

FORM C: AGRICULTURAL HOLDINGS OR FARMS



**Lodging of an objection against a matter reflected in or omitted from
the supplementary valuation roll for the period 1 July 2012 to 30 June
2016**

LEPELLE-NKUMPI LOCAL MUNICIPALITY

FORM C: AGRICULTURAL HOLDINGS OR FARMS

Objection NO.

The Municipal Manager

LEPELLE-NKUMPI MUNICIPALITY

Lodging of an objection against a matter reflected in or omitted from the valuation roll for the period 1

July 2012 to 30 June 2016

(Complete a separate form for each entry objected to)

Holding/Portion No.

Agricultural holding/Farm

Farm No.

Reg.Div

Section 1: Objector information

1.1 Objector is the owner

Registered Owner of Property

Identity Number

Company or CC Registration Number

Physical Address of Owner

<input type="text"/>		
<input type="text"/>	Code	<input type="text"/>

Postal Address of Owner

<input type="text"/>		
<input type="text"/>	Code	<input type="text"/>

Tel No.

Home

Work

Cell

Fax No.

Email address

1.2 Objector is not the Owner or Municipality is the Objector

Name of Objector

Identity Number

Company or CC Registration Number

Postal Address of Owner

<input type="text"/>		
<input type="text"/>	Code	<input type="text"/>

Complete: Portion/Holding No:

Farm/Holding

(Please complete the bottom of each page)

Lepelle-Nkumpi Local Municipality

Tel No.	Home	()	
	Work	()	
Cell.			Fax No. <div></div>
Email address <div></div>			
Status of Objector (e.g. Tenant, Pending Purchaser, Municipal, etc.)			
<div></div>			

1.3 Authorized Representative of the Objector

Name of Representative		<div></div>	
Postal Address of Owner		<div></div>	
		Code	<div></div>
Tel No.	Home	()	
	Work	()	
Cell.			Fax No. <div></div>
Email address <div></div>			

*If a representative is appointed, proof of authorization must be attached

Section 2: Property details (For Sectional Titles see Section 4)

Physical Address		<div></div>	
		Code	<div></div>
Extent of Property.	<div></div>		sqm (If applicable)
Municipal Account No	<div></div>		
Name of Bond Holder		Registered amount of Bond	
<div></div>		<div></div>	
		(If applicable)	

Provide full details of all servitudes, road proclamations or other endorsements against the Property (if applicable)

<div></div>			
Servitude No.	<div></div>	Affected area	<div></div> sqm
In favour of	<div></div>		
For what purpose	<div></div>		

Complete: Portion/Holding No: Farm/Holding

(Please complete the bottom of each page)

Lepelle-Nkumpi Local Municipality

Was compensation paid

Yes

No

If yes:- Date of payment

Amount

R

Section 3: Description of Buildings

3.1 Main dwelling on farm/holding

(Indicate number or state yes/no in appropriate box)

No of Bedrooms		No of Bathrooms		Kitchen		Lounge	
Dining Room		Lounge with Dining Room		Study		Playroom	
TV Room		Laundry		Separate Toilet			
Other				Size of Main Dwelling	sqm		

3.2 Other Buildings – Attach as annexure A

Building No.	Description	Size sqm	condition	Is the building functional

3.3 Is any of the property used for any purpose other than agricultural?

(e.g. Business, Mining, Eco-Tourism, trading in or hunting game)

Tick

✓

YES	NO

If yes: describe the use(s)

.....

If necessary Provide Annexure B

Complete: Portion/Holding No:

Farm/Holding

(Please complete the bottom of each page)

3.4 Land use analysis:

Non Agricultural	
(Refer to 3.3)	
Grazing	
Under Irrigation	
Dry Land	
Permanent Crops	
Other:	
Other:	
Other:	

Condition of Fences

Good	Average	Poor

Area Game Fenced

Number of Boreholes

Output Litres/Hour

Dams

Capacity

Is the property exposed to a river?

Yes		No	
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3.5 Other

Is your property affected by a land claim?

Yes		No	
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If Yes: Date of Claim

Gazette No.

Do you have water rights?

Yes		No	
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Have you applied for rezoning or consent use?

Yes		No	
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Consent use e.g. as guest houses, business etc.

If Yes: Details:

Complete: Portion/Holding No:

Farm/Holding

(Please complete the bottom of each page)

Has your agricultural holdings property been excised?

Yes		No	
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If Yes: New farm description

Has the Township been applied for or proclaimed?

Yes		No	
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If Yes: Full Details:

Tenant and rent information – Annexure C

Name of Tenant	Size	Rental (Excl Vat)	Escalation	Other Contributions	Term of Lease	Start Date	Use

Section 4: Market Information

If your property is currently on the market is the asking price

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If your property has been on the market in the last 3 years, what was the asking price

Offer received

R	
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R	
---	--

Offer received

R	
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Name of agent:

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Tel No.

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Sale transactions used by the objector in determining the market value of the property objected to.

(If insufficient space provide annexure D)

Holding/Portion No.	Agricultural Holding/Farm	Date of Sale	Selling Price

Complete: Portion/Holding No:

Farm/Holding

(Please complete the bottom of each page)

Section 5: Objective Details

	Particulars as reflected in valuation roll	Changes Requested by Objector
Description of the Property		
Category		
Physical Address		
Extent		
Market value		
Name of Owner		

Adverse features and/or further reasons in support of this objection (Annexure E can be provided)

Section 6: Declaration

Attention is hereby drawn to Section 42(2) of the Act when states that where any document, information or particulars were not provided when required in terms of Subsection 42(1) of the act and the owner concerned relies on such document, information or particulars in an appeal to an Appeal Board, the Appeal Board may make an order as to costs in terms of Section 70 of the Act if the Appeal Board is of the view that the failure to so have provided any such document, information or particulars has placed an unnecessary burden on the functions of the Municipal Valuer or the Appeal Board.

I/We

Hereby declare that the information and particulars supplied are true and correct.

Date

Year	Month	Day

Signature

Complete: Portion/Holding No:

Farm/Holding

(Please complete the bottom of each page)

OFFICIAL USE

Section 7: Decision of Municipal Valuer

Description of the property / Unit No.	
Category	
Physical address/Door No. /Flat No.	
Extent	
Market Value	
Name of owner	

Reasons of the Municipal Valuer

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Name of Municipal Valuer/
Assistant Municipal Valuer
**Delete whichever is not
applicable*
Signature

Date

Year	Month	Day

Complete: Erf/Unit No.

Area/Scheme Name

(Please complete the bottom of each page)

Section 8: Notification of outcome

Valuation Roll Adjusted

Objector Notified

Owner Notified

Section 52(1)(a) where applicable

Signature	Date

Complete: Erf/Unit No.

Area/Scheme Name

(Please complete the bottom of each page)