

Prepared by me

CONVEYANCER  
**HILTON SMITH**

VERBINO		MORTGAGED	
VIR		FOR R. 510 000,00	
B 000027040 / 2017			
13 OCT 2017			
		REGISTRAR	

## SECTIONAL DEED OF TRANSFER

ABC ATTORNEYS  
1 BEACH STREET  
CAPE TOWN  
1234  
(021) 911 01123

**BE IT HEREBY MADE KNOWN THAT**

**JOHN BROWN**

appeared before me, REGISTRAR OF DEEDS at Pretoria, he the said Appearer, being duly authorised thereto by Powers of Attorney signed at Pretoria on 3 March 2017 granted to him by

**ERICK HENDERSON**  
Identity Number: 5402105800083  
Unmarried

And the appearer declared that his said principal had truly and legally sold the undermentioned property on 1 May 2017 for an amount of R2 750 000,00 (TWO MILLION SEVEN HUNDRED AND FIFTY THOUSAND RAND);

The said Appearer, in his capacity aforesaid, did, by these presents, cede and transfer to and on behalf of

**DEBBIE BALLARD**  
**Identity Number: 5402064800082**  
**Unmarried**

in full and free property:

1. A unit consisting of

(a) Section Number 303 as shown and more fully described on Sectional Plan Number SS 333/2002, in the scheme known as FOUR SEASONS in respect of the land and building or buildings situate at CAPE TOWN IN THE CITY OF CAPE TOWN. of which section the floor area, according to the said Sectional Plan, is 55 (FIFTY FIVE) square metres in extent; and

(5) an undivided share in the common property in the scheme apportioned to the said section in accordance with the Participation quota as endorsed on the said sectional plan.

HELD BY DEED OF TRANSFER No. ST 834017/2012

THE SAID UNIT IS SUBJECT TO OR SHALL BENEFIT BY:

(i) The servitudes, other real rights and conditions, if any, as contained in the schedule of conditions referred to in Section 11(3)(b) and the servitudes referred to in Section 28 of the Sectional Titles Act, 1986, (Act No. 95 of 1 986); and

(fi) Any alteration to the building or buildings or to a section or to the common property shown on the said sectional plan.

2. A unit consisting of

(a) Section Number 304 as shown and more fully described on Sectional Plan Number SS 333/2002, in the scheme known as SCHEME X in respect of the

land and building or buildings situate at CAPE TOWN IN THE CITY OF CAPE TOWN, of which section the floor area, according to the said Sectional Plan, is 10 (TEN) square metres in extent; and

(6) an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan.

HELD BY DEED OF TRANSFER No. ST 834017/2012

THE SAID UNIT IS SUBJECT TO OR SHALL BENEFIT BY:

(i) The servitudes, other real rights and conditions, if any, as contained in the schedule of conditions referred to in Section 11(3)(b) and the Servitudes referred to in Section 28 of the Sectional Titles Act, 1986. (Act No. 95 of 1986); and

SIGNED at CAPE TOWN on 14 day of April 2017.



DULY AUTHORIZED AGENT

Before me



CONVEYANCER  
HILTON SMITH

Registered at Cape Town on

29 JUN 2017



REGISTRAR OF DEEDS