at 29 First Avenue
Parkhurst Johannesburg.

or such other place in _____
as the said Lessor may hereafter appoint.

THIRD.—That the said Lessee shall only use the said premises for the purpose of a
private residence

J. H. Isaacs & Co., Ltd.

Real Estate and Insurance Agents

Century Insurance Building
Corner Market and Kruis Streets
Johannesburg
Telephone 23-2561

THE ORIGINAL OF THIS LEASE
BEARS REVENUE STAMPS TO THE
VALUE OF R1.50



Deed of Lease.

Deed of Lease made and entered into at Johannesburg in the Province of the Transvaal
by and between

ALRIS INVESTMENTS (PROPRIETARY) LIMITED

herein represented by Mr. W. A. Lhepkin
in his capacity as a Director of the Company, he
being duly authorised hereto -

(hereinafter styled the "LESSOR") of the one part, and

MAMROTH, ROSTON, CUTLER & ASSOCIATES

(hereinafter styled the "LESSEE") of the other part:

WITNESSETH that the Lessor agrees to and hereby doth let and hire to the Lessee, who agrees to and hereby both hire of and from the Lessor certain

OFFICES NUMBERS 710, 711, 712 AND 713,
ALRIS BUILDING,

(hereinafter styled "the premises") situate COR. ALBERT AND RISSIK STREETS,
JOHANNESBURG,

upon the following terms, stipulations, conditions and provisions, to wit:

1. This lease is granted for a period of ONE MONTH
commencing on the FIRST day of NOVEMBER 1961,
and terminating on the THIRTIETH day of NOVEMBER 1961;
thereafter this Lease shall continue and remain with full force and effect as a monthly tenancy subject otherwise to the same terms and conditions herein contained, and terminable by either party giving unto the other one calendar month's notice in writing, unless either party shall, one calendar month prior to the expiration of the period aforementioned, notify the other in writing that such monthly tenancy shall not be established.

[Handwritten signatures]

J. H. Isaacs & Co., Ltd.

Real Estate and Insurance Agents

Century Insurance Building
Corner Market and Kruis Streets
Johannesburg

Telephones 23-2561



Deed of Lease.

Deed of Lease made and entered into at Johannesburg in the Province of the Transvaal
by and between

ALRIS INVESTMENTS (PTY) LTD.

(hereinafter styled the "LESSOR") of the one part, and

MAMROTH & ROSTON.

(hereinafter styled the "LESSEE") of the other part:

WITNESSETH that the Lessor agrees to and hereby doth let and hire to the Lessee, who agrees to and hereby doth hire of and from the Lessor certain

OFFICES

705/706/707 ALRIS BUILDINGS.

(hereinafter styled "the premises") situate **ALBERT & RISSIK STS. JOHANNESBURG.**

upon the following terms, stipulations, conditions and provisions, to wit:

PERIOD

1. This lease is granted for a period of ONE YEAR
commencing on the 1st day of MAY 1958.
and terminating on the 30th day of APRIL 1959,
thereafter this Lease shall continue and remain with full force and effect as a monthly tenancy subject otherwise to the same terms and conditions herein contained, and terminable by either party giving unto the other one calendar month's notice in writing, unless either party shall, one calendar month prior to the expiration of the period aforementioned, notify the other in writing that such monthly tenancy shall not be established.

Wah

P.O. Box ¹⁰⁰⁶⁹ 4603,
Johannesburg.

No. M.305
Contract No. 46004

Telephone: 33-2625/6
Telegrams: "AVERAGE"

Certificate of Insurance

effected by

HABERMANN & JAMES (PTY.) LTD.

through

E. W. PAYNE & CO. LTD.

Lloyd's Insurance Brokers

KENT HOUSE, TELEGRAPH STREET,
MOORGATE, LONDON, E.C.2.

IN ACCORDANCE WITH authorization granted by certain Underwriters at Lloyd's, London, who undertake all liability hereunder and whose names and proportions are or will be on file in the office of HABERMANN & JAMES (PTY.) LTD., and also on file in the office of E. W. PAYNE & CO. LTD., of London, England.

THE UNDERWRITERS DO HEREBY bind themselves, each for his own part and not one for another, in favour of the Assured as follows:—

The Assured: MESSRS. MAMROTH AND ROSTON.

Risks Insured: Office Renters Comprehensive.

Interest Covered: Contents of Assured's Office Premises.

Situation: 10/12 Calcutta House,
Loveday Street,
JOHANNESBURG.

Sum Insured: £400. - - .
(in South African Currency)

Period of Insurance: Twelve Months. Commencing 2nd May, 1957 and
ending 2nd May, 1958.
(Both days at noon local standard time at the Assured's address shown hereon.)

Conditions: As per attached wording.

Premium	(South African)
£ 6. 5. 0.	
Policy Charge	£ 1. 6.
Stamp Duty	£ 1. 6.
Total	£ 6. 8. -.





Prepared by me,

Conveyancer.

DIE GROOTTE VAN BINNEGEMELDE EIENDOM
THE EXTENT OF THE WITHINMENTIONED PROP-
ERTY CONVERTED TO METRIC MEASURES IS

① 1370 m² HECTARES / METERS*
② 2727 m² HECTARES / METERS*

22 05 / 93
ASSIST. REGISTRAR VAN AKTES.
REGISTRAR OF DEEDS.
* SKRAP WAAR NODIG / DELETE WHERE NECESSARY.

GEKANSELLEER/CANCELLED
12 05 / 93
35323 / 93

Hierdie
This.....
Toestemming
Consent BC.....
Aktekantoor
Deeds Office
Pretoria

**Mortgage Bond No.**

874

1966

Know all Men whom it may concern that:

PATRICK JULIAN HALLOWES ADDISON
Registrar of Deeds, Pretoria
thereto by a Power of Attorney granted to him by

a duly admitted Conveyancer, appeared before me
he, the Appearer, being duly authorised

JOHANNES JURIE VAN JAARSVELD

(Born on the 1st day of June 1909)

dated the 16th day of August 1965 signed at COLIGNY
and duly attested, which Power of Attorney was this day exhibited to me and filed in this Office

And the Appearer declared that whereas a loan has been granted to his Constituent by the Society hereinafter mentioned of R5,600.00 (Five Thousand Six Hundred Rand)

which amount is hereinafter referred to as the "Initial Sum," and which loan the Society has granted provided, *inter alia*, that a Mortgage Bond is passed in its favour over the hereinafter mentioned property securing debts generally including advances made hereafter which may be owing to it at any one time by the Appearer's Constituent to the extent of the initial sum and a sum of R600.00 (Six Hundred Rand)

in addition thereto, which latter sum is intended to cover claims arising under clauses (6), (7), (12), (16), (17), (18), (19) and (20) of this Bond in so far as they are not otherwise preferentially secured and future debts generally.

NOW THEREFORE THE SAID APPEARER, q.q., DECLARED AND ACKNOWLEDGED THAT:—

(1) His said Constituent the said JOHANNES JURIE VAN JAARSVELD

(hereinafter called "the Mortgagor") is held and firmly bound to and on behalf of the **South African Permanent Building Society** or its order or assigns (hereinafter called the Society) in the sum of R6,200.00 (Six Thousand Two Hundred Rand)

(hereinafter called the capital sum) arising from the causes herein mentioned.



THE
DIE **EMPLOYERS' LIABILITY**
ASSURANCE CORPORATION LTD. — VERSEKERINGSKORPORASIE BPK.

RENEWAL RECEIPT HERNUWINGS KWITANSIE

INSURED VERSEKERDE	POLICY No. POLIS Nr.	RENEWAL DATE HERNUWINGSDATUM	YEAR JAAR
	CH6500417 XJ194 CH	15 NOV	1966
RISK RISIKO AMOUNT BEDRAG	MR. E.H. CUTLER, P.O. BOX 2156, JOHANNESBURG.	26.00	PREMIUM PREMIE
	H/H.COMP/NEWMARKET RD., GLENHAZEL, JHB. R2600 R	0.23 STAMP-SEËL 26.23 TOTAL TOTAAL	
AGENT	E.G. LEVITAN INSURANCE CONSULTANTS PTY.LTD. HC2		



RECEIVED
the premium and stamp duty
for renewal of the above Policy

die premie en seëls
vir hernuwing van die bogemelde polis.
E. G. LEVITAN INSURANCE CONSULTANTS (Pty.) Ltd.

Date

Datum

For the Company/Namens die
Maatskappy

THE EMPLOYERS' LIABILITY
ASSURANCE CORPORATION LTD.

RENEWAL RECEIPT HERNUWINGS KWITANSIE

INSURED VERSEKERDE	POLICY No. POLIS Nr.	RENEWAL DATE HERNUWINGSDATUM	YEAR JAAR
	AR6501035 XJ194 AR	5 DEC	1966
RISK RISIKO AMOUNT BEDRAG	MR. & MRS. E.H. CUTLER & FAMILY, P.O. BOX 2156, JOHANNESBURG.	41.88	PREMIUM PREMIE
	ALL RISKS R2336 R	0.12 STAMP-SEËL 42.00 TOTAL TOTAAL	
AGENT	E.G. LEVITAN INSURANCE CONSULTANTS PTY. LTD.		



RECEIVED
the premium and stamp duty
for renewal of the above Policy

die premie en seëls
vir hernuwing van die bogemelde polis.

E. G. LEVITAN INSURANCE CONSULTANTS (Pty.) Ltd.

Date

Datum

For the Company/Namens die
Maatskappy