

I NANA KOFI ENNIN NSAFUI

CHAIRMAN OF

THE CENTRAL REGIONAL LANDS COMMISSION in accordance with Section 4
(1) of the Lands Commission Act 1994 (Act 483) hereby record my concurrence to the
within-written document subject to the conditions set out in the schedule hereunder.



SCHEDULE ABOVE REFERRED TO;

1. The rent payable under the lease shall be paid to the Administrator of Stool lands or her duly authorized agent.
2. The rent reserved shall be GH¢35.5 Per annum subject to revision every 5th year of the term.
3. The Lessee shall not assign underlet or part with possession of the demised premises or any part thereof without the prior consent of the Lessor.

Dated this 26th day of March

2008

CHAIRMAN OF THE CENTRAL REGIONAL LANDS COMMISSION

34/3028

I NANA KOFI ENNIN NSAFUI

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Dated this 26th day of March

2008

CHAIRMAN OF THE CENTRAL REGIONAL LANDS COMMISSION

34/2028



REPUBLIC OF GHANA

I NANA KOFI ENNIN NSAFUI

CHAIRMAN OF

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Dated this 26th day of March

2008

Chairman of the Central Regional Lands Commission

34/3008



REPUBLIC OF GHANA

I NANA KOFI ENNIN NSAFUI

CHAIRMAN OF

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Dated this 26th day of March

2008

Hydrol
CHAIRMAN OF THE CENTRAL REGIONAL LANDS COMMISSION

3/1/2008



I NANA KOFO ENNIN NEAFUI

CHAIRMAN OF

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Dated this 26th day of March

2008

[Signature]
CHAIRMAN OF THE CENTRAL REGIONAL LANDS COMMISSION

34/308



REPUBLIC OF GHANA

I NANA KOFI ENNIN NSAFUI

CHAIRMAN OF

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2. The rent reserved shall be GH¢35.5 Per annum subject to revision every 5th year of the term.
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Dated this 26th day of March 2008

[Handwritten signature]
CHAIRMAN OF THE CENTRAL REGIONAL LANDS COMMISSION

34/2008

, the central lands commission acting for and on behalf of the Lands Commission
I concur to the disposal of rights and interest in the land evidenced by the
written document subject to the conditions set out in the schedule hereunder:

dule above referred to:

1. The rent payable under the Lease shall be paid to the administrator of stool lands or his representative.
2. The rent hereby reserved shall be ₦ 8,800.00 per annum subject to revision every 5th year of the term.
3. The Lessee shall not assign underlet or part with the possession of demised premises or any part thereof without the prior consent in writing of the Lessor.
4. If the Lessee shall omit or be unable to erect a building on the demised premises within the period specified in clause 2(b) of these presents then it shall be lawful for the Lessor to re-enter upon the premises or any part thereof.

Chairman of the central lands commission acting for and on behalf of the Lands Commission hereby certify that I concur to the disposal of rights and interest in the land evidenced by the within-written document subject to the conditions set out in the schedule hereunder:

Schedule above referred to:

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2. The rent hereby reserved shall be ₦ 8,800.00 per annum subject to revision every 5th year of the term.
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Chairman of the central lands commission acting for and on behalf of the Lands Commission hereby certify that I concur to the disposal of rights and interest in the land evidenced by the within-written document subject to the conditions set out in the schedule hereunder:

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IN ACCORDANCE WITH SECTION 12 OF THE STAMP ACT 1965
I CERTIFY THAT IN MY OPINION THIS INSTRUMENT IS CHARGEABLE
WITH A DUTY OF GH¢ 9.50 (NINE GHANA CEDIS FIVE
PENCE)

CAPE COAST 4-06-08

COMMISSIONER OF INCOME TAX



Stamp duty Paid on receipt No. 16-2584654 & 5868

AND REGISTRY ACT 1962

2560

Dated this day of

20

Chairman of the central lands commission



IN WRITTEN INSTRUMENT WAS REGISTERED
609/08 AT 10:10

HOUR AM ON THE 6th DAY OF JUNE 2008

Dated this 25th day of

June 2008

REGISTRAR OF LANDS

BETWEEN:

NANA EDWEY X. Chief of Mumford near Apam in the Central Region of the Republic of Ghana.

And
Sebastian Giwa and Dominic Giwa
Box 3537 Accra Central

DEED OF LEASE

FILE NO. 10

1816/2008

SEARCHED	INDEXED	FILED
SERIALIZED	FILED	RECORDED
NOTIFIED	APPROVED	APPROVED
APRIL 2008		
C8954		
Apams		
1C		
Accepted		
29/5/2008		
30/5/2008		

FILE NO. 10
1816/2008
SEARCHED INDEXED FILED
SERIALIZED FILED RECORDED
NOTIFIED APPROVED APPROVED
APRIL 2008
C8954
Apams
1C
Accepted
29/5/2008
30/5/2008
TSC/DC 607/2007

IN ACCORDANCE WITH SECTION 12 OF THE STAMP ACT 1965
I CERTIFY THAT IN MY OPINION THIS INSTRUMENT IS DRAFTED
WITH A DUTY OF ONE 9.50 (NINE GRAMS)

CAPE COAST 4-06-08

SUMMARY OF INCOME TAX

AND REGISTRY ACT 1962

2560

SEARCHED..... SERIALIZED..... INDEXED.....
FED NO. IN WRITTEN INSTRUMENT WAS REGISTERED
IS DER SERIAL NO. AT 10:10

YOUR Am ON THE 1st DAY OF FEBRUARY '08
also

Dated this _____ day of

21

Chairman of the central lands commission

REGISTRAR OF LANDS

215 t

day of

Feb. 2008

BETWEEN:

NANA EDWEY X. Chief of Mumford near Apam in the Central Region of the Republic of Ghana

And
Sebastian Giwa and Dominic Giwa
Box 3537 Accra Central

DEED OF LEASE

SEARCHED	INDEXED	SERIALIZED	FILED
APR 16 2006	C 8954	A. Adams	
RECEIVED	ATTY. GEN.	1C	
FLORIDA DEPARTMENT OF STATE	CECILIA		
			29/5/2008
			30/5/2008

ESc/Dc 607 / 2007

This the instrument marked "A" refused to the Oath of

The day of *1st* 20 *08*

Sworn before me.

REGISTRY OF HIGH COURT

REGISTRATION
HIGH COURT GHANA

THIS INDENTURE

DATED THIS *28th* DAY OF *May*, 20 *08*.

BETWEEN

NANA EDWEY X OF MUMFORD
APAM
CENTRAL REGION
OF THE REPUBLIC OF GHANA

AND

SEBASTIAN GIWA AND DOMINIC GIWA
POST OFFICE BOX 3537
ACCRA CENTRAL

- LEASE -

lease 99



WITH DR. ROBERT

I have written John Major
and he has sent me \$10.
He says the instrument was per-
mitted and will be

Mr. [unclear] of
W. Decker make oath and say that on
I was present and saw NANA EDWEY X
come up and pointed "X" and then the said

John Smedley
SWIMMED AT ASERA THIS 20th DAY OF JUNE 1866.

四

19

DEPENDENT

~~BEFORE ME~~

**REGISTRAR OF LAND
REGISTRARS
WISCONSIN COURTS
MADISON, WISCONSIN**



CERTIFICATE OF ROOF

On the 2nd Day of Feb:

2008-91020

Instrument was presented before me by the oath of the within-named to have duly
executed by the within-named NANA EDWEY X



**REGISTRAR OF LANDS—
JURISDICTIONAL
COURT (OVER)
ADMIRALTY DIVISION**

This the instrument marked "A" refused to the Oath of

The day of 1st 20 08

REGISTRY OF HIGH COURT

REGISTRAR
HIGH COURT
SWEDISH

Sworn before me.

THIS INDENTURE

DATED THIS 28th DAY OF May 20 08

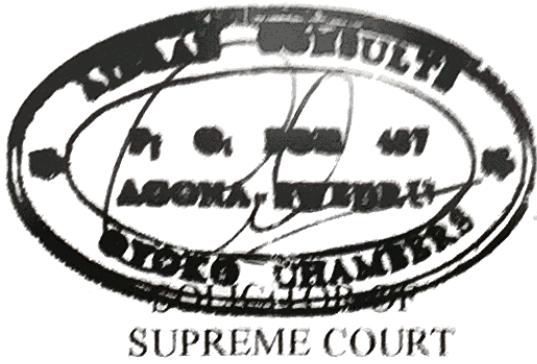
BETWEEN

NANA EDWEY X OF MUMFORD
APAM
CENTRAL REGION
OF THE REPUBLIC OF GHANA

AND

SEBASTIAN GIWA AND DOMINIC GIWA
POST OFFICE BOX 3537
ACCRA CENTRAL

- LEASE -



Case # 99

THIS INDENTURE

32
REGISTRY OF HIGH COURT

LAWYERS
REGISTRATION
COURT COUPON
REGISTRATION

This the instrument marked "A" refused to the Oath of
The day of *25* 20 *08*

Sworn before me.

DATED THIS *28th* DAY OF *May* 20 *08*.

BETWEEN

NANA EDWEY X OF MUMFORD
APAM
CENTRAL REGION
OF THE REPUBLIC OF GHANA

AND

SEBASTIAN GIWA AND DOMINIC GIWA
POST OFFICE BOX 3537
ACCRA CENTRAL

- LEASE -

lease 29



This the instrument marked "A" referred to the Oath of
The day of October 20 08

REGISTRY OF HIGH COURT

REGISTRATION
RECEIPT COURT

Sworn before me

The day of October 20 08

THIS INDENTURE

DATED THIS

28th

DAY OF

May 20 08

BETWEEN

NANA EDWEY X OF MUMFORD
APAM
CENTRAL REGION
OF THE REPUBLIC OF GHANA

AND

SEBASTIAN GIWA AND DOMINIC GIWA
POST OFFICE BOX 3537
ACCRA CENTRAL

Case 99

- LEASE -



LVB/CR/943/2008

5/6/08

THIS INDENTURE^{RECEIVED} deed of lease made the Twenty-eighth (28th) day of May, In The Year of Our Lord Two Thousand and Six (2006) BETWEEN NANA EDWEY X of Mumford near Apam in the Central Region of the Republic of Ghana acting for himself and on behalf of the principal members of the Oman Mumford with the consent and concurrence of the said principal members which assent is testified by the execution here of by some of the said Principal members (hereinafter called "the LESSOR") which expression shall where the context so admits or allows include his heirs successors administrators and assigns) of the ONE PART:- and Sebastian Giwa and Dominic Giwa of Post Office Box 3737 Accra Central in the Greater Accra Region of Ghana (hereinafter and "the LESEE") of the other part.

- WHEREAS the Lessee is desirous of taking a lease from a the Lessor for Residential purposes and whereas the Lessor being the absolute owner of the PIECE OR PARCEL OF LAND situate lying and being at Mumford the boundaries whereof commencing from 1.418 Acres (0.574 Hactare) and hath the boundaries as follows: on the North by Lessor's land measuring 203.02 feet more or less on the South by ~~Plot~~ ^{0.32} ^{c. 215} ~~Gulf of Guinea (Sea)~~ ²⁰⁰ measuring 272.77 feet more or less on the west by Lessor's Land measuring 331.44 feet more or less which piece of land is more particularly delineated on the site plan attached hereto and thereon shown edged PINK
- NOW THIS DEED WITNESS that in consideration of cash the sum of ₦ paid by the Lessee ALL THAT piece or parcel of land described above to the Lessee for a period of NINETY – NINE (99) years with effect from the day and year first above written subject to payment of yearly rent of ₦ 150,000.00 which payment an advance of ₦ has hereby been made and this Deed further witnesseth that in pursuance to this agreement the Lessor hereby covenants that the Land which he has agreed to lease out to the Lessee is free from all encumbrances and all adverse claim.
- And that the Lessor further covenants to protect the right and title of the Lessee during the subsistence of this agreement and ensure quite enjoyment which lease agreement is subject to renewal first at the instance of the Lessee and at the expiration of the term of Ninety-Nine (99) years hereby granted the Lessee may

exercise his option to renew the lease for a further term of years upon terms covenants

PRESENTED AT

CAPE COAST

DOC. NO. CR

1816 / 2006