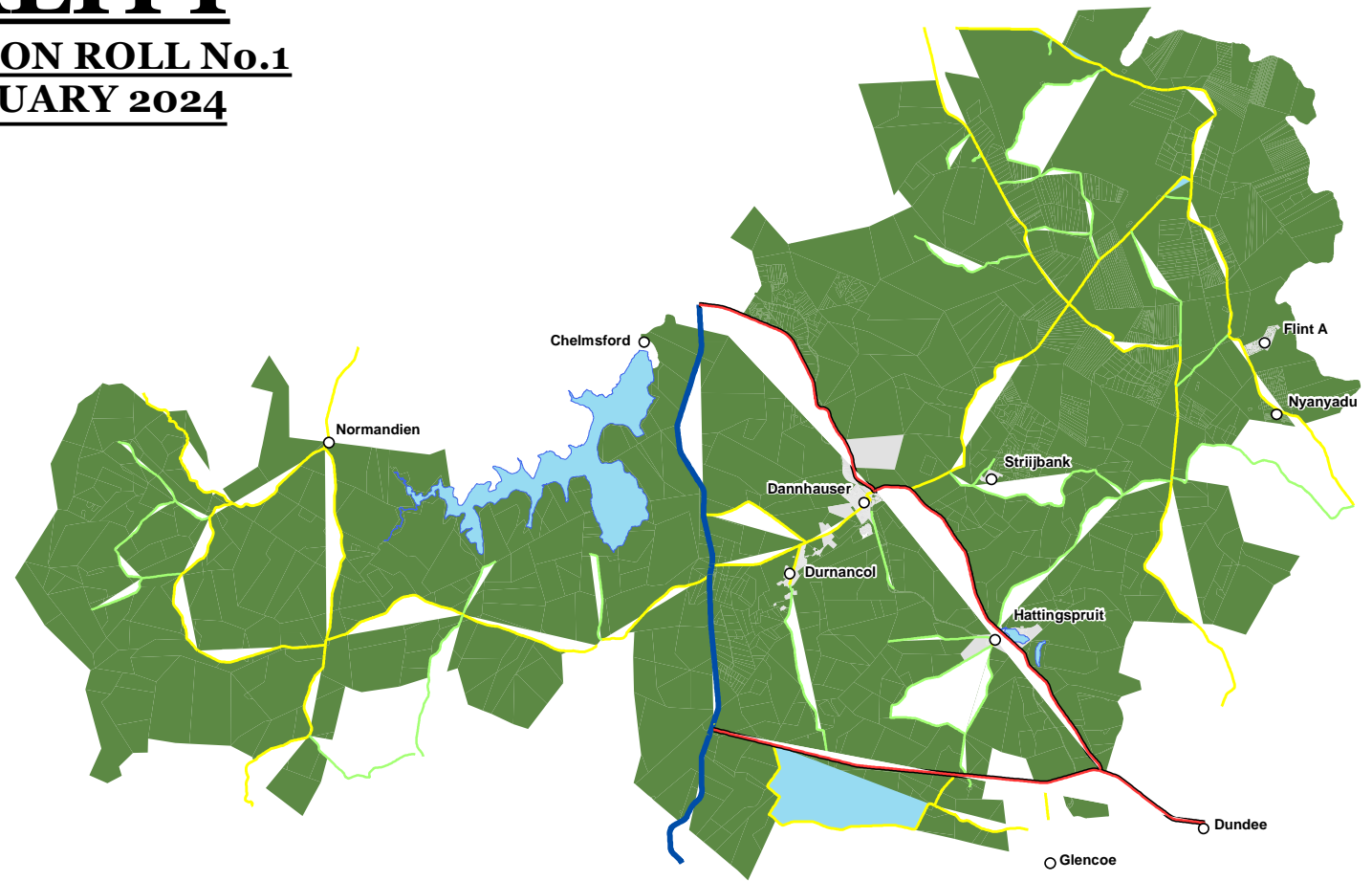


DANNHAUSER MUNICIPALITY

SUPPLEMENTARY VALUATION ROLL No.1
01 JULY 2023 TO 29 FEBRUARY 2024



Prepared by:

UMHLABA
GEOMATICS

"Turning DATA into INFORMATION"

Tel: (034) 212 3195 Fax: (034) 218 1886
86 Gladstone Street, Dundee 3000

ZONING CODES

Agriculture 1	AG1
Agriculture 2	AG2
Active Open Space	AOS
Cemetery	CEM
Core Mixed Use	CMU
Dam	DAM
Education	ED
Escarpment Mountains	EM
General Industry	GI
Health and Welfare	HW
Light Industry	LI
Low Impact Mixed Use	LIM
Municipal and Government	MG
Mining and Quarrying	MQ
Petrol Filling Station	PFS
Passive Open Space	POS
Residential Only Detached 1	R1
Residential Only Detached 2	R2
Residential Only Detached 3	R3
Existing Road	RD
Residential Only High Density	RHD
Residential Only Medium Density	RMD
Rural Node	RN
Rural Settlements	RS
Rural Settlement High Density	RSH
Resort	RST
Railways	RY
Urban Agriculture	UG
Utilities and Services	US
Worship	W

USAGE CODES

Abattoir	AB	Municipal Swimming Pool	MS
Airfield	AF	Museum	MU
Agricultural	AG	Nursery School	NS
Agricultural/Residential	AR	Outbuilding	OB
Bank	BK	Office	OF
Scout Huts	BP	Public Buildings	PB
Bus and Taxi Terminal	BT	Park	PK
Club	CB	Pipeline	PL
Church	CH	Police Station	PO
Clinic	CL	Pump Station	PS
Cemetery	CM	Printing Works	PW
Cinema	CN	Quarry	Q
Compound	CO	Road	R
Car Park	CP	Restaurant	RE
Clay Quarry	CQ	Recreational Resort	RR
Casino	CS	Refuse Site	RS
Communications Tower	CT	Reservoir	RV
Civic Centre	CV	R O W	RW
Dam	D	Railway Line	RY
Dog Kennels	DK	School	SC
Dormitory	DO	Sports Facilities	SF
Dwelling	DW	Show Grounds	SG
Electric Power Transmission	EP	Shop	SH
Flat	F	Showroom	SR
Factory	FC	Substation	SS
Service Station	G	Railway Station	ST
Golf Course	GC	Sewerage Works	SW
Grain Silos	GS	Sale Yard	SY
Hospital	H	Tennis Court	TE
Hall	HL	Transformer	TF
Hotel	HO	Telecommunications Infrastructure	TI
Hostel	HT	Temple	TM
Library	LB	Undertaker	UT
Laundry	LY	Vacant	V
Dentist/Doctor	MD	Worship	W
Mine Dump	MI	Toilets	WC
Monument	MN	Warehouse	WH
Mosque	MQ	Workshop	WS

DANNHAUSER MUNICIPALITY

CATEGORY TOTALS

13 MARCH 2024

CODE	COUNT	TOTAL VALUE	CATEGORY DESCRIPTION
AGA	7	R 2 946 000	Agriculture properties used for agricultural purposes
BUS	1	R 510 000	Business and Commercial properties
MIN	8	R 20 934 000	Mining Properties
MUN	20	R 17 440 000	Municipal properties
PSP	1	R 3 300 000	Public Service Purposes
RES	3	R 1 095 000	Residential Properties
VP	2	R 306 000	Vacant Property
TOTALS	42	R 46 531 000	FORTY-SIX MILLION, FIVE HUNDRED THIRTY-ONE THOUSAND RANDS

TOWNSHIP TOTALS

TOWNSHIP	COUNT	TOTAL VALUE
Dannhauser	20	R 9 228 000
FARMS	20	R 34 787 000
Hatting Spruit	2	R 2 516 000
TOTALS	42	R 46 531 000.00

VALUERS' CERTIFICATE
DANNHAUSER MUNICIPALITY

I, Philip Charl Jacobs, Identity Number 7512065138080 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 Dannhauser 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.

Fixed Date of Valuation (Section 31(1)): **1 JULY 2022**

Effective Date of Valuation Roll (Section 32(1)) **1 JULY 2023**

Certified at Dundee: **13 MARCH 2024**



PHILIP CHARL JACOBS

Professional Number with the South African
Council for the Property Valuers Profession: 5375

Category of the Professional Registration: Professional Valuer



Umhlaba Geomatics Inc.

86 Gladstone Street
Dundee, 3000
Tel: 034 212 3195

EXPLANATION OF DESIGNATIONS

1234	Erf/Farm No. 1234
1234/1	Ptn 1 of Erf/Farm No. 1234
1234/1/2	Ptn 2 of Ptn 1 of Erf/Farm No. 1234
1234/1/R	Rem of Ptn 1 of Erf/Farm No. 1234
1234/R	Rem of Erf/Farm No. 1234

TOWN	KEY	m ²	OWNER	No.	ADDRESS	CAT	VALUATION	Zn	Use	COMMENT
Dannhauser	1/R(1)	109600	DANNHAUSER MUNICIPALITY	1	ALCOCKSPRUIT	MUN	R 2 078 000	US	SW	Sewerage Works
Dannhauser	6/R	106463	BOMVAAN BROTHERS PROPRIETARY LIMITED	7	ALCOCKSPRUIT	AGA	R 450 000	UG	V	
Dannhauser	90	2494	DANNHAUSER MUNICIPALITY	4	CAMPBELL	MUN	R 1 389 000	US	RV	
Dannhauser	165/1/3	902	DANNDAW INV CC	23A	MAIN			CMU	SH	Includes portion of Mosque Lane
Dannhauser	165/1/3(0)	438	DANNDAW INV CC	23A	MAIN	BUS	R 510 000		SH	
Dannhauser	165/1/3(1)	464	DANNDAW INV CC	23A	MAIN	RES	R 525 000		DW	
Dannhauser	176	1098	NABEE AFSAR; NABEE MOHAMED AZIZ; NABEE AHMED	35	MAIN	VP	R 190 000	CMU	V	
Dannhauser	179	2030	DANIEL NATHANIEL; DANIEL AGNES PAPPU	32	CAMP	RES	R 435 000	R1	CH	Includes portion of Mosque Lane
Dannhauser	233/R	1888	DANNHAUSER MUNICIPALITY	3	PARK	MUN	R 149 000	R1	V	
Dannhauser	256/R	1343	DANNHAUSER MUNICIPALITY	13	NORTH	MUN	R 498 000	R1	DW	
Dannhauser	264	1316	DANNHAUSER MUNICIPALITY	12	NORTH	MUN	R 449 000	R1	DW	
Dannhauser	466	1105	NDABA VINCENT MGCINISIZWE	26	ROCKYSPRUIT	VP	R 116 000	RMD	V	
Dannhauser	518	963	DANNHAUSER MUNICIPALITY	1	ROAD EXT 8	MUN	R 109 000	R1	V	
Dannhauser	570	477	DANNHAUSER MUNICIPALITY	27	HIBISCUS	MUN	R 370 000	R1	DW	
Dannhauser	802	553	DANNHAUSER MUNICIPALITY	5	TULIP PLACE	MUN	R 271 000	R2	DW	
Dannhauser	838	418	DANNHAUSER MUNICIPALITY	13	DAFFODIL	MUN	R 305 000	R2	DW	
Dannhauser	877	2534	DANNHAUSER MUNICIPALITY	8	WEST	MUN	R 380 000	GI	WS	
Dannhauser	924	361	(NYR) DANNHAUSER MUNICIPALITY	54	DAHLIA	MUN	R 257 000	R2	DW	
Dannhauser	927	365	(NYR) DANNHAUSER MUNICIPALITY	20	DAFFODIL	MUN	R 234 000	R2	DW	
Dannhauser	930	306	(NYR) DANNHAUSER MUNICIPALITY	32	DAFFODIL	MUN	R 264 000	R2	DW	
Dannhauser	933	347	(NYR) DANNHAUSER MUNICIPALITY	38	DAFFODIL	MUN	R 249 000	R2	DW	
Hatting Spruit	159/9	2743	DIMOCK BRIAN	6	PEACH	RES	R 135 000	R1	V	
HATTING SPRUIT	264	1758	DANNHAUSER MUNICIPALITY	264	RAMAPHOSA	MUN	R 2 381 000		SC	Siyamukela Creche

TOWN	KEY	m²	OWNER	No.	ADDRESS	CAT	VALUATION	Zn	Use	COMMENT
FARMS	15595/1/R	686767	TIGER KOP DEV CO PTY LTD		MARDENASH NO 4	AGA	R 791 000	EM	AG	
FARMS	15595/4	69828	PENTZ JONATHAN		MARDENASH NO 4	AGA	R 270 000		AG	
FARMS	3747	392545	DANNHAUSER MUNICIPALITY		NOOITGEDACHT	MUN	R 1 930 000	AG1	AG	
FARMS	3750/220	37701	DANNHAUSER MUNICIPALITY		PALMIET FONTEIN	MUN	R 180 000	RD	R	Roads in Ext 10 Dannhauser
FARMS	8421/2/R	1077623	DANNHAUSER MUNICIPALITY		RENIER	MUN	R 1 017 000	AG1	AG	
FARMS	8842/4/R	1469524	DANNHAUSER MUNICIPALITY		ROCKY SPRUIT A	MUN	R 2 732 000	AG1	AG	
FARMS	8842/6/R	1799387	DANNHAUSER MUNICIPALITY		ROCKY SPRUIT A	MUN	R 2 198 000	AG1	AG	
FARMS	14432/2	2979321	MYLOTEX PROPRIETARY LIMITED		LENTEPLAAS	MIN	R 2 673 000	AG1	MQ	
FARMS	3857	4046860	IKWEZI MINING PROPRIETARY LIMITED		GOEDE HOOP	MIN	R 2 828 000	AG1	MQ	
FARMS	4275/R	7666574	INGONYAMA TRUST-TRUSTEES		STRUISVOGEL KOP	MIN	R 6 068 000	AG2	MQ	
FARMS	7549/4	330223	DUBE KITCHNER, KHUMALO WILLIAM THEMBA		MOY	AGA		AG2	AG	Registered Property
FARMS	7574	3041341	MCHUNU PHINDUKWENZA MILISI, MCUNU DUKA, MCUNU NYONGENYATI AND 3 OTHERS		MAGDALENA	MIN	R 2 128 000	AG2	MQ	
FARMS	8378/R	2057845	NATIONAL GOVERNMENT OF REPUBLIC OF SOUTH AFRICA		CECIL	AGA	R 1 435 000	AG1	AG	
FARMS	8378/2	30638	THE NATIONAL GOVERNMENT OF THE REPUBLIC OF SOUTH AFRICA			PSP	R 3 300 000		SC	
FARMS	8626/3	1205964	MDLALOSE FRANK THEMBA		KROMDRAAI	MIN	R 2 010 000	AG1	MQ	
FARMS	8627/R	6466670	IKWEZI MINING PROPRIETARY LIMITED		KLIP RAND	MIN	R 4 599 000	AG1	MQ	
FARMS	8798/6	314745	MBETSHE EZRA		ANNIE	AGA		RS	AG	Registered Property
FARMS	8798/7	265574	NYEMBE CYPRIAN BHEKI, NYEMBE SIWELA EUCLID PRIDE		ANNIE	AGA		RS	AG	Registered Property
FARMS	15592/1	292788	NTANZI BEN		ALLEEN NO 1	MIN	R 362 000	AG2	MQ	
FARMS	15592/23	224419	NTANZI ENOS		ALLEEN NO 1	MIN	R 266 000	RS	MQ	