



# Government Gazette Staatskoerant

REPUBLIC OF SOUTH AFRICA  
REPUBLIEK VAN SUID AFRIKA

Vol. 682

8

April  
April

2022

No. 46213

PART 1 OF 2

**B**

## LEGAL NOTICES WETLIKE KENNISGEWINGS

SALES IN EXECUTION AND OTHER PUBLIC SALES  
GEREGTELIKE EN ANDER OPENBARE VERKOPE

N.B. The Government Printing Works will  
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**AIDS HELPLINE: 0800-0123-22 Prevention is the cure**

**IMPORTANT NOTICE:**

**THE GOVERNMENT PRINTING WORKS WILL NOT BE HELD RESPONSIBLE FOR ANY ERRORS THAT MIGHT OCCUR DUE TO THE SUBMISSION OF INCOMPLETE / INCORRECT / ILLEGIBLE COPY.**

**No FUTURE QUERIES WILL BE HANDLED IN CONNECTION WITH THE ABOVE.**

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government  
printing

Department:  
Government Printing Works  
REPUBLIC OF SOUTH AFRICA

## HIGH ALERT: SCAM WARNING!!!

### TO ALL SUPPLIERS AND SERVICE PROVIDERS OF THE GOVERNMENT PRINTING WORKS

It has come to the attention of the *GOVERNMENT PRINTING WORKS* that there are certain unscrupulous companies and individuals who are defrauding unsuspecting businesses disguised as representatives of the *Government Printing Works (GPW)*.

The scam involves the fraudsters using the letterhead of *GPW* to send out fake tender bids to companies and requests to supply equipment and goods.

Although the contact person's name on the letter may be of an existing official, the contact details on the letter are not the same as the *Government Printing Works*. When searching on the Internet for the address of the company that has sent the fake tender document, the address does not exist.

The banking details are in a private name and not company name. Government will never ask you to deposit any funds for any business transaction. *GPW* has alerted the relevant law enforcement authorities to investigate this scam to protect legitimate businesses as well as the name of the organisation.

Example of e-mails these fraudsters are using:

[PROCUREMENT@GPW-GOV.ORG](mailto:PROCUREMENT@GPW-GOV.ORG)

Should you suspect that you are a victim of a scam, you must urgently contact the police and inform the *GPW*.

*GPW* has an official email with the domain as [@gpw.gov.za](mailto:GPW@gpw.gov.za)

Government e-mails DO NOT have org in their e-mail addresses. All of these fraudsters also use the same or very similar telephone numbers. Although such number with an area code 012 looks like a landline, it is not fixed to any property.

*GPW* will never send you an e-mail asking you to supply equipment and goods without a purchase/order number. *GPW* does not procure goods for another level of Government. The organisation will not be liable for actions that result in companies or individuals being resultant victims of such a scam.

*Government Printing Works* gives businesses the opportunity to supply goods and services through RFQ / Tendering process. In order to be eligible to bid to provide goods and services, suppliers must be registered on the National Treasury's Central Supplier Database (CSD). To be registered, they must meet all current legislative requirements (e.g. have a valid tax clearance certificate and be in good standing with the South African Revenue Services - SARS).

The tender process is managed through the Supply Chain Management (SCM) system of the department. SCM is highly regulated to minimise the risk of fraud, and to meet objectives which include value for money, open and effective competition, equitability, accountability, fair dealing, transparency and an ethical approach. Relevant legislation, regulations, policies, guidelines and instructions can be found on the tender's website.

## Fake Tenders

National Treasury's CSD has launched the Government Order Scam campaign to combat fraudulent requests for quotes (RFQs). Such fraudulent requests have resulted in innocent companies losing money. We work hard at preventing and fighting fraud, but criminal activity is always a risk.

### How tender scams work

There are many types of tender scams. Here are some of the more frequent scenarios:

Fraudsters use what appears to be government department stationery with fictitious logos and contact details to send a fake RFQ to a company to invite it to urgently supply goods. Shortly after the company has submitted its quote, it receives notification that it has won the tender. The company delivers the goods to someone who poses as an official or at a fake site. The Department has no idea of this transaction made in its name. The company is then never paid and suffers a loss.

OR

Fraudsters use what appears to be government department stationery with fictitious logos and contact details to send a fake RFQ to Company A to invite it to urgently supply goods. Typically, the tender specification is so unique that only Company B (a fictitious company created by the fraudster) can supply the goods in question.

Shortly after Company A has submitted its quote it receives notification that it has won the tender. Company A orders the goods and pays a deposit to the fictitious Company B. Once Company B receives the money, it disappears. Company A's money is stolen in the process.

Protect yourself from being scammed

- If you are registered on the supplier databases and you receive a request to tender or quote that seems to be from a government department, contact the department to confirm that the request is legitimate. Do not use the contact details on the tender document as these might be fraudulent.
- Compare tender details with those that appear in the Tender Bulletin, available online at [www.gpwonline.co.za](http://www.gpwonline.co.za)
- Make sure you familiarise yourself with how government procures goods and services. Visit the tender website for more information on how to tender.
- If you are uncomfortable about the request received, consider visiting the government department and/or the place of delivery and/or the service provider from whom you will be sourcing the goods.
- In the unlikely event that you are asked for a deposit to make a bid, contact the SCM unit of the department in question to ask whether this is in fact correct.

Any incidents of corruption, fraud, theft and misuse of government property in the *Government Printing Works* can be reported to:

Supply Chain Management: Ms. Anna Marie Du Toit, Tel. (012) 748 6292.  
Email: [Annamarie.DuToit@gpw.gov.za](mailto:Annamarie.DuToit@gpw.gov.za)

Marketing and Stakeholder Relations: Ms Bonakele Mbhele, at Tel. (012) 748 6193.  
Email: [Bonakele.Mbhele@gpw.gov.za](mailto:Bonakele.Mbhele@gpw.gov.za)

Security Services: Mr Daniel Legoabe, at tel. (012) 748 6176.  
Email: [Daniel.Legoabe@gpw.gov.za](mailto:Daniel.Legoabe@gpw.gov.za)

# Closing times for **ORDINARY WEEKLY** **LEGAL A, LEGAL B AND LEGAL C** **2022**

*The closing time is **15:00** sharp on the following days:*

- **31 December 2021**, Friday for the issue of Friday **07 January 2022**
- **07 January**, Friday for the issue of Friday **14 January 2022**
- **14 January**, Friday for the issue of Friday **21 January 2022**
- **21 January**, Friday for the issue of Friday **28 January 2022**
- **28 January**, Friday for the issue of Friday **04 February 2022**
- **04 February**, Friday for the issue of Friday **11 February 2022**
- **11 February**, Friday for the issue of Friday **18 February 2022**
- **18 February**, Friday for the issue of Friday **25 February 2022**
- **25 February**, Friday for the issue of Friday **04 March 2022**
- **04 March**, Friday for the issue of Friday **11 March 2022**
- **11 March**, Friday for the issue of Friday **18 March 2022**
- **17 March**, Thursday for the issue of Friday **25 March 2022**
- **25 March**, Thursday, for the issue of Thursday **01 April 2022**
- **01 April**, Wednesday, for the issue of Friday **08 April 2022**
- **07 April**, Friday for the issue of Thursday **14 April 2022**
- **13 April**, Friday for the issue of Friday **22 April 2022**
- **21 April**, Thursday for the issue of Friday **29 April 2022**
- **28 April**, Friday for the issue of Friday **06 May 2022**
- **06 May**, Friday for the issue of Friday **13 May 2022**
- **13 May**, Friday for the issue of Friday **20 May 2022**
- **20 May**, Friday for the issue of Friday **27 May 2022**
- **27 May**, Friday for the issue of Friday **03 June 2022**
- **03 June**, Friday for the issue of Friday **10 June 2022**
- **09 June**, Thursday for the issue of Friday **17 June 2022**
- **17 June**, Friday for the issue of Friday **24 June 2022**
- **24 June**, Friday for the issue of Friday **01 July 2022**
- **01 July**, Friday for the issue of Friday **08 July 2022**
- **08 July**, Friday for the issue of Friday **15 July 2022**
- **15 July**, Friday for the issue of Friday **22 July 2022**
- **22 July**, Friday for the issue of Friday **29 July 2022**
- **29 July**, Friday for the issue of Friday **05 August 2022**
- **04 August**, Thursday for the issue of Friday **12 August 2022**
- **12 August**, Friday for the issue of Friday **19 August 2022**
- **19 August**, Friday for the issue of Friday **26 August 2022**
- **26 August**, Friday for the issue of Friday **02 September 2022**
- **02 September**, Friday for the issue of Friday **09 September 2022**
- **09 September**, Friday for the issue of Friday **16 September 2022**
- **16 September**, Thursday for the issue of Friday **23 September 2022**
- **23 September**, Thursday for the issue of Friday **30 September 2022**
- **30 September**, Friday for the issue of Friday **07 October 2022**
- **07 October**, Friday for the issue of Friday **14 October 2022**
- **14 October**, Friday for the issue of Friday **21 October 2022**
- **21 October**, Friday for the issue of Friday **28 October 2022**
- **28 October**, Friday for the issue of Friday **04 November 2022**
- **04 November**, Friday for the issue of Friday **11 November 2022**
- **11 November**, Friday for the issue of Friday **18 November 2022**
- **18 November**, Friday for the issue of Friday **25 November 2022**
- **25 November**, Friday for the issue of Friday **02 December 2022**
- **02 December**, Friday for the issue of Friday **09 December 2022**
- **08 December**, Thursday for the issue of Thursday **15 December 2022**
- **15 December**, Thursday for the issue of Friday **23 December 2022**
- **22 December**, Thursday for the issue of Friday **30 December 2022**

## LIST OF TARIFF RATES FOR PUBLICATION OF LEGAL NOTICES IN THE GOVERNMENT GAZETTE

**COMMENCEMENT: 1 APRIL 2018**

(LEGAL NOTICES FROM SOURCES OTHER THAN GOVERNMENT DEPARTMENTS)

Pricing for Fixed Price Notices	
Notice Type	New Price (R)
J158 - Setting aside of Provisional Orders	37.82
J297 - Election of executors, curators and tutors	37.82
J295 - Curators and tutors: Masters' notice	37.82
J193 - Notice to creditors in deceased estates	37.82
J187 - Liquidation and distribution accounts in deceased estates lying for inspection	37.82
J28	37.82
J29	37.82
J29 – CC	37.82
Form 1	37.82
Form 2	37.82
Form 3	37.82
Form 4	37.82
Form 5	37.82
Form 6	75.66
Form 7	37.82
Form 8	37.82
Form 9	75.66

*Sales in execution, Orders of the Court, General Legal, Public Auctions, Company Notice, Business Notices, Liquidators Notice) is priced based on the amount of page space the notice takes up at a rate of R151.32 per quarter page.*

Pricing for Variable Priced Notices		
Notice Type	Page space	New Price
Sales in execution	1/4	151.32
Orders of the Court	1/4	151.32
General Legal	1/4	151.32
Public Auctions	1/4	151.32
Company Notice	1/4	151.32
Business Notices	1/4	151.32
Liquidators Notice	1/4	151.32

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

The **Government Printing Works (GPW)** has established rules for submitting notices in line with its electronic notice processing system, which requires the use of electronic *Adobe Forms*. Please ensure that you adhere to these guidelines when completing and submitting your notice submission.

### CLOSING TIMES FOR ACCEPTANCE OF NOTICES

1. The *Government Gazette* and *Government Tender Bulletin* are weekly publications that are published on Fridays and the closing time for the acceptance of notices is strictly applied according to the scheduled time for each gazette.
2. Please refer to the Submission Notice Deadline schedule in the table below. This schedule is also published online on the Government Printing works website [www.gpwonline.co.za](http://www.gpwonline.co.za)

All re-submissions will be subject to the standard cut-off times.

**All notices received after the closing time will be rejected.**

Government Gazette Type	Publication Frequency	Publication Date	Submission Deadline	Cancellations Deadline
National Gazette	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Regulation Gazette	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Petrol Price Gazette	Monthly	Tuesday before 1st Wednesday of the month	One day before publication	1 working day prior to publication
Road Carrier Permits	Weekly	Friday	Thursday 15h00 for next Friday	3 working days prior to publication
Unclaimed Monies (Justice, Labour or Lawyers)	January / September 2 per year	Last Friday	One week before publication	3 working days prior to publication
Parliament (Acts, White Paper, Green Paper)	As required	Any day of the week	None	3 working days prior to publication
Manuals	Bi- Monthly	2nd and last Thursday of the month	One week before publication	3 working days prior to publication
State of Budget (National Treasury)	Monthly	30th or last Friday of the month	One week before publication	3 working days prior to publication
<i>Extraordinary Gazettes</i>	As required	Any day of the week	<i>Before 10h00 on publication date</i>	<i>Before 10h00 on publication date</i>
Legal Gazettes A, B and C	Weekly	Friday	One week before publication	Tuesday, 15h00 - 3 working days prior to publication
Tender Bulletin	Weekly	Friday	Friday 15h00 for next Friday	Tuesday, 15h00 - 3 working days prior to publication
Gauteng	Weekly	Wednesday	Two weeks before publication	3 days <b>after</b> submission deadline
Eastern Cape	Weekly	Monday	One week before publication	3 working days prior to publication
Northern Cape	Weekly	Monday	One week before publication	3 working days prior to publication
North West	Weekly	Tuesday	One week before publication	3 working days prior to publication
KwaZulu-Natal	Weekly	Thursday	One week before publication	3 working days prior to publication
Limpopo	Weekly	Friday	One week before publication	3 working days prior to publication
Mpumalanga	Weekly	Friday	One week before publication	3 working days prior to publication

### GOVERNMENT PRINTING WORKS - BUSINESS RULES

Government Gazette Type	Publication Frequency	Publication Date	Submission Deadline	Cancellations Deadline
Gauteng Liquor License Gazette	Monthly	Wednesday before the First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
Northern Cape Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
National Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days <b>after</b> submission deadline
Mpumalanga Liquor License Gazette	Bi-Monthly	Second & Fourth Friday	One week before publication	3 working days prior to publication

### EXTRAORDINARY GAZETTES

3. *Extraordinary Gazettes* can have only one publication date. If multiple publications of an *Extraordinary Gazette* are required, a separate Z95/Z95Prov *Adobe* Forms for each publication date must be submitted.

### NOTICE SUBMISSION PROCESS

4. Download the latest *Adobe* form, for the relevant notice to be placed, from the **Government Printing Works** website [www.gpwonline.co.za](http://www.gpwonline.co.za).
5. The *Adobe* form needs to be completed electronically using *Adobe Acrobat / Acrobat Reader*. Only electronically completed *Adobe* forms will be accepted. No printed, handwritten and/or scanned *Adobe* forms will be accepted.
6. The completed electronic *Adobe* form has to be submitted via email to [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za). The form needs to be submitted in its original electronic *Adobe* format to enable the system to extract the completed information from the form for placement in the publication.
7. Every notice submitted **must** be accompanied by an official **GPW** quotation. This must be obtained from the *eGazette* Contact Centre.
8. Each notice submission should be sent as a single email. The email **must** contain **all documentation relating to a particular notice submission**.
  - 8.1. Each of the following documents must be attached to the email as a separate attachment:
    - 8.1.1. An electronically completed *Adobe* form, specific to the type of notice that is to be placed.
      - 8.1.1.1. For *National Government Gazette* or *Provincial Gazette* notices, the notices must be accompanied by an electronic Z95 or Z95Prov *Adobe* form
      - 8.1.1.2. The notice content (body copy) **MUST** be a separate attachment.
    - 8.1.2. A copy of the official **Government Printing Works** quotation you received for your notice. (*Please see Quotation section below for further details*)
    - 8.1.3. A valid and legible Proof of Payment / Purchase Order: **Government Printing Works** account customer must include a copy of their Purchase Order. **Non-Government Printing Works** account customer needs to submit the proof of payment for the notice
    - 8.1.4. Where separate notice content is applicable (Z95, Z95 Prov and TForm 3, it should **also** be attached as a separate attachment. (*Please see the Copy Section below, for the specifications*).
    - 8.1.5. Any additional notice information if applicable.



## GOVERNMENT PRINTING WORKS - BUSINESS RULES

9. The electronic *Adobe* form will be taken as the primary source for the notice information to be published. Instructions that are on the email body or covering letter that contradicts the notice form content will not be considered. The information submitted on the electronic *Adobe* form will be published as-is.
10. To avoid duplicated publication of the same notice and double billing, Please submit your notice **ONLY ONCE**.
11. Notices brought to **GPW** by "walk-in" customers on electronic media can only be submitted in *Adobe* electronic form format. All "walk-in" customers with notices that are not on electronic *Adobe* forms will be routed to the Contact Centre where they will be assisted to complete the forms in the required format.
12. Should a customer submit a bulk submission of hard copy notices delivered by a messenger on behalf of any organisation e.g. newspaper publisher, the messenger will be referred back to the sender as the submission does not adhere to the submission rules.

### QUOTATIONS

13. Quotations are valid until the next tariff change.
  - 13.1. **Take note:** **GPW's** annual tariff increase takes place on **1 April** therefore any quotations issued, accepted and submitted for publication up to **31 March** will keep the old tariff. For notices to be published from 1 April, a quotation must be obtained from **GPW** with the new tariffs. Where a tariff increase is implemented during the year, **GPW** endeavours to provide customers with 30 days' notice of such changes.
14. Each quotation has a unique number.
15. Form Content notices must be emailed to the *eGazette* Contact Centre for a quotation.
  - 15.1. The *Adobe* form supplied is uploaded by the Contact Centre Agent and the system automatically calculates the cost of your notice based on the layout/format of the content supplied.
  - 15.2. It is critical that these *Adobe* Forms are completed correctly and adhere to the guidelines as stipulated by **GPW**.
16. **APPLICABLE ONLY TO GPW ACCOUNT HOLDERS:**
  - 16.1. **GPW** Account Customers must provide a valid **GPW** account number to obtain a quotation.
  - 16.2. Accounts for **GPW** account customers **must** be active with sufficient credit to transact with **GPW** to submit notices.
    - 16.2.1. If you are unsure about or need to resolve the status of your account, please contact the **GPW** Finance Department prior to submitting your notices. (If the account status is not resolved prior to submission of your notice, the notice will be failed during the process).
17. **APPLICABLE ONLY TO CASH CUSTOMERS:**
  - 17.1. Cash customers doing **bulk payments** must use a **single email address** in order to use the **same proof of payment** for submitting multiple notices.
18. The responsibility lies with you, the customer, to ensure that the payment made for your notice(s) to be published is sufficient to cover the cost of the notice(s).
19. Each quotation will be associated with one proof of payment / purchase order / cash receipt.
  - 19.1. This means that **the quotation number can only be used once to make a payment.**

**GOVERNMENT PRINTING WORKS - BUSINESS RULES****COPY (SEPARATE NOTICE CONTENT DOCUMENT)**

20. Where the copy is part of a separate attachment document for Z95, Z95Prov and TForm03
- 20.1. Copy of notices must be supplied in a separate document and may not constitute part of any covering letter, purchase order, proof of payment or other attached documents.
- The content document should contain only one notice. (You may include the different translations of the same notice in the same document).
- 20.2. The notice should be set on an A4 page, with margins and fonts set as follows:
- Page size = A4 Portrait with page margins: Top = 40mm, LH/RH = 16mm, Bottom = 40mm;  
Use font size: Arial or Helvetica 10pt with 11pt line spacing;
- Page size = A4 Landscape with page margins: Top = 16mm, LH/RH = 40mm, Bottom = 16mm;  
Use font size: Arial or Helvetica 10pt with 11pt line spacing;

**CANCELLATIONS**

21. Cancellation of notice submissions are accepted by **GPW** according to the deadlines stated in the table above in point 2. Non-compliance to these deadlines will result in your request being failed. Please pay special attention to the different deadlines for each gazette. Please note that any notices cancelled after the cancellation deadline will be published and charged at full cost.
22. Requests for cancellation must be sent by the original sender of the notice and must be accompanied by the relevant notice reference number (N-) in the email body.

**AMENDMENTS TO NOTICES**

23. With effect from 01 October 2015, **GPW** will not longer accept amendments to notices. The cancellation process will need to be followed according to the deadline and a new notice submitted thereafter for the next available publication date.

**REJECTIONS**

24. All notices not meeting the submission rules will be rejected to the customer to be corrected and resubmitted. Assistance will be available through the Contact Centre should help be required when completing the forms. (012-748 6200 or email [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)). Reasons for rejections include the following:
- 24.1. Incorrectly completed forms and notices submitted in the wrong format, will be rejected.
- 24.2. Any notice submissions not on the correct *Adobe* electronic form, will be rejected.
- 24.3. Any notice submissions not accompanied by the proof of payment / purchase order will be rejected and the notice will not be processed.
- 24.4. Any submissions or re-submissions that miss the submission cut-off times will be rejected to the customer. The Notice needs to be re-submitted with a new publication date.

**GOVERNMENT PRINTING WORKS - BUSINESS RULES****APPROVAL OF NOTICES**

25. Any notices other than legal notices are subject to the approval of the Government Printer, who may refuse acceptance or further publication of any notice.
26. No amendments will be accepted in respect to separate notice content that was sent with a Z95 or Z95Prov notice submissions. The copy of notice in layout format (previously known as proof-out) is only provided where requested, for Advertiser to see the notice in final Gazette layout. Should they find that the information submitted was incorrect, they should request for a notice cancellation and resubmit the corrected notice, subject to standard submission deadlines. The cancellation is also subject to the stages in the publishing process, i.e. If cancellation is received when production (printing process) has commenced, then the notice cannot be cancelled.

**GOVERNMENT PRINTER INDEMNIFIED AGAINST LIABILITY**

27. The Government Printer will assume no liability in respect of—
  - 27.1. any delay in the publication of a notice or publication of such notice on any date other than that stipulated by the advertiser;
  - 27.2. erroneous classification of a notice, or the placement of such notice in any section or under any heading other than the section or heading stipulated by the advertiser;
  - 27.3. any editing, revision, omission, typographical errors or errors resulting from faint or indistinct copy.

**LIABILITY OF ADVERTISER**

28. Advertisers will be held liable for any compensation and costs arising from any action which may be instituted against the Government Printer in consequence of the publication of any notice.

**CUSTOMER INQUIRIES**

Many of our customers request immediate feedback/confirmation of notice placement in the gazette from our Contact Centre once they have submitted their notice – While **GPW** deems it one of their highest priorities and responsibilities to provide customers with this requested feedback and the best service at all times, we are only able to do so once we have started processing your notice submission.

**GPW** has a 2-working day turnaround time for processing notices received according to the business rules and deadline submissions.

Please keep this in mind when making inquiries about your notice submission at the Contact Centre.

29. Requests for information, quotations and inquiries must be sent to the Contact Centre ONLY.
30. Requests for Quotations (RFQs) should be received by the Contact Centre at least **2 working days** before the submission deadline for that specific publication.

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

### PAYMENT OF COST

31. The Request for Quotation for placement of the notice should be sent to the Gazette Contact Centre as indicated above, prior to submission of notice for advertising.
32. Payment should then be made, or Purchase Order prepared based on the received quotation, prior to the submission of the notice for advertising as these documents i.e. proof of payment or Purchase order will be required as part of the notice submission, as indicated earlier.
33. Every proof of payment must have a valid **GPW** quotation number as a reference on the proof of payment document.
34. Where there is any doubt about the cost of publication of a notice, and in the case of copy, an enquiry, accompanied by the relevant copy, should be addressed to the Gazette Contact Centre, **Government Printing Works**, Private Bag X85, Pretoria, 0001 email: [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za) before publication.
35. Overpayment resulting from miscalculation on the part of the advertiser of the cost of publication of a notice will not be refunded, unless the advertiser furnishes adequate reasons why such miscalculation occurred. In the event of underpayments, the difference will be recovered from the advertiser, and future notice(s) will not be published until such time as the full cost of such publication has been duly paid in cash or electronic funds transfer into the **Government Printing Works** banking account.
36. In the event of a notice being cancelled, a refund will be made only if no cost regarding the placing of the notice has been incurred by the **Government Printing Works**.
37. The **Government Printing Works** reserves the right to levy an additional charge in cases where notices, the cost of which has been calculated in accordance with the List of Fixed Tariff Rates, are subsequently found to be excessively lengthy or to contain overmuch or complicated tabulation.

### PROOF OF PUBLICATION

38. Copies of any of the *Government Gazette* or *Provincial Gazette* can be downloaded from the **Government Printing Works** website [www.gpwnonline.co.za](http://www.gpwnonline.co.za) free of charge, should a proof of publication be required.
39. Printed copies may be ordered from the Publications department at the ruling price. The **Government Printing Works** will assume no liability for any failure to post or for any delay in despatching of such *Government Gazette(s)*

## GOVERNMENT PRINTING WORKS CONTACT INFORMATION

#### Physical Address:

**Government Printing Works**  
149 Bosman Street  
Pretoria

#### Postal Address:

Private Bag X85  
Pretoria  
0001

#### GPW Banking Details:

**Bank:** ABSA Bosman Street  
**Account No.:** 405 7114 016  
**Branch Code:** 632-005

**For Gazette and Notice submissions:** Gazette Submissions:

**For queries and quotations, contact:** Gazette Contact Centre:

**E-mail:** [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za)

**E-mail:** [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)

**Tel:** 012-748 6200

**Contact person for subscribers:** Mrs M. Toka:

**E-mail:** [subscriptions@gpw.gov.za](mailto:subscriptions@gpw.gov.za)

**Tel:** 012-748-6066 / 6060 / 6058

**Fax:** 012-323-9574

# SALES IN EXECUTION AND OTHER PUBLIC SALES GEREGTELIKE EN ANDER OPENBARE VERKOPE

ESGV

## SALES IN EXECUTION • GEREGTELIKE VERKOPE

Case No: 85936/2019

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: BODY CORPORATE OF SOLDONNE VILLAGE, Plaintiff, and ZANDILE PATIENCE JOJO, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-29, 11:00, 3 Vos & Brodrick Avenue, The Orchards, Ext 3**

The immovable property as described below will be put up for auction on the 28TH day of JANUARY 2022 at 11H00:

"Unit No 42 as shown and more fully described on the Sectional Plan No. SS 1030/2008, in the scheme known as SOLDONNE VILLAGE in respect of the land and building or buildings situated at THE ORCHARDS EXT ,33 ,8611 ,0 of which section the floor area, according to the said Section Plan, is 65 (SIXTY FIVE) square meters in extent, and 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 ST9563/2017."

Also known as Unit 42, SOLDONNE VILLAGE BODY CORPORATE, 6889 BOSVLIERS STREET, THE ORCHARDS X33.

Situated at: UNIT 42 SOLDONNE VILLAGE BODY CORPORATE, 6889 BOSVLIER STREET, THE ORCHARDS, EXTENSION 33, PRETORIA, GAUTENG PROVINCE

MEASURING 65 (SIXTY FIVE) SQUARE METRES

ZONED: RESIDENTIAL

Improvements: (please note that nothing is guaranteed and/or no warranty is given in respect thereof).

Dated at: BENONI, 2022-01-17.

JUKES MALEKJEE AND ASSOCIATES, SHERIFF TSHWANE NORTH, 83 3RD STREET, NORTHMEAD, BENONI, Tel. 0102350071, Ref. M2982.

Case No: 67423/2019  
**DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff, and CHRISTO HENRICO, Defendant**

NOTICE OF SALE IN EXECUTION  
**2022-04-29, 11:00, THE SHERIFF'S OFFICE, TSHWANE NORTH: 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3**

In pursuance of a judgment granted by this Honourable Court on 6 JULY 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution without reserve by the Sheriff of the High Court TSHWANE NORTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, TSHWANE NORTH: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

ERF 935 DOORNPOORT TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT: 1 312 (ONE THOUSAND THREE HUNDRED AND TWELVE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T54453/2018. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 575 KERSIEBOOM ROAD, DOORNPOORT, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, STUDY, KITCHEN, PANTRY, 4 BEDROOMS, 3 BATHROOMS, SUNROOM & OUTBUILDING: 4 GARAGES & OTHER FACILITIES: THATCH LAPA, COVERED PATIO, CARPORT, SWIMMING POOL.

Dated at: PRETORIA, 2022-01-31.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S13219/DBS/N FOORD/CEM.

**Case No: 5569/2021  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff, and MIRRIAM MPETSENG SHIKA N.O. duly appointed EXECUTRIX in the ESTATE OF THE LATE MOLEFE PETER SHIKA in terms of Section 13 and 14 of the Administration of Estates Act, No. 66 of 1965 (as amended) AND MIRRIAM MPETSENG SHIKA, I.D.: 700209 0466 08 6, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-29, 11:00, THE SHERIFF'S OFFICE, TSHWANE NORTH: 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3**

In pursuance of a judgment granted by this Honourable Court on 12 NOVEMBER 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R520 000.00, by the Sheriff of the High Court TSHWANE NORTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, TSHWANE NORTH: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

ERF 2146 THE ORCHARDS EXTENSION 13 TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT: 807 (EIGHT HUNDRED AND SEVEN) SQUARE METRES, HELD BY DEED OF TRANSFER T31882/2014. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 15 JOHAN STEYN AVENUE, THE ORCHARDS EXTENSION 13, AKASIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS & OUTBUILDING: GARAGE.

Dated at: PRETORIA, 2022-01-27.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S13641/DBS/N FOORD/CEM.

**Case No: 26090/2019  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
(DOCEX 178, PRETORIA)

**In the matter between: NEDBANK LIMITED, Plaintiff, and KAMAJI KALWE, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-29, 09:30, THE SHERIFF'S OFFICE, BOKSBURG: 182 LEEUWPOORT STREET, BOKSBURG**

In pursuance of a judgment granted by this Honourable Court on 9 DECEMBER 2020, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R273 643.40, by the Sheriff of the High Court BOKSBURG, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, BOKSBURG: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

ERF 8646 WINDMILL PARK EXTENSION 21 TOWNSHIP, REGISTRATION DIVISION, I.R., PROVINCE OF GAUTENG, MEASURING 150 (ONE HUNDRED AND FIFTY) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T37812/2017, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 8646 MOGADISHU STREET, WINDMILL PARK EXTENSION 21, BOKSBURG, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

2 BEDROOMS, KITCHEN, DINING ROOM AND BATHROOM/TOILET

Dated at: PRETORIA, 2022-02-14.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. L3958/DBS/N FOORD/CEM.

**Saak No: 9444/2020**

IN DIE HOË HOF VAN SUID AFRIKA  
(WES-KAAPSE AFDELING, KAAPSTAD)

**In die saak tussen: ABSA BANK BEPERK (Eiser), en GEORGE VICKERS (Eerste Verweerder) en DOROTHEA SYLVIA VICKERS (Tweede Verweerder)**

**EKSEKUSIEVEILING**

**2022-04-25, 10:00, by die baljukantoor te Maraisstraat 19, Kuilsrivier**

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 14 Oktober 2021, sal die ondervermelde onroerende eiendom op MAANDAG, 25 APRIL 2022 om 10:00 by die baljukantoor te Maraisstraat 19, Kuilsrivier in ekskusie verkoop word aan die hoogste bieder onderhewig aan 'n reserweprys van R650 000,00, die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 9934 Kraaifontein, in die Stad Kaapstad, Afdeling Paarl, Wes-Kaap Provinsie geleë Castleslot 7, Kraaifontein; groot 662 vierkante meter; gehou kragtens Transportakte nr T19707/1978. Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met sitkamer, eetkamer, kombuis, 3 slaapkamers, badkamer, toilet, motorhuis en 2 motorafdakke: Tien persent (10%) van die koopprys moet onmiddellik na die veiling tesame met die balju se kommissie betaal word. Die balanskoopprys is betaalbaar teen oordrag en moet verseker word deur 'n bankwaarborg wat binne 21 dae na die verkoping vir goedkeuring aan Eiser se prokureurs voorgelê moet word. Verkoopvoorwaardes: Die volledige verkoopvoorwaardes lê ter insae by die kantoor van die balju vir die Hooggeregshof, Kuilsrivier Noord.(verw. I Ismail; tel. 021 293 3551).

Dated at: TYGERVALLEI, 2022-02-15.

FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei, Tel. (021) 929 2600, Fax. (021) 914 6600, Ref. JF/MH/A5033.

**Case No: 8999/2019P**  
**10 Pietermaritzburg**

IN THE HIGH COURT OF SOUTH AFRICA  
(KWAZULU-NATAL DIVISION, PIETERMARITZBURG)

**In the matter between: The Standard Bank of South Africa Limited, Execution Creditor, and Dharmaseelan Reddy, First Execution Debtor, Vanitha Reddy, Second Execution Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-21, 09:00, Sheriff of Pietermaritzburg, 20 Otto Street, Pietermaritzburg**



TAKE NOTICE that in execution of a judgment by default in the above court, a sale in execution, will be held by the Sheriff for the High Court, Pietermaritzburg, at the Sheriff's office, 20 Otto Street, Pietermaritzburg, on 21 April 2022 at 09H00, of the following immovable property, on conditions to be read out by the auctioneer at the time of the sale: Erf 430 Orient Heights, Registration Division FT, Province of KwaZulu-Natal, In extent 710 (Seven Hundred and Ten) square metres; Held by Deed of Transfer Number T7074/1990 ("the immovable property");

The following information is furnished regarding the property, though in this respect, nothing is guaranteed:

1. The property's physical address is: 49 Capricorn Crescent, Orient Heights, Pietermaritzburg, KwaZulu-Natal (Magisterial District for Pietermaritzburg);

2. The improvements consist of: A secured plastered dwelling under tile consisting of a lounge, kitchen, 3 bedrooms and a bathroom.

3. The town planning zoning of the property is: General Residential

TAKE FURTHER NOTICE that:

1. This sale is a Sale In Execution pursuant to a judgment obtained in the above Honourable Court on 22 July 2021;

2. The property shall be sold by the Sheriff for the High Court, Pietermaritzburg, situated at 20 Otto Street, Pietermaritzburg, KwaZulu-Natal, to the highest bidder, subject to a reserve price in the amount of R750 000.00;

3. The Rules of the auction are available 24 hours before the auction and may be inspected at the office of the Sheriff for High Court, Pietermaritzburg, 20 Otto Street, Pietermaritzburg,

4. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:

a) In accordance with the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=99961>)

b) FICA-legislation in respect of proof of identity and address particulars;

c) Payment of a registration deposit of R15 000.00 in cash or bank guaranteed cheque;

d) Registration conditions.

5. The sale will be conducted by the Sheriff for High Court, Pietermaritzburg, AM Mzimela and/or her Deputies as Auctioneers;

6. Advertising costs at current publication rates and sale costs, according to court rules, apply;

Dated at: Pietermaritzburg, 2022-02-08.

Venns Attorneys, 30 Montrose Park Boulevard, 170 Peter Brown Drive, Victoria Country Club, Montrose, Pietermaritzburg, Tel. 033 355 3120, Ref. N Jooste/Slee/36196440.

**Case No: 584/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
(MPUMALANGA DIVISION - MIDDELBURG)

**In the matter between: NEDBANK LIMITED - EXECUTION CREDITOR, and SIMISO OBED NHLAPHO - EXECUTION DEBTOR**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-05-04, 10:00, The Sheriff's Office, Plot 31, Zeekoewater, Cnr of Gordon and Francois Street, Witbank**

**DESCRIPTION:**

PORTION 2 OF ERF 1610 DEL JUDOR EXTENSION 12 TOWNSHIP/ REGISTRATION DIVISION J.S., PROVINCE OF MPUMALANGA / MEASURING 648 (SIX HUNDRED AND FORTY-EIGHT) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T5385/2017 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 21B FRIEDA STREET, DEL JUDOR EXT 12, WITBANK

Main dwelling - residential home: A TILED ROOF / 3 X BEDROOMS / 1 X BATHROOM / 1 X KITCHEN / 1 X LOUNGE / 2 X LOUNGES - Nothing in this regard is guaranteed. 1. The sale shall be held with a court reserve of R1 000 000.00 (ONE MILLION RAND). / 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder. / 3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. / 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys. / 5. The property may



be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. / 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. / 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, PLOT 31, ZEEKOEWATER, CNR OF GORDON AND FRANCOIS STREET, WITBANK. / 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadfileAction?id=99961>) / 9. The auction will be conducted by the Sheriff or his deputy. / 10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at: NELSPRUIT, 2022-03-03.

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT, Tel. 013 752 4459, Fax. 013 755 3897, Ref. S MAQUNGO/ NED4/0080.

**Case No: 19395/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
(WESTERN CAPE DIVISION)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Plaintiff), and K C MOCWAPUNG PROPERTIES (PTY) LTD, Registration Number 2004/016985/07 (First Defendant), and MASEDI RAMSEY MOLOSIWA, Identity Number 711218 5808 082 (Second Defendant)**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-26, 10:00, AT THE PREMISES AT C21 SOMERSET GARDENS, BUILDING NO 1, UNIT 36, HORSHAM BEND, PARKLANDS**

1. Property: C21 Somerset Gardens, Building No 1, Unit 36, Horsham Bend, Parklands
2. Domicile: Unit 3, 24 Gregory Avenue, Melrose North, Johannesburg

In execution of a judgment of the above honourable court dated 17 May 2021, the undermentioned immovable property of the Defendant will be sold in execution on TUESDAY, 26 April 2022 at 10:00 at the premises at C21 Somerset Gardens, Building No 1, Unit 36, Horsham Bend, Parklands

Section 36, Somerset Gardens, Parklands, in the City of Cape Town of which section the floor area is 69 square metres, held by Deed of Transfer ST9411/2014 and ST27790/2007

ALSO KNOWN AS: C21 Somerset Gardens, Building No 1, Unit 36, Horsham Bend, Parklands

**CONDITIONS OF SALE:**

1. The sale is subject to:
  - 1.1 The sale is conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, 68 of 2008 (as amended).
  - 1.2 All bidders are required to present their identity documents together with their proof of residence for FICA compliance.
  - 1.3 Payment of registration fee of R10,000.00 (refundable) in cash or bank guaranteed cheque.
2. One-tenth of the purchase price shall be paid immediately after the property is declared to be sold and the balance of the purchase price together with interest thereon to be paid against registration of transfer.
3. The following improvements have been made to the property (although nothing is guaranteed in this regard). A residential dwelling comprising out of:  
FLAT WITH 1 X LOUNGE, 2 X BEDROOMS, 1 X KITCHEN, 1 X BATHROOM
4. The conditions of sale will be read at the sale and lies for inspection at the offices of the Sheriff of the High Court, CAPE TOWN NORTH and at the offices of the undersigned.
5. Advertising costs at current publication rates and sale costs according to court rules apply.

Dated at: TYGER VALLEY, 2022-02-03.

Marais Müller Hendricks Inc, 1st Floor, Tygerforum A, 53 Willie van Schoor Drive, TYGER VALLEY, Tel. (021) 943 5800, Ref. T R de Wet/AVZ/ZA9170.

**Case No: 478/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
(NORTH WEST DIVISION, MAHIKENG)

**In the matter between: Nedbank Limited, Plaintiff, and Ronnie Claassen, First Defendant, and Vanessa Claassen, Second Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-22, 10:00, Sheriff's Office, @Office Building, Office No 4, 67 Brink Street, Rustenburg**

Pursuant to a Judgment granted by this Honorable Court against the Execution Debtor on the 30th day of JULY 2021 and a Warrant of Execution the undermentioned property will be sold in execution by the Sheriff of the High Court, RUSTENBURG on FRIDAY, the 22ND day of APRIL 2022 at 10H00 at THE SHERIFF'S OFFICES, @OFFICE BUILDING, NORTH BLOCK, OFFICE NO 4, 67 BRINK STREET, RUSTENBURG to the highest bidder.

1. A Unit ("the mortgaged unit") consisting of -

A) Section No. 1 as shown and more fully described on Sectional Plan No. SS44/2001, ("the sectional plan"), in the scheme known as KRUGERSTRAAT 24B in respect of the land and building or buildings situated at PORTION 4 OF ERF 669 IN THE TOWN RUSTENBURG, LOCAL AUTHORITY: RUSTENBURG LOCAL MUNICIPALITY of which section the floor area, according to the said Sectional Plan is 124 (ONE HUNDRED AND TWENTY FOUR) square metres in extent ("the mortgaged section"); and

B) 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 ("the common property").

HELD BY DEED OF TRANSFER ST25272/2004

(the property)

Improvements are:

A SECTIONAL UNIT WITH UNKNOWN SPECIFICATION

No warranties regarding description, extent or improvements are given.

The conditions of sale to be read out by the Sheriff of the High Court at the time of the sale will be available for inspection at THE SHERIFF'S OFFICES, @OFFICE BUILDING, NORTH BLOCK, OFFICE NO 4, 67 BRINK STREET, RUSTENBURG.

Dated at: KLERKSDORP, 2023-03-01.

Meyer, van Sittert & Kropman, 5 Roma Avenue, Flamwood, Klerksdorp, 2571, Tel. 018-4749200, Fax. 018-4749229, Ref. Mr PC Du Toit/ap/N1893.

**Case No: 2987/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
(MPUMALANGA DIVISION - MBOMBELA (MAIN SEAT))

**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR, and SIYABONGA VUSIMUZI ZIKHAKLI - 1ST EXECUTION DEBTOR, and SETHEMBILE RUTH ZIKHALI - 2ND EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-04, 09:00, The Sheriff's Office, 99 Jacaranda Street, West Acres, Mbombela**

DESCRIPTION:

A unit consisting of:- (a) Section number 77 as shown and more fully described on Sectional Plan No. SS 2/2018 in the scheme known as FAIRVIEW in respect of the land and building or buildings situated at ERF 4123 NELSPRUIT EXTENSION 37 TOWNSHIP, LOCAL AUTHORITY: CITY OF MBOMBELA LOCAL MUNICIPALITY of which section the floor area, according to the said sectional plan, is 76 (SEVENTY SIX) SQUARE METERS in extent; and 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 NUMBER ST1467/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED. AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF GOLF VIEW NELSPRUIT HOME OWNERS ASSOCIATION NPC REGISTRATION NUMBER 2005/042658/08. Hereinafter referred to as "the mortgaged property")

PHYSICAL ADDRESS : UNIT 77, 4123 CLEMETINE STREET, FAIRVIEW, MBOMBELA.

MAIN DWELLING - RESIDENTIAL HOME - (Not guaranteed): 1 X LOUNGE, 1 X KITCHEN, 2 X BEDROOMS, 2 X BATHROOMS, 1 X SHOWER, 2 X WC, 1 X CARPORTS, 1 X BALCONY.

1. The sale shall be subject to a reserve price in the amount of R800 000.00. 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder as well as the provisions of the

Consumer Protection Act 68 of 2008. 3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash or by bank guaranteed cheque immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys. 5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 99 JACARANDA STREET, WEST ACRES, MBOMBELA twenty four (24) hours prior to the auction. 8. Registration as a buyer is a prerequisite subject to conditions, inter alia: a. Directive of the Consumer Protection Act 68 of 2008 ([URLhttp://www.info.gov.za/view/DownloadfileAction?id=99961](http://www.info.gov.za/view/DownloadfileAction?id=99961)) 9. The auction will be conducted by the Sheriff, C MABUZA, or her deputy. 10. All bidders are required to present their identity documents together with their proof of residence for FICA compliance.

Dated at: NELSPRUIT, 2022-04-24.

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT, Tel. 013 752 4459, Fax. 013 755 3897, Ref. C VAN WYK / FZ0013.

**Case No: 10337/2018  
PH255**

IN THE HIGH COURT OF SOUTH AFRICA  
(Western Cape Division, Cape Town)

**In the matter between: The Standard Bank of South Africa Limited, Plaintiff, and Reon Van der Heever, First Defendant and Margaret Van der Heever, Second Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-25, 10:00, Kuils River North Sheriff's Office, 19 Marais Street, Kuils River**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, subject to a reserve of

R430 000.00 will be held at

Kuils River North Sheriff's Office, 19 Marais Street, Kuils River

at 10:00am

on the 25th day of April 2022

of the undermentioned property of the Defendant on the conditions that will lie for inspection at the offices of the Sheriff for the High Court, Kuils River North,

19 Marais Street, Kuils River ("Sheriff").

Erf 1206 Scottsdene, in the City of Cape Town, Cape Division, Province of the Western Cape

In Extent: 275 square metres

and situate in the magisterial district of Kuils River at 19 Disa Crescent, Scottsdene

The following information is furnished re the improvements, though in this respect nothing is guaranteed:-

a main dwelling consisting of three bedrooms, bathroom with water closet, open plan kitchen and dining room and lounge

**TERMS:**

1. 10% (TEN PER CENTUM) of the purchase price in cash or by way of a bank guaranteed cheque immediately upon completion of the auction, the balance

payable against registration of transfer, to be secured by an acceptable guarantee issued by a financial institution to be furnished within twenty-one (21) days from the sale date (or the date of confirmation of the sale, if applicable)

2. Auctioneer's charges, payable on the day of sale to be calculated as follows:

6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000,00 (ONE HUNDRED THOUSAND RAND), 3,5% (THREE AND A HALF PER CENTUM) on R100 001,00 (ONE HUNDRED AND ONE THOUSAND RAND) to R400 000,00 (FOUR HUNDRED THOUSAND RAND), and thereafter 1.5% (ONE AND A

HALF PER CENTUM) up to a maximum fee of R40 000.00 (FORTY THOUSAND RAND) and a minimum charge of R3 000.00 (THREE THOUSAND RAND), together with Value Added Tax thereon, where applicable.

#### RULES OF AUCTION

- i. The auction will be conducted by the Sheriff.
- ii. The conduct of the auction is subject to the Consumer Protection Act, 68 of 2008, to the provisions whereof the attention of the public is drawn.
- iii. The specific rules of auction will be available for inspection at the office of the Sheriff for a period of not less than twenty four hours prior to the auction and the Sheriff may refuse to register or accept any bid from any person who fails to comply therewith.

Dated at: Bellville, 2022-03-02.

William Inglis Inc., 1st Floor, Office 106, The Village Square, Corner of Oxford and Queen Streets, Durbanville, Tel. (021)914-1144., Fax. (021)914-1172, Ref. WDIglis/sb/S1001717/D4922.

**Case No: 1484/2018**

#### IN THE HIGH COURT OF SOUTH AFRICA

(MPUMALANGA DIVISION - MIDDELBURG (LOCAL SEAT))

**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR, and JOHN LOUIS ANSLIE - EXECUTION DEBTOR**

#### NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-04, 10:00, The Sheriff's Office, Plot 31, Zeekoewater, Cnr of Gordon Road & Francois Street, Witbank.**

#### DESCRIPTION:

ERF 2747 WITBANK, EXTENSION 16, TOWNSHIP / REGISTRATION DIVISION J.S., PROVINCE OF MPUMALANGA / MEASURING 1574 (ONE THOUSAND FIVE HUNDRED AND SEVENTY FOUR) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T307/2014 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 6 DE KOCK STREET, EXTENSION 16, WITBANK.

Main dwelling - residential home: 1 X lounge / 1 X dining room / 1 X kitchen / 3 X bedrooms / 2 X bathroom / 2 x out garage / 2 X carport / 1 X laundry. Second dwelling - 1 X lounge / 1 X kitchen / 1 X bedroom / 1 X bathroom / 1 X carport - Nothing in this regard is guaranteed. 1. The sale shall be subject to a reserve price of R522 568.10. / 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder. / 3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. / 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys. / 5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. / 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. / 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, PLOT 13, ZEEKOEWATER, CNR OF GORDON ROAD & FRANCOIS STREET, WITBANK. 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadfileAction?id=99961>). / 9. The auction will be conducted by the Sheriff or his deputy. / 10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at: NELSPRUIT, 2022-02-21.

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT, Tel 013 752 4459, Fax. 013 755 3897, Ref. C VAN WYK / FA0009.

**Case No: 67567/2018  
DOCEX 178, PRETORIA**

#### IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, PRETORIA)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff, and DEAN BRENT JAKINS, and JANITA CAROL PRICE, Defendants**

**NOTICE OF SALE IN EXECUTION**

**2022-05-04, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET), ARCADIA, PRETORIA**

In pursuance of a judgment granted by this Honourable Court on 10 APRIL 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R1 688 525.13, by the Sheriff of the High Court PRETORIA EAST at CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET), ARCADIA, PRETORIA, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA EAST: 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA, whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

PORTION 62 (A PORTION OF PORTION 11) OF ERF 796 FAERIE GLEN EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 307 (THREE HUNDRED AND SEVEN) SQUARE METRES, HELD BY DEED OF TRANSFER T94356/2007, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND FURTHER SUBJECT TO THE RULES AND REGULATIONS OF THE KEMBALI HOMEOWNERS ASSOCIATION NO. 2003/019483/08

(also known as: 62 KEMBALI ESTATE, 529 KENTUCKY DRIVE, FAERIE GLEN, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, LAUNDRY, FAMILY ROOM, STUDY, 5 BEDROOMS, 4 BATHROOMS & OUTBUILDING: 2 GARAGES.

Dated at: PRETORIA, 2022-02-15.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. G10749/DBS/N FOORD/CEM.

**Case No: 53252/2020  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, PRETORIA)

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff, and AUBREY NTSHIMANE MABENA, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-05-05, 10:00, THE SHERIFF'S OFFICE, CULLINAN: NO. 1 FIRST STREET, CULLINAN**

In pursuance of a judgment granted by this Honourable Court on 25 OCTOBER 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R500 000.00, by the Sheriff of the High Court CULLINAN, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, CULLINAN: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

ERF 25383 MAMELODI TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT: 300 (THREE HUNDRED) SQUARE METRES, HELD BY DEED OF TRANSFER T31173/2004. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 36 SKOSANA - XABA DRIVE, MAMELODI EAST, MAMELODI, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)  
2 BEDROOMS, BATHROOM, KITCHEN, LOUNGE, SECURED WITH GATE, 4 OUTSIDE ROOMS NOT COMPLETED.

Dated at: PRETORIA, 2022-02-21.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S13748/DBS/N FOORD/CEM.

**Case No: 42875/2017  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and VUYISILE ABEDINGO NDABA (PREVIOUSLY RAMOKGOPA), and WILHEMINAH MARTINA NDABA (PREVIOUSLY MATHEBULA), Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 11:00, THE SHERIFF'S OFFICE, TSHWANE NORTH: 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3**

Details of the sale

Dated at:

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. F8719/DBS/N FOORD/CEM.

**Case No: CA19389/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
(Western Cape Division)

**In the matter between: Changing Tides 17 (Pty) Ltd. N.O, Plaintiff, and Thamsanqa Gladman Sigonyela & Elspeth Masala, Defendant**

**Sale In Execution**

**2022-04-26, 10:00, 23 Langverwacht Road, Klipdam, Kuils River**

In execution of judgment in this matter, a sale will be held on TUESDAY, 26 APRIL 2022 at 10H00 at the KUILSRIVER SOUTH SHERIFF'S OFFICE situated at 23 LANGVERWACHT ROAD, KLIPDAM, KUILSRIVER, of the immovable property described as:

ERF 8760 Eerste River, in the City of Cape Town, Stellenbosch Division, Western Cape Province

IN EXTENT: 283 Square Metres,

Held under Deed of Transfer No: T 28293/2017

ALSO KNOWN AS: 14 Dudley Street, Jubilee Park, Eerste River

IMPROVEMENTS (not guaranteed): 2 x Bedrooms, Bathroom, Open Plan Kitchen / Lounge.

1. This sale is voetstoots and subject to the conditions of the existing title deeds. The highest bidder shall be the Purchasers. The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof.

2. The Purchasers shall pay the sheriff a deposit of 10% of the purchase price in cash or bank guaranteed cheque or an EFT on the day of the sale.

3. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney, and shall be furnished to the sheriff within 14 (fourteen) days after the sale.

4. The property may be taken possession of after signature of the conditions of sale, payment of the 10% deposit and upon the balance of the purchase price being secured in terms of condition 7(b).

5. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of R\_\_\_\_\_ per month from \_\_\_\_\_ to date of transfer.



6. The sale will be conducted in accordance with the Consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the Defendant for the money owing to the Plaintiff.

7. The auction will be conducted by the Sheriff: Mr EE Carelse.

8. Advertising costs at current publication rates and sale costs according to court rules, apply.

9. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

· Directive of the Consumer Protection Act 68 of 2008 (URL:  
<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

10. All bidders are required to present their identity document together with their proof of residence for FICA Compliance.

11. All bidders are required to pay R15 000-00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

12. The property shall be sold by the Sheriff of Kuils River South at 23 Langverwacht Road, Klipdam, Kuils River to the highest bidder, subject to a reserve price of R550 000.00.

Rules of the auction and conditions of sale may be inspected at the Sheriff's Office: 23 Langverwacht Road, Klipdam, Kuils River, 24 hours prior to the auction.

Dated at: Cape Town, 2022-02-17.

Herold Gie Attorneys, Wembley 3, 80 McKenzie Street, Cape Town, Tel. 021 464 4727, Fax. 021 464 4810, Ref. PALR/ac/SA2/1721.

**Case No: 2046/2021**

**18**

IN THE HIGH COURT OF SOUTH AFRICA

FREE STATE DIVISION, BLOEMFONTEIN

**In the matter between: FIRSTRAND BANK LIMITED trading inter alia as FNB HOME LOANS, Plaintiff and JACOBUS EDWARD GROENEWALD (ID NO: 691007 5090 088), 1<sup>st</sup> Defendant and ANNAMARI GROENEWALD (ID NO: 720212 0036 087, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-03, 12:00, MAGISTRATE'S COURT, 27 BOSHOF STREET, PETRUSBURG**

ERF 234, PETRUSBURG, DISTRICT FAURESMITH, PROVINCE FREE STATE. IN EXTENT: 1200 (ONE THOUSAND TWO HUNDRED) SQUARE METRES. HELD BY DEED OF TRANSFER T5155/2002. Better known as 31 BOSHOF STREET, PETRUSBURG, PROVINCE FREE STATE. THE PROPERTY IS ZONED: RESIDENTIAL. A RESIDENTIAL DWELLING CONSISTING OF: ENTRANCE HALL, LOUNGE, FAMILY ROOM, DINING ROOM, KITCHEN, PANTRY, SCULLERY, 4X BEDROOMS, 2X BATHROOMS, SHOWER, 2X TOILETS, DRESSING ROOM, 2X GARAGES, 3X CARPORTS (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") ADDITIONS: None,

The conditions of sale will be read prior to the sale in execution by the Sheriff and may be inspected at the Sheriff's offices at 42 CNR ANDRIES PRETORIUS & LE ROUX STREET, NO 5 ULANDI HOUSE, THEUNISSEN and/or at the Offices of the Attorney of plaintiff, Messrs SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, BLOEMFONTEIN.

TAKE FURTHER NOTICE THAT: This is a sale in execution pursuant to a judgement obtained in the above Court; Rules of this auction is available 24 hours foregoing the sale at the Offices of the Sheriff Theunissen

Registration as a buyer, subject to certain conditions, is required i.e.

3.1 directions of the Consumer Protection Act 68 of 2008.(URL  
<http://www.info.gov.za/view/DownloadFileAction?id=99961> )

3.2 Fica-legislation i.t.o identity & address particulars

3.3 payment of registration monies;

3.4 registration conditions.

Advertising costs at current publication tariffs & sale costs according court rules will apply.

Dated at BLOEMFONTEIN on the 29 March 2022

SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN. Tel: 051-5056600. Fax: 051-5056600. Ref: ROCHELLE BRINK.

Case No: 3170/2020

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IN THE HIGH COURT OF SOUTH AFRICA  
(FREE STATE DIVISION, BLOEMFONTEIN)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and SALOME VAN ZYL (ID: 810108 0172 081),  
Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-29, 08:30, MAGISTRATE'S COURT, 69 VOORTREKKER STREET, BRANDFORT**

A UNIT CONSISTING OF:

(a) Section No. 2 as shown and more fully described on Sectional Plan No. SS227/2008, in the scheme known as DUKESTRAAT BOULEVARD in respect of the land and building or buildings situate at BRANDFORT, MASILONYANA LOCAL MUNICIPALITY of which section the floor area, according to the said sectional plan, is 75 (SEVENTY FIVE) SQUARE METRES in extent; and

(b) 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 ST14020/2014 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED, Better known as SECTION 2, DUKE STREET BOULEVARD, BRANDFORT, PROVINCE FREE STATE. A RESIDENTIAL DWELLING CONSISTING OF: ENTRANCE HALL, LOUNGE, DINING ROOM, 2X BEDROOMS, 1X BATHROOMS, 2X SHOWERS, 2X TOILETS (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") ADDITIONS: None,

The conditions of sale will be read prior to the sale in execution by the Sheriff and may be inspected at the Sheriff's offices at 42 CNR ANDRIES PRETORIUS & LE ROUX STREET, NO 5 ULANDI HOUSE, THEUNISSEN and/or at the Offices of the Attorney of plaintiff, Messrs SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, BLOEMFONTEIN.

TAKE FURTHER NOTICE THAT: This is a sale in execution pursuant to a judgement obtained in the above Court; Rules of this auction is available 24 hours foregoing the sale at the Offices of the Sheriff Theunissen

Registration as a buyer, subject to certain conditions, is required i.e.

3.1 directions of the Consumer Protection Act 68 of 2008.(URL  
<http://www.info.gov.za/view/DownloadFileAction?id=99961> )

3.2 Fica-legislation i.t.o identity & address particulars

3.3 payment of registration monies;

3.4 registration conditions. Advertising costs at current publication tariffs & sale costs according court rules will apply.

Dated at BLOEMFONTEIN on the 29 March 2022

SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN. Tel: 051-5056600. Fax: 051-5056600. Ref: ROCHELLE BRINK.

Case No: 85936/2019

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: BODY CORPORATE OF SOLDONNE VILLAGE, Plaintiff and ZANDILE PATIENCE  
JOJO, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY



**2022-04-29, 11:00, 3 Vos & Brodrick Avenue, The Orchards, Ext 3**

The immovable property as described below will be put up for auction on the 28TH day of JANUARY 2022 at 11H00:

“Unit No 42 as shown and more fully described on the Sectional Plan No. SS 1030/2008, in the scheme known as SOLDONNE VILLAGE in respect of the land and building or buildings situated at THE ORCHARDS EXT ,33 ,8611 ,0 of which section the floor area, according to the said Section Plan, is 65 (SIXTY FIVE) square meters in extent, and 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 ST9563/2017.” Also known as Unit 42, SOLDONNE VILLAGE BODY CORPORATE, 6889 BOSVLIERS STREET, THE ORCHARDS X33, Situated at: UNIT 42 SOLDONNE VILLAGE BODY CORPORATE, 6889 BOSVLIER STREET, THE ORCHARDS, EXTENSION 33, PRETORIA, GAUTENG PROVINCE, MEASURING 65 (SIXTY FIVE) SQUARE METRES

ZONED: RESIDENTIAL

Improvements: (please note that nothing is guaranteed and/or no warranty is given in respect thereof)

Dated at BENONI on the 17 January 2022

JUKES MALEKJEE AND ASSOCIATES, SHERIFF TSHWANE NORTH, 83 3RD STREET, NORTHMEAD, BENONI.  
Tel: 0102350071. Ref: M2982.

**Case No: D9412/2019**

**5 Umhlanga Rocks**

IN THE HIGH COURT OF SOUTH AFRICA

(KwaZulu-Natal Local Division, Durban)

**In the matter between: NEDBANK LIMITED, Execution Creditor and AVINASH RAYKANAND, Execution Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-04, 10:00, Sheriff of the High Court Pinetown at 18 Suzuka Road, Westmead, Pinetown**

**PROPERTY DISCRIPTION**

Portion 43 of ERF 847, Queensburgh, Registration Division FT, Province of KwaZulu-Natal, In Extent 1434 (ONE THOUSAND FOUR HUNDRED AND THIRTY-FOUR) Square Metres, Held by DEED OF TRANSFER NO. T3278/2019

PHYSICAL ADDRESS: 9 Collingwood Road, Malvern, Queensburgh, KwaZulu-Natal (Magisterial District of Pinetown)

ZONING: Residential

IMPROVEMENTS: Single Story with Plastered Brick under Tile Roof Dwelling consisting of: MAIN BUILDING: 4 x Bedrooms; 3 x Bathrooms; 1 x Water Closet; 1 x Kitchen; 2 x Living rooms

COTTAGE ROOM: 2 x Bedrooms; 1 x Bathroom, 1 x Kitchen

OUT BUILDING: 1 x Bathroom: 2 x Garage

SWIMMING POOL

BOUNDARY: Fully Fenced Stand with 2 Road Frontages

Nothing in this regard is guaranteed.

1. The sale is a sale in execution pursuant to a judgment granted on the 20th July 2020 and a Warrant of Execution issued thereafter, the above-mentioned immovable property will be sold to the highest bidder subject to a reserve price of R2 000 000.00 by the sheriff of the high court PINETOWN at 18 SUZUKA ROAD, WESTMEAD, PINETOWN on the 04th May 2022 at 10h00.

2. The sale shall be subject to the terms and conditions of the High Court Act and the Rules made thereunder.

3. The Rules of this auction and conditions of sale may be inspected at the Offices of the Sheriff for Pinetown at 18 Suzuka Road, Westmead, Pinetown, 24 hours prior to the auction.

4. Registration as a buyer is a pre-requisite, subject to specific conditions, inter alia:

(Registration will take place at 18 Suzuka Road, Westmead, Pinetown closes at 09h50;

(a) In accordance to the Consumer Protection Act 68 of 2008  
(<http://www.info.gov.za/view/downloadfileAction?id=99961>)

(b) FICA-legislation Requirements: Proof of Identity and Residential address and other.

(c) Payment of a Registration deposit fee of R15 000.00 (refundable) in cash.

(d) Registration of conditions

5. The conditions shall lie for inspection at the office of the Sheriff Pinetown, 18 Suzuka Road, Westmead. Pinetown for 15 days prior to the date of sale.

5. Transfer shall be effected by the attorneys for the Plaintiff and the purchaser shall pay all transfer dues, including transfer duty, current and / or arrear levies /rates and / or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys.

The Office of the Sheriff for Pinetown will conduct the sale with auctioneers N.B. Nxumalo and/or Mrs S. Raghoo.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at Umhlanga on the 31 March 2022

Garlicke & Bousfield Inc., 7 Torsvale Crescent, La Lucia Ridge, La Lucia. Tel: 031 570 5433. Fax: 031-570 5307. Ref: Mr Bruce Rist/sz/L2407/19.

**Case No: 803/2021**

IN THE HIGH COURT OF SOUTH AFRICA

(MPUMALANGA DIVISION HELD AT MBOMBELA (MAIN SEAT))

**In the matter between: NEDBANK LIMITED - EXECUTION CREDITOR and SAMUEL TSHIFHIWA MATHOBO1ST EXECUTION DEBTOR and MMBONENI ESTHER NETSHIVHONGWENI - 2ND EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-05, 10:00, The Mortgage Property, 3928 Luipert Street, Marloth Park**

**DESCRIPTION:**

ERF 3928, MARLOTH PARK TOWNSHIP / REGISTRATION DIVISION J.U., PROVINCE OF MPUMALANGA/ MEASURING 1881 (ONE THOUSAND EIGHT HUNDRED AND EIGHTY-ONE) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T10723/2008 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 3928 LUIPERT STREET, MARLOTH PARK

VACANT STAND- Nothing in this regard is guaranteed.

1. The sale shall be held with a court reserve of R120 000.00

2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder.

3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys.

4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys.

5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4.

6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer.

7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, SUIT NO 34 FAR EAST LODGE TONGA MAINROAD KWALUGEDLANE. / 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadfileAction?id=99961>).

9. The auction will be conducted by the Sheriff or his deputy.

10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at NELSPRUIT on the 1 March 2022

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT. Tel: 013 752 4459. Fax: 013 755 3897. Ref: S MAQUNGO/ NED4/0083.

**Case No: 1050/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF and MOLOKO MOFFAT NGOETJANA (IDENTITY NUMBER: 800424 5382 084) FIRST DEFENDANT / VINCENT RATHOLE NGOETJANA (IDENTITY NUMBER: 750905 5266 087) SECOND DEFENDANT / OLGA MASETLA NGOETJANA (IDENTITY NUMBER: 751201 0597 083) THIRD DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-04-29, 10:00, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale with a reserve price of R450 000.00, will be held by the SHERIFF OF THE HIGH COURT, ROODEPOORT at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT on FRIDAY the 29TH day of APRIL 2022 at 10:00 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF ROODEPOORT during office hours.

CERTAIN:

A Unit consisting of -

(a) Section No 69 as shown and more fully described on Sectional Plan No SS197/1995 in the scheme known as PARK AVENUE in respect of the land and building or buildings situate at ALLEN'S NEK EXTENSION 19 TOWNSHIP, LOCAL MUNICIPALITY: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 68 (SIXTY EIGHT) SQUARE METRES in extent; and

(b) 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 ST36119/2011 AND SUBJECT TO THE CONDITIONS THEREIN CONTAINED ALSO KNOWN AS: UNIT 27B PARK AVENUE, 889 DUIKER STREET, ALLENSNEK EXTENSION 19.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: 2 BEDROOMS, TV/LIVING ROOM, KITCHEN, 1 BATHROOM, CARPORT, SWIMMING POOL.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF ROODEPOORT, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF ROODEPOORT.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
  - (b) FICA-legislation in respect of proof of identity and address particulars;
  - (c) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;
  - (d) Registration conditions;
  - (e) Advertising costs at current publication rates and sale costs according to Court rules apply.

Dated at PRETORIA on the 22 February 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: N CROUS/MV/MAT62248.

**Case No. 1842/2021**

IN THE HIGH COURT OF SOUTH AFRICA  
MPUMALANGA DIVISION - MBOMBELA (MAIN SEAT)  
**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR and BELINAH LUBISI,  
EXECUTION DEBTOR**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-05-04, 09:00, The Sheriff's Office, 99 Jacaranda Avenue, West Acres, Mbombela**

**DESCRIPTION:**

A UNIT CONSISTING OF: - Section Number 90 as shown and more fully described on Sectional Plan Number SS33/2009, in the scheme known as WATERBERRY WAY in respect of the land and building or buildings situated at WEST ACRES EXTENSION 13 TOWNSHIP CITY of MBOMBELA of which section the floor area, according to the said sectional plan, is 66 (SIXTY SIX) SQUARE METRES in extent; and (a) 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 NUMBER ST 11546/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

The physical address is WATERBERRY WAY NO 90, 45 GRANIET STREET, WEST ACRES, MBOMBELA  
Main dwelling - residential home: 1 X LOUNGE / 1 X KITCHEN / 2 X BEDROOM / 1 X BATHROOM / 1 X WC / 1 X CAR CARPORTS / 1 X PATIO Nothing in this regard is guaranteed.

1. The sale shall be subject to a reserve price in the amount of R700 000.00.
2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder.
3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys.
4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys.
5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition
6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer.
7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 99 Jacaranda Avenue, West Acres, Mbombela.
8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadfileAction?id=99961>)
9. The auction will be conducted by the Sheriff or his deputy.
10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at NELSPRUIT on the 24 February 2022

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT. Tel: 013 752 445. Fax: 013 755 3897. Ref: C VAN WYK / FZ0014.

Case No. 17183/2020

IN THE HIGH COURT OF SOUTH AFRICA  
WESTERN CAPE DIVISION

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Plaintiff) and CONRAD PYPERS, Identity Number 850924 5083 086 (First Defendant) and JO-MARI PYPERS, Identity Number 780602 0195 080 (Second Defendant)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-28, 11:00, AT THE SHERIFF'S OFFICES AT SHERIFF STRAND, 120 MAIN ROAD, STRAND**

1. Property: 101 Savannah Mews, Gulden Crescent, Guldenland, Strand

2. Domicile: 15 Marula Close, Helderberg

In execution of a judgment of the above honourable court dated 17 November 2021, the undermentioned immovable property of the Defendant will be sold in execution on THURSDAY, 28 APRIL 2022 at 11:00 at the SHERIFF STRAND, 120 MAIN ROAD, STRAND

ERF 29106, STRAND, in the City of Cape Town, Division Stellenbosch, Western Cape Province in respect of the land and building or buildings situate at 101 Savannah Mews, Gulden Crescent, Guldenland, Strand, in the area of the City of Cape Town, in extent 150 square metres, Held by Deed of Transfer No T16371/2015

ALSO KNOWN AS: 101 Savannah Mews, Gulden Crescent, Guldenland, Strand

CONDITIONS OF SALE:

1. The sale is subject to:

1.1 The sale is conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, 68 of 2008 (as amended).

1.2 All bidders are required to present their identity documents together with their proof of residence for FICA compliance.

1.3 Payment of registration fee of R10,000.00 (refundable) in cash or bank guaranteed cheque.

2. One-tenth of the purchase price shall be paid immediately after the property is declared to be sold and the balance of the purchase price together with interest thereon to be paid against registration of transfer.

3. The following improvements have been made to the property (although nothing is guaranteed in this regard).

A residential dwelling comprising out of:

HOUSE UNDER A TILED ROOF, OPEN PLAN LOUNGE / KITCHEN, 2 X BEDROOMS, 1 X BATHROOM / TOILET, STUDIO / OFFICE

4. The conditions of sale will be read at the sale and lies for inspection at the offices of the Sheriff of the High Court, STRAND and at the offices of the undersigned.

5. Advertising costs at current publication rates and sale costs according to court rules apply.

6. A reserve price of R850 000.00.

Dated at TYGER VALLEY on the 29 March 2022

Marais Müller Hendricks Inc, 1st Floor, Tygerforum A, 53 Willie van Schoor Drive, TYGER VALLEY. Tel: (021) 943 5800. Ref: G M de Wet/AVZ/ZA0210.

42256/2018

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Division, Pretoria

**In the matter between: Nedbank Ltd, Plaintiff and Thamsanqa Keith Mngadi, 1st Defendant  
Phethile Lindukukhanya Masondo, 2nd Defendant**

NOTICE OF SALE IN EXECUTION  
**2022-04-29, 11:00, No 3 Vos and Brodrick Avenue, The Orchards Ext 3**

IN EXECUTION of a Judgment of the High Court of South Africa (Gauteng Division, Pretoria) in the above-mentioned matter, a sale in execution will be held by the Sheriff Tshwane North at No 3 Vos and Brodrick Avenue, the Orchards ext 3 on TUESDAY the 29th of APRIL 2022 at 11:00 of the Defendants' undermentioned property subject to a with a reserve price of R550 000.00 and on the conditions to be read out by the Auctioneer namely the Sheriff Tshwane North

prior to the sale and which conditions can be inspected at the offices of the Sheriff Tshwane North at No 3 Vos and Brodrick Avenue, The Orchards Ext 3 prior to the sale:

a) A Unit consisting of: SECTION NO 25 as shown and more fully described on SECTIONAL PLAN NO: SS866/2007 in the scheme known as LEANDRE VILLAGE in respect of the land and building(s) situated at CLARINDA TOWNSHIP. Local Authority: CITY OF TSHWANE METROPOLITAN MUNICIPALITY of which the floor area, according to the said Section Plan is 129 (ONE HUNDRED AND TWENTY-NINE) SQUARE METRES in extent; and

b) 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: ST109389/2007

ALSO KNOWN AS: SECTION 25 LEANDRE VILLAGE, NO 80 DU PLESSIS STREET, CLARINDA, PRETORIA NORTH

Improvements (which are not warranted to be correct and are not guaranteed):

HOUSE CONSISTING OF: 3 X BEDROOMS, 2 X BATHROOMS, 1X KITCHEN, 2X LIVING ROOMS, 1X GARAGE  
CONDITIONS:

10% (ten percent) of the purchase price on the day of the sale and the balance payable against registration of transfer to be secured by a Bank guarantee or any other acceptable guarantee to be furnished to the Sheriff within 21 (twenty-one) days from the date of the sale.

Dated at Pretoria on the 3 March 2022

Weavind & Weavind Inc., Block E, Glenfield Office Park, 361 Oberon Street, Faerie Glen, Pretoria. Tel: 0123463098.  
Fax: 0865102920. Ref: N88669.

**Case No. 40541/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: SMALL ENTERPRISE FINANCE AGENCY (Soc) LIMITED, Plaintiff and NEPPA ROADS AND SIGNS (PTY) LTD, 1<sup>st</sup> Defendant, BUSHY PETER NAPPAL, 2<sup>nd</sup> Defendant and SARAH GAZIMBI HLEZIPHI NAPPAL, 3<sup>rd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-05-11, 10h00, 51 KRUGER STREET, BRONKHORSTSPRUIT**

THIS IS A SALE IN EXECUTION IN PURSUANCE OF A JUDGMENT of the above Honourable Court dated 15 December 2020, and judicial attachment in terms of which the following Immovable Property has been placed under judicial attachment and will be sold in execution on the 11th day of May 2022 at 10h00 by the SHERIFF BRONKHORSTSPRUIT at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE, to the highest bidder.

ERF 695, BRONKHORSTSPRUIT EXT 1, REGISTRATION DIVISION JR, PROVINCE OF GAUTENG, IN EXTENT: 1050m<sup>2</sup> (One Thousand Square Meters) HELD BY DEED OF TRANSFER T6162/1998 situated at 13 SPRINGBOK STREET, CITY OF TSHWANE (KUNGWINI MUNICIPALITY), GAUTENG PROVINCE.  
ZONING GENERAL RESIDENTIAL (NOTHING GUARANTEED).

The following information is furnished but not guaranteed. MAIN BUILDING; 4 BEDROOMS, 2 BATHROOMS, A DRESSING AREA, ENTRANCE HALL, TV ROOM, STUDY, LOUNGE, PANTRY AND KITCHEN. (The nature, extent, condition and existence of improvements are not guaranteed and are sold "voetstoots").

The purchaser shall in addition to the Auctioneers Commission, pay a deposit of 10% of the purchase price in cash or bank guarantee on the day of the sale and the balance against transfer which shall be secure by a Building Society in form acceptable to the conveyancers, which guarantee shall be delivered by the purchaser to the sheriff within 21 (Twenty One) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction are available 24 (Twenty Four) hours before the auction at the office of the sheriff for Sheriff Bronkhorstspuit. at 51 Kruger Street, Bronkhorstspuit, GAUTENG PROVINCE.

The office of the sheriff for BRONKHORSTSPRUIT shall conduct the sale.

Advertising costs at current publication tariffs and sale costs according to Court Rules will apply.

Registration as a buyer is a pre-requisite, subject to certain conditions inter alia;

A.Directions of the Consumer Protection Act of 2008: <http://www.info.gov.za/view/DownloadFileAction?id=99961>.

B.FICA legislation in respect of identity and address particulars.

C. Payment of refundable registration fees.

D. Registration conditions.

NB; In terms of Rule 46:

1. (8)(a) (iii) any interested party may not less than 25 days prior to the date of sale, submit to the sheriff in writing further or amended conditions of sale;



2. (8) (d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the Execution Creditor, bondholder/s and interested parties, apply to the magistrate of the district for modification of the conditions of sale.

The aforesaid sale shall be subjected to the conditions of sale which may be inspected at the office of the sheriff of the High Court, Bronkhorstspuit at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE.

Dated at Pretoria on the 24 March 2022

NANDI BULABULA INC, 1000 ARCADIA STREET BETWEEN HILL & FESTIVAL STR, ARCADIA, PRETORIA 0007.  
Tel: 012 342 6456/1465. Fax: 012 342 8966. Ref: BULABULA/ZM/SEFA0023/17.

**Case No. 64949/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06) PLAINTIFF  
and NOLUTHANDO LEONTINE SAKAWULI (IDENTITY NUMBER: 601121 0620 085) DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-05-04, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET, PRETORIA**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a reserve price of R2 152 000.00, will be held by the SHERIFF OF THE HIGH COURT, PRETORIA EAST, at CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA) PRETORIA on WEDNESDAY the 4TH of MAY 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF PRETORIA EAST during office hours.

CERTAIN: ERF 477,,BRONBERG EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION J.R. PROVINCE OF GAUTENG, MEASURING 492 (FOUR HUNDRED AND NINETY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER T88962/2014, SUBJECT TO THE CONDITIONS CONTAINED IN THE AFORESSAID DEED OF TRANSFER AND FURTHER SUBJECT TO THE CONDITIONS IMPOSED BY CROWTHRONE HOME OWNERS' ASSOCIATION (REGISTRATION NUMBER 2005/040426/08) ALSO KNOWN AS: 68 LEANDER STREET, BRONBERG.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed:

MAIN DWELLING: ENTRANCE HALL, FAMILY ROOM, COMPUTER NOOK, DINING ROOM, KITCHEN, SCULLERY, 3 BEDROOMS, 2 BATHROOMS, 2 SHOWERS, 3 TOILETS, 2 GARAGES, 1 SERVANTS ROOM, BATHROOM/TOILET  
DOUBLE STOREY  
WALLS: BRICK/PLASTER  
ROOF: TILES  
FLOORS: TILES/CARPET/LAMINATED WOOD.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF PRETORIA EAST, CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA) PRETORIA, 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF PRETORIA EAST.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:  
(a) Directive of the Consumer Protection Act 68 of 2008 (URL  
<http://www.info.gov.za/view/DownloadFileAction?id=99961>).

- (b) FICA-legislation in respect of proof of identity and address particulars;
- (c) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;
- (d) Registration conditions.

Dated at Pretoria on the 9 March 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: R ISMAIL/CM/MAT66050.

**Case No. 21/27578**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: PHOENIX REGENT ESTATE 1 BODY CORPORATE, Plaintiff and MPHOSTOLI PAUL  
MNISI, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-19, 11:00, 614 JAMES CRESCENT, HALFWAY HOUSE MIDRAND**

IN EXECUTION OF A JUDGEMENT DEBT of the High Court Johannesburg, in the above action, a sale without a reserve price will be held at the office of the SHERIFF HALFWAY HOUSE ALEXANDRA on 19TH APRIL 2022 at 11:00 of the undermentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of the Sheriff Halfway House Alexandra, 614 James Crescent, Halfway House, Midrand

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed.

BEING: UNIT 48 PHOENIX REGENT ESTATE  
LOCAL AUTHORITY: CITY OF JHB METROPOLITAN MUNICIPALITY  
REGISTRATION DIVISION: NOT AVAILABLE  
MEASURING 67 SQUARE METRES, HELD BY DEED OF TRANSFERS: ST69857/2015  
SITUATE AT: UNIT 48 - (B03-16) PHOENIX REGENT ESTATE, CNR SKURWEBERG & PLATEBERG,  
NOORDWYK, MIDRAND  
IMPROVEMENTS (NOTHING GUARANTEED)

The following information is furnished but not guaranteed:

The property is a sectional title unit consisting of:  
3rd Floor; Lounge; 2 Bedrooms; Kitchen; 1 Bathroom; 1 Shower; 1 Toilet; single carport.  
Zoning: Residential Area;  
Boundary: Brick & Concrete;  
Main Building: Attached;  
Walls: Brick & Concrete;  
Roof: Harvey Tile;  
Floors: Tiles;

Nothing in this regard is guaranteed and the property is sold voetstoots.

**TERMS:**

1. 10% deposit from every bidder who intends to participate on the day of the sale and a R 100 000.00 registration fee with the balance payable against registration of transfer; a guarantee to be furnished within 21 (TWENTY-ONE) days from the date of sale.
2. The registration fee for the buyers will be R50,000.00.
3. The sale will be argued with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcase auction at shha.online. All terms and conditions available on shha.online or at 614 James Crescent, Halfway House, Midrand.

AUCTIONEERS CHARGES payable on the day of sale, to be calculated as follows:

6% (SIX PER CENT) on the first R100 000.00 (ONE HUNDRED THOUSAND RAND) proceeds of the sale;  
3.5% on R100 000.01 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000.00 (FOUR HUNDRED THOUSAND RAND);



1.5% on the balance of the proceeds up to the maximum fee of R40 000.00 (FORTY THOUSAND RAND) - Minimum charge R3 000.00 (THREE THOUSAND RAND)

Dated at ROODEPOORT on the 25 February 2022

RICHARDS ATTORNEYS INC., 593 ONTDEKKERS ROAD, MARAISBURG, 1716. Tel: 0872320090. Ref: MAT5327 - Phillip John Badenhorst.

**Case No. 40541/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: SMALL ENTERPRISE FINANCE AGENCY (Soc) LIMITED, Plaintiff and NEPPA ROADS AND SIGNS (PTY) LTD, 1<sup>st</sup> Defendant, BUSHY PETER NAPPAL, 2<sup>nd</sup> Defendant and SARAH GAZIMBI HLEZIPHI NAPPAL, 3<sup>rd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-05-11, 10h00, 51 KRUGER STREET, BRONKHORSTSPRUIT**

THIS IS A SALE IN EXECUTION IN PURSUANCE OF A JUDGMENT of the above Honourable Court dated 15 December 2020, and judicial attachment in terms of which the following Immovable Property has been placed under judicial attachment and will be sold in execution on the 11th day of May 2022 at 10h00 by the SHERIFF BRONKHORSTSPRUIT at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE, to the highest bidder.

ERF 695 ,BRONKHORSTSPRUIT EXT 1, REGISTRATION DIVISION JR, PROVINCE OF GAUTENG, IN EXTENT: 1050m2 (One Thousand Square Meters) HELD BY DEED OF TRANSFER T6162/1998 situated at 13 SPRINGBOK STREET, CITY OF TSHWANE (KUNGWINI MUNICIPALITY), GAUTENG PROVINCE. ZONING GENERAL RESIDENTIAL (NOTHING GUARANTEED).

The following information is furnished but not guaranteed. MAIN BUILDING; 4 BEDROOMS, 2 BATHROOMS, A DRESSING AREA, ENTRANCE HALL, TV ROOM, STUDY, LOUNGE, PANTRY AND KITCHEN. (The nature, extent, condition and existence of improvements are not guaranteed and are sold "voetstoots").

The purchaser shall in addition to the Auctioneers Commission, pay a deposit of 10% of the purchase price in cash or bank guarantee on the day of the sale and the balance against transfer which shall be secure by a Building Society in form acceptable to the conveyancers, which guarantee shall be delivered by the purchaser to the sheriff within 21 (Twenty One) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction are available 24 (Twenty Four) hours before the auction at the office of the sheriff for Sheriff Bronkhorstspuit. at 51 Kruger Street, Bronkhorstspuit, GAUTENG PROVINCE.

The office of the sheriff for BRONKHORSTSPRUIT shall conduct the sale.

Advertising costs at current publication tariffs and sale costs according to Court Rules will apply.

Registration as a buyer is a pre-requisite, subject to certain conditions inter alia;

A.Directions of the Consumer Protection Act of 2008: <http://www.info.gov.za/view/DownloadFileAction?id=99961>.

B.FICA legislation in respect of identity and address particulars.

C. Payment of refundable registration fees.

D. Registration conditions.NB; In terms of Rule 46: 1. (8)(a) (iii) any interested party may not less than 25 days prior to the date of sale, submit to the sheriff in writing further or amended conditions of sale; 2. (8) (d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the Execution Creditor, bondholder/s and interested parties, apply to the magistrate of the district for modification of the conditions of sale. The aforesaid sale shall be subjected to the conditions of sale which may be inspected at the office of the sheriff of the High Court, Bronkhorstspuit at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE.

Dated at PRETORIA on the 24 March 2022

NANDI BULABULA INC, 1000 ARCADIA STREET BETWEEN HILL & FESTIVAL STR, ARCADIA, PRETORIA, 0007.  
Tel: 012 342 6456/1465. Fax: 012 342 8966. Ref: BULABULA/ZM/SEFA0023/17.

**Case No. 354/21**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE

**In the matter between: BODY CORPORATE LA COTE D'AZUR (SS NO: 321/1986), Plaintiff and THEUNIS JACOBUS BESTER (ID NO: 580105 5121 004), Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-25, 10:00, THE SHERIFF'S OFFICE, NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff. The auction will be conducted by the Sheriff. MAB MAHLANGU, or her deputy.

**PROPERTY:**

1. A Unit consisting of an undivided 1/52nd (7/365th) share in Section No 46 (Unit No 507) as shown and more fully described in Sectional Plan No SS 321/1986 in the scheme known as LA COTE D'AZUR in respect of the land and building situate at Erf 3670, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 136 (One Hundred and Thirty Six) square metres in extend and

2. An undivided share in the common property in the scheme apportioned to the said in accordance with the participation quota as endorsed on the Section Plan. TITLE DEED NO: ST 2726-2/1989. S46U507-TIMESHARE WEEK: F027.

Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed) Improvements: The main building consists of a single storey with plastered walls and a roof. The floor is carpeted and tiled. Lounge and dining room combined bathroom and shower combined, 1 bedroom, kitchen, 1 bedroom with en-suite. The unit has a balcony and a carport. The common property consists of a swimming pool, Jacuzzi and is paved. (the nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

**THE CONDITIONS OF SALE-**

The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder. Advertising costs at current publication rates and sale costs according to court rules apply.

Registration as a buyer is a pre-requisite subject to Conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction.

All bidders are required to present their identity document together with their proof of residence for FICA compliance.

All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale.

The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his Attorney, and shall be furnished to the Sheriff within 10 days after the date of sale. Transfer shall be affected by the Attorneys for the Plaintiff KINGSLEY DU PLESSIS INC and the purchaser shall pay all transfer costs, including costs of any cancellation of any existing bonds, transfer duty costs and also current and arrear rates, taxed and/or levies, value added tax, attorney/client legal costs and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at MARGATE on the 8 March 2022

KINGSLEY DU PLESSIS INC, LOT 3158 BOYES LANE MARGATE. Tel: 0393173196. Ref: KDP/CB/31L855029.

**Case No. 483/21**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE  
**In the matter between: BODY CORPORATE LA COTE D'AZUR (SS 321/1986), Plaintiff and BODY CORPORATE LA COTE D'AZUR (SS 321/1986), Defendant**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-25, 10:00, THE SHERIFF'S OFFICE, NO.17A MGAZI AVENUE, U7MTENTWENI, PORT SHEPSTONE**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff. The auction will be conducted by the Sheriff. MAB MAHLANGU, or her deputy. PROPERTY: 1. A Unit consisting of a 1/52nd (7/365th) share in the unit consisting of Section No 4 (Unit No 104) as shown and more fully described in sectional plan no: SS 321/1986 in the scheme known as LA COTE D'AZUR in respect of the land and building situate at Erf 3670 Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 87 (Eighty Seven) square metres in extend and 2. An undivided share in the common property in the scheme apportioned to the said in accordance with the participation quota as endorsed on the Section Plan. TITLE DEED NO: ST 2151/1994.

**S04U104-TIMESHARE WEEK: F033**

Zoning: The property is zoned for residential purposes. (the accuracy hereof is not

guaranteed)Improvements: The main building is freestanding with plastered walls and a roof. The floors are carpeted and tiled.

Lounge and dining room combined, bathroom and shower combined, 1 bedroom, kitchen, 1 bedroom with en-suite. The unit has a

carport. Property is fenced. The common property consists of a swimming pool, Jacuzzi and paved braai area.(the nature, extent,

condition and existence of the improvements are not guaranteed, and are sold "voetstoots")THE CONDITIONS OF SALE-

The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder.Advertising costs at current publication rates and sale costs according to court rules apply.Registration as a buyer is a pre-requisite subject to Conditions, interalia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction.

All bidders are required to present their identity document together with their proof of residence for FICA compliance.All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale.

The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his Attorney, and shall be furnished to the Sheriff within 10 days after the date of sale.Transfer shall be affected by the Attorneys for the Plaintiff KINGSLEY DU PLESSIS INC and the purchaser shall pay all transfer costs, including costs of any cancellation of any existing bonds, transfer duty costs and also current and arrear rates, taxed and/or levies, value added tax, attorney/client legal costs and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at Margate on the 8 March 2022

KINGSLEY DU PLESSIS INC., LOT 3158 BOYES LANE, MARGATE. Tel: 0393173196. Ref: KDP/CB/31L855320.

**Case No. 1604/19**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE  
**In the matter between: BODY CORPORATE LA COTE D'AZUR, Plaintiff and BODY CORPORATE LA COTE D'AZUR, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-25, THE SHERIFF'S OFFICE, NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff.The auction will be conducted by the Sheriff. MAB MAHLANGU, or her deputy.

**PROPERTY:**

1. A Unit consisting of an undivided 1/52nd (7/365th) share in Section No 57 (Unit No 608) as shown and more fully described in Sectional Plan No SS 321/1986 in the scheme known as LA COTE D'AZUR in respect of the land and building situate at Erf 3670, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 136 (One Hundred and Thirty Six) square metres in extend and

2. An undivided share in the common property in the scheme apportioned to the said in accordance with the participation quota as endorsed on the Section Plan. TITLE DEED NO: ST 13639/1996. S57U608-TIMESHARE WEEK: M013.

Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed)Improvements:

The main building consists of a single storey with plastered walls and a roof. Lounge and dining room combined, bathroom and shower combined, 1 bedroom, kitchen, 1 bedroom with en-suite. The unit has a balcony and a carport.

The common property consists of a swimming pool, a Jacuzzi and paving. (the nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")THE CONDITIONS OF SALE-The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder.

Advertising costs at current publication rates and sale costs according to court rules apply.

Registration as a buyer is a pre-requisite subject to Conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id-99961>)

Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction.

All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale.

The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his Attorney, and shall be furnished to the Sheriff within 10 days after the date of sale. Transfer shall be affected by the Attorneys for the Plaintiff KINGSLEY DU PLESSIS INC and the purchaser shall pay all transfer costs, including costs of any cancellation of any existing bonds, transfer duty costs and also current and arrear rates, taxed and/or levies, value added tax, attorney/client legal costs and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at Margate on the 8 March 2022

KINGSLEY DU PLESSIS INC., LOT 3158 BOYES LANE MARGATE. Tel: 0393173196. Ref: KDUP/CB/31L855097.

**Case No. 2591/20**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE  
**In the matter between: UKUSA RIVER ESTATE HOME OWNERS ASSOCIATION, Plaintiff and KEITUMETSE  
KELIBONE THEKISO (ID NO: 940530 0367 085), Defendant**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-25, 10:00, THE SHERIFF'S OFFICE, NO.17A MGAZI AVENUE UMTENTWENI PORT SHEPSTONE**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff. The auction will be conducted by the Sheriff. MAB MAHLANGU, or her deputy. PROPERTY:

1. ERF 435, SEA PARK- known as The Ukusa River Estate Home Owners Association situated at Erf67 Sea Park. Registration Division E.T. Province of KwaZulu Natal. In the RAY NKONYENI MUNICIPALITY area IN EXTENT: 655 (Six Hundred and Fifty Five) Square Metres.

2. 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. TITLE DEED NO. T15443/2017.

Zoning: The property is a vacant stand (the accuracy hereof is not guaranteed) and is sold "voetstoots"

THE CONDITIONS OF SALE-The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder.

Advertising costs at current publication rates and sale costs according to court rules apply.

Registration as a buyer is a pre-requisite subject to Conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id-99961>)

Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction.

All bidders are required to present their identity document together with their proof of residence for FICA compliance.

All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale.

The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his Attorney, and shall be furnished to the Sheriff within 10 days after the date of sale. Transfer shall be affected by the Attorneys for the Plaintiff KINGSLEY DU PLESSIS INC and the purchaser shall pay all transfer costs, including costs of any cancellation of any existing bonds, transfer duty costs and also current and

arrear rates, taxed and/or levies, value added tax, attorney/client legal costs and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at Margate on the 8 March 2022

KINGSLEY DU PLESSIS INC, LOT 3158 BOYES LANE MARGATE. Tel: 0393173196. Ref: KDUP/CB/31U554109.

**Case No. D4057/2021  
docex 27**

IN THE HIGH COURT OF SOUTH AFRICA  
Kwazulu Natal Local Division, Durban

**In the matter between: Changing Tides 17 (PTY) LTD N.O (Registration No.2001/009766/07), Plaintiff and Dumisani Dlodlo, Identity Number 660325 5536 08 3, 1st Defendant and Angel Thembelihle Dlodlo, Identity Number 700516 0470 08 6, 2nd Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-28, 12:00, The Sheriff's Office, Acting Sheriff Durban South, Unit 1/2 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Morningside, Durban**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court in terms of which the following property will be sold in execution on 28 April 2022 at 12:00 at The Sheriff's Office, Acting Sheriff Durban South, Unit 1 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Morningside, Durban, subject to a reserve price.

By way of physical attendance at the Sheriff's Office, Acting Sheriff Durban South, Unit 1/2 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Morningside, Durban and or/online, by registering on Sheriff Durban North/Acting Sheriff Durban South profile on [www.onlineauctions.africa](http://www.onlineauctions.africa) (in accordance with the Consumer Protection Act 68 of 2008 as amended).

ERF 857, COEDMORE (EXTENSION NO. 1), REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL, MEASURING 1 012 (One Thousand and Twelve) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T4942/15 SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO  
PHYSICAL ADDRESS: 3 OSPREY ROAD, YELLOWWOOD PARK, DURBAN  
ZONING: RESIDENTIAL (NOTHING GUARANTEED)

IMPROVEMENTS: The following information is furnished but not guaranteed:

a free standing brick walls, tiled roof dwelling comprising of : main building : lounge and dining room - open plan, 4 bedrooms with built in cupboards, kitchen fully fitted with stove removed, 1 bathroom, 1 shower, 1 toilet, 1 ensuite : outbuilding: free standing brick walls, tiled roof and tiled floors comprising of lounge, 1 bedroom , 1 shower, 1 toilet, 2 garages, 1 carport, 1 storeroom : other boundary : fenced with wire mesh and concrete, swimming pool and paving (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

The aforementioned property will be sold as per the Conditions of Sale, which conditions and rules of this auction can be inspected 24 hours before the sale at the offices of the said Sheriff of the High Court for the district of Acting Sheriff Durban South, situated at UNIT 1 /2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

The Auction will be conducted by either Mr Allan Murugan, Acting Sheriff Durban South sin terms of Section 2 of the Sheriff's Act 90 of 1986 as amended and/or the duly appointed Deputies.

The Purchaser shall pay to the sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of the sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney, and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the conditions of sale. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from the date of occupation to the date of sale.

Advertising cost at current publication rate and sale cost according to Court rules apply.



Registration as a buyer is a pre-requisite subject to the following conditions, inter alia:

1. In accordance to the Consumer Protection Act 68 of 2008.  
(<http://www.info.gov.za/view/DownloadFilesAction?id=9961>)
2. Fica- legislation: requirement of proof of ID and residential address.
3. All bidders physically attending the auction are required to pay R15 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. All online bidders are required to pay R40 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
5. Registration conditions.
6. Adherence to Covid 19 regulations together with the directives as signed by the Minister of Justice and Correctional Services, The Honourable Lamola on the 23 July 2020.

Dated at Umhlanga on the 28 February 2022

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfong Circle, Ridgeside Office Park, Umhlanga. Tel: 0315705600. Fax: 0315705796. Ref: SOU27/4111.

**Case No. 20145/2016  
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IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Division, Johannesburg

**In the matter between: Absa Bank Limited (Reg. no. 1986/004794/06) Plaintiff and Tania Cholwich, Defendant**  
**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**  
**2022-04-29, 10:00, Sheriff Roodepoort, 182 Progress Road, Lindhaven, Roodepoort**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as set by the High Court of South Africa, Gauteng Division, Johannesburg, as per Court Order Dated 20 January 2022 at the office of the Sheriff Roodepoort, 182 Progress Road, Lindhaven, Roodepoort, 29 April 2022 at 10:00, to the highest bidder.

Full conditions of sale can be inspected at the offices of the Sheriff Roodepoort, at the same address as above and will also be read out prior to the sale.

No warranties are given with regard to the description and/or improvements.

Description: Erf 896, Little Falls Extension 2 Township, Registration Division: I.Q., The Province of Gauteng, Measuring 831 square metres, . Held by Deed of Transfer T26093/2003

Street address: Erf 896, Little Falls Extension 2 Township, also known as 832 Lisbon Avenue, Little Falls, Roodepoort, Gauteng Province

Zone: Residential

Nothing guaranteed in this regard:

Improvements: 4 x bedrooms, TV/Living room, lounge, 3 x bathrooms, dining room, kitchen, pantry, laundry, store room, swimming pool, jacuzzi, bar, play room, 2 x garages, Palisade fencing, Outer plastered walls, Flat roof

Take note of the following requirements for all prospective buyers:

1. As required by the sheriff, a refundable registration fee is payable on date of auction.
2. Presentation to the Sheriff of the following FICA documents: 2.1 Copy of Identity Document.  
2.2 Proof of residential address.

Dated at Pretoria on the 25 March 2022

Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax: 0866732397. Ref: ABS8/0861.

**Case No: 1179/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Division, Pretoria

**In the matter between: BUSINESS PARTNERS LIMITED, Plaintiff and MC KELLAR RADIO FREQUENCY PROJECTS (PTY) LTD, FIRST DEFENDANT, EMIL ARTHUR MCKELLAR, SECOND DEFENDANT, LARINA MCKELLAR, THIRD DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 11:00, THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENT: 3**

BE PLEASED TO TAKE NOTICE that in pursuance of a judgment obtained by the plaintiff against the second and third defendants, the immovable property registered in the name of second and third defendants shall be sold in execution by the Sheriff Tshwane North on the 29TH OF APRIL 2022 at 11h00 at the offices of THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3: to the highest bidder with a reserve price of R792 000.00, subject to the rights of the 1st bondholder:

PROPERTY: PORTION 4 OF ERF 148, MAYVILLE TOWNSHIP, REGISTRATION DIVISION J.R, PROVINCE OF GAUTENG, MEASURING 996 (NINE HUNDRED AND NINETY SIX) SQUARE METERS, HELD BY DEED OF TRANSFER NO T57439/2000, SITUATE AT 717 RHYS STREET, MAYVILLE, PRETORIA

PLACE OF SALE: THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3

IMPROVEMENTS: The property has been improved with the following improvements; no guarantee is however given in this regard:

1. Single storey dwelling constructed of a large amount of brick and mortar located on concrete foundations.
2. The walls are constructed of brick and mortar and are plastered and painted. Windows are plate glass and are secured by steel window frames. Steel security bars on opening windows.
3. The roof consists of insulated IBR sheeting secured to the A frame timber trusses and support purlins.
4. Internal walls are plastered and painted to current finish. Majority of the rooms are carpeted where the flooring in the bathrooms and kitchen is ceramic tiles.
5. The property is secured by a palisade fence and gate on the street front. The remainder walls are pre cast concrete or brick walls.
6. Covered parking area and wendy hut in the back garden.

CONDITIONS OF SALE: The conditions of Sale will lie for inspection at the offices of the Sheriff Tshwane North at 3 Vos and Brodrick Avenue, The Orchards, Ext 3 where it may be inspected during normal office hours. A deposit of 10% of the balance purchase price and the Sheriff's fees, any taxes as well as arrear rates shall be payable on the day of the sale by the Purchaser, the balance being payable on registration of transfer and to be secured by way of a bank guarantee which must be delivered within 21 days after the date of sale. The property is sold voetstoots. The purchaser shall also be liable inter alia for the costs of obtaining a clearance certificate.

Dated at Pretoria on the 14 February 2022

MORRIS POKROY ATTORNEYS, 65 GEORGE STORRARR DDRIVE, GROENKLOOF, PRETORIA. Tel: (012) 362 2631. Ref: Mr Pokroy/pk/PB00143.

Case No: 12743/2021

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IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07), Plaintiff and MATHIBE ANDRIES RAMATSHENG (IDENTITY NUMBER: 851112 5914 08 3), 1<sup>st</sup> Defendant & COLLET NOKUTHULA RAMATSHENG (IDENTITY NUMBER: 880726 0464 08 6), 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-28, 10:00, Sheriff of the High Court Vereeniging at 91 General Hertzog Road, Vereeniging**

In pursuance of a judgment and warrant granted on 4 August 2021 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 28 April 2022 at 10:00 by the Sheriff of the High Court Vereeniging at 91 General Hertzog Road, Vereeniging to the highest bidder:-

CERTAIN

1. A Unit consisting out of –

(a) Section number 3 as shown and more fully described on Sectional number SS 581/1999 in the scheme known as Peacehaven Court in respect of the land and building or buildings situated at Erf 204, Peacehaven Court Township, Local Authority: Emfuleni Local Municipality, of which section the floor area according to the said sectional plan is 64 (sixty four) square metres in extent; and

(b) an undivided share in and to the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan. SITUATED: Unit 3 Peacehaven Court, 27 Jansen Avenue, Peacehaven, 1939. MAGISTERIAL DISTRICT: Emfuleni.

Improvements: The information given regarding the improvements on the property and details regarding the number and nature of rooms within the property is not guaranteed. Neither the Execution Creditor nor the Sheriff shall be held liable for any inaccurate information pertaining to the property where access to the property was, for whatever reason, limited or impossible.

The improvements on the property consist of the following: DWELLING CONSISTS OF: RESIDENTIAL 1 x Lounge; 1 x Kitchen; 2 x Bedrooms; 1 x Bathroom. HELD by the DEFENDANTS, MATHIBE ANDRIES RAMATSHENG (IDENTITY NUMBER: 851112 5914 08 3) and COLLET NOKUTHULA RAMATSHENG (IDENTITY NUMBER 880726 0464 08 6), under their names under Deed of Transfer No. ST54608/2017.

The full conditions may be inspected at the offices of the Sheriff of the High Court Vereeniging at 91 General Hertzog Road, Vereeniging. Attorney For Plaintiff, Lgr Incorporated, First Floor, Silver Well Retail And Office Park, 27 Graham Road, Silver Lakes, Pretoria, Po Box 2766, Pretoria, 0001, Tel: (012) 817 4765, Fax: 086 697 7980. E-Mail: srossouw@lgr.co.za, Ref. Sr/AM/IC000302, C/O Alant, Gell & Martin Incorporated, Block E, Glenfield Office Park, 361 Oberon Avenue, Faerie Glen, Pretoria, Postnet Suite 255, Private Bag X20009, Garsfontein, 0042, Tel: (012) 492 5617, Fax: 086 664 1624

Dated at Pretoria on the 22 February 2022

LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria 0001, C/O Alant, Gell & Martin Inc. Block E, Glenfield Office Park, 361 Oberon Avenue, Faerie Glen, Pretoria. Tel: (012) 492 5617, Fax: 086 664 1624. Tel: (012)817-4765. Fax: 086 697 7980. Ref: S Rossouw/AM/IC000121.

**Case No: 9477/2021**

**Docex 120, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06), EXECUTION CREDITOR and JOSALINE SHARON YOUNG (ID NUMBER: 641216 0117 082) - FIRST JUDGMENT DEBTOR AND WAYNE GREGORY YOUNG (ID NUMBER: 600111 5073 084) - SECOND JUDGMENT DEBTOR**

NOTICE OF SALE IN EXECUTION

**2022-04-28, 11:00, 44 SILVER PINE AVENUE, MORET, RANDBURG**

In execution of a Judgment of the High Court of South Africa, Gauteng Division, Pretoria in the above mentioned suit, a sale with reserve price of R1 129 258.50, will be held by the Acting Sheriff RANDBURG SOUTH WEST, at 44 SILVER PINE AVENUE, MORET, RANDBURG on THURSDAY the 28TH APRIL 2022 at 11H00 of the undermentioned property of the Judgment Debtors subject to the conditions of sale which are available for inspection at the offices of the Acting Sheriff RANDBURG SOUTH WEST during office hours: ERF 1067, BROMHOF EXT 51 TOWNSHIP, REGISTRATION DIVISION I.Q., GAUTENG PROVINCE, MEASURING 323 (THREE HUNDRED AND TWENTY-THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T23211/2004, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. MAGISTERIAL DISTRICT: JOHANNESBURG NORTH. ALSO KNOWN AS: 38 CATALINA CLOSE (SITUATED IN KELLY AVENUE), BROMHOF, 2054, GAUTENG PROVINCE. Particulars of the property and the improvements thereon are provided herewith, but are NOT GUARANTEED. A dwelling with tiled roof consisting of: 3 bedrooms, 2 bathrooms, kitchen, lounge, dining room, TV room, garage. Consumer Protection Act 68 of 2008. Registration as Buyer is a pre-requisite subject to Conditions, inter alia:

- (a) Directive of the Consumer Protection Act 68 of 2008;
- (b) FICA-legislation - proof of identity and address particulars;
- (c) Payment of a registration fee of R10 000.00 (payable by EFT - refundable);
- (d) Registration Conditions;
- (e) Registration form to be completed before the Auction.

The Purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by way of EFT, on the day of sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor of his or here attorney, and shall be furnished to the Sheriff within 21 (twenty one) days after the sale. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1%



per month from date of possession to date of transfer. Inspect conditions at THE ACTING SHERIFF RANDBURG SOUTH WEST'S OFFICE, 44 SILVER PINE AVENUE, MORET, RANDBURG. TELEPHONE NUMBER: (011) 791-0771/2.

Dated at Pretoria on the 30 March 2022

STRYDOM BRITS MOHULATSI INC BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Tel: 012 365 1887. Ref: M JONKER/AM/DH39139.

**Case No: 721/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
(THE NORTH WEST HIGH COURT MAHIKENG)

**In the matter between: LOUIS JOHANNES VAN DER WESTHUIZEN, 1<sup>st</sup> Plaintiff and JOHANNA GERTRUIDA VAN DER WESTHUIZEN, 2<sup>nd</sup> Plaintiff and THE MINISTER OF POLICE, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-29, 10:00, 43 PIET RETIEF STREET, ZEERUST**

1 x WHITE NISSAN DOUBLE CAB REG: JTS 644 NW

1 x WHITE FORD RANGER REG: KBR 370 NW

1 X BLACK NISSAN HARDBODY DOUBLE CAB REG: BSW 081 NW

Dated at MAHIKENG on the 30 March 2022

LABUSCHAGNE ATTORNEYS, 19 CONSTANTIA DRIVE, RIVIERA PARK, MAHIKENG. Tel: 0183816828. Fax: 0183812420. Ref: GGL/BVN/GW1079.

**Case No: 2002/12589**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, JOHANNESBURG)

**In the matter between: ANTHONY PETER VALE, Plaintiff and PULENG LUCY NTELE N.O. In her capacity as Executrix of the Estate Late Jim Bashimane Ntele, Defendant**

NOTICE OF SALE IN EXECUTION

**2022/04/22, 09H30, SHERIFF BOKSBURG - 182 LEEUWPOORT STREET, BOKSBURG**

The following property will be sold in execution in this matter at the Sheriff Boksburg, 182 Leeuwpoort St, Boksburg, Johannesburg, on Friday, 22 April 2022 at 11H00.

PORTION 419 OF ERF 193, VILLA LIZA TOWNSHIP, REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG, measuring 304 m<sup>2</sup> (Three Hundred and Four Square Metres), mortgaged under Mortgage Bond Number B56988/2000, situated at 29 AGAPANTHA CLOSE, VILLA LIZA, BOKSBURG

The conditions of sale can be inspected at the office of the Sheriff and provides inter alia that the property is sold voetstoots; that auctioneers commission plus 10% of the purchase price is payable in cash immediately against transfer, to be secured within 14 days thereafter.

Dated at KRUGERSDORP on the 31 March 2022

A VAN DER MERWE ATTORNEYS, UNIT 11 MONUMENT ARCH, 268 VOORTREKKER STREET, MONUMENT, KRUGERSDORP. Tel: 010 597 7720. Ref: MS VAN DER MERWE/V309.

**Case No: 2004/21115**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: ANTHONY PETER VALE, Plaintiff and MARGARET LOIS HARRIS, Defendant**

NOTICE OF SALE IN EXECUTION

**2022/03/22, 11H00, SHERIFF HALFWAY HOUSE - ALEXANDRA, 614 JAMES CRESCENT, HALFWAY HOUSE  
(SALE ONLINE AT [shha.online](http://shha.online))**

REMAINING EXTENT OF HOLDING 104 PRESIDENT PARK AGRICULTURAL HOLDINGS  
SITUATE AT HLDG/04 PRETORIUS STREET, PRESIDENT PARK, MIDRAND

BEING A STAND ON WHICH IS ERECTED ONE MAIN HOUSE, WITH 2 COTTAGES, ONE WENDY HOUSE AND ONE ONE-ROOM SHACK. THE MAIN HOUSE HAVING 2 BEDROOMS, 2 BATHROOMS, KITCHEN, DINING AREA AND A GARDEN. THE 1ST COTTAGE HAS 1 BEDROOM, 1 BATHROOM, KITCHEN, AND 1 STOREROOM. THE 2ND COTTAGE HAS 3 BEDROOMS, 1 BATHROOM, AND 1 TOILET. THE WENDY HOUSE CONTAINS 2 BEDROOMS AND 1 BATHROOM.

The sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at [shha.online](http://shha.online). All terms and conditions available on [shha.online](http://shha.online) or at 614 James Crescent, Halfway House, Midrand.

The conditions of sale can be inspected at the office of the Sheriff and provides inter alia that the property is sold voetstoots; that auctioneers commission plus 10% of the purchase price is payable in cash immediately against transfer, to be secured within 14 days thereafter.

Dated at KRUGERSDORP on the 4 March 2022

A VAN DER MERWE ATTORNEYS, UNIT 11 MONUMENT ARCH, 268 VOORTREKKER STREET, MONUMENT, KRUGERSDORP. Tel: 010 597 7720. Ref: MS VAN DER MERWE/V309.

Case No. 31778/2019  
DOCEX 178, PRETORIA

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

In the matter between: **ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LIMITED**  
**ABSA BANK LIMITED, Plaintiff and SAMUEL THAFENE MOTSHABI, 1<sup>st</sup> Defendant and ELIZABETH**  
**MOTSHABI, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2022-05-05, 10:00, THE SHERIFF'S OFFICE, KEMPTON PARK AND TEMBISA: 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1, KEMPTON PARK**

In pursuance of a judgment granted by this Honourable Court on 6 APRIL 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R500 000.00, by the Sheriff of the High Court KEMPTON PARK AND TEMBISA, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, KEMPTON PARK AND TEMBISA: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

REMAINING EXTENT OF ERF 5107, BIRCH ACRES EXTENSION 33 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 328 (THREE HUNDRED AND TWENTY EIGHT) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T32652/2016, SUBJECT TO THE CONDITIONS THEREIN CONTAINED (also known as: 5107 MOGO STREET, BIRCH ACRES EXTENSION 33, KEMPTON PARK, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed) 2 BEDROOMS, BATHROOM, TV/LIVING ROOM AND KITCHEN

Dated at PRETORIA on the 2 March 2022

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Tel: (012) 807 3366. Fax: 086 206 8695. Ref: U21937/DBS/N FOORD/CEM.

Case No. 5226/2020  
DOCEX 178, PRETORIA

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and GIDEON MACHIEL DU PLESSIS, 1<sup>st</sup> Defendant and SHARLENE TRACY BEZUIDENHOUT, 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-05-04, 11:00, THE SHERIFF'S OFFICE, SPRINGS: 99 8TH STREET, SPRINGS**

In pursuance of a judgment granted by this Honourable Court on 5 NOVEMBER 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R190 000.00, by the Sheriff of the High Court SPRINGS, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, SPRINGS: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

PORTION 5 OF ERF 1274, STRUBENVALE TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, IN EXTENT: 1 115 (ONE THOUSAND ONE HUNDRED AND FIFTEEN) SQUARE METRES, HELD BY DEED OF TRANSFER T23378/2007. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO (also known as: 18 FRIKKIE STREET, STRUBENVALE, SPRINGS, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI EAST

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, BATHROOM & OUTBUILDING: GARAGE, STAFF QUARTERS, STORE ROOM, 2 CARPORTS (1 SINGLE AND 1 DOUBLE), TOILET & OTHER FACILITY: ELECTRONIC GATE

Dated at PRETORIA on the 1 March 2022

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Tel: (012) 807 3366. Fax: 086 206 8695. Ref S13358/DBS/N FOORD/CEM.

**Case No. 76293/2017  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-05-05, 10:00, THE SHERIFF'S OFFICE, KEMPTON PARK AND TEMBISA: 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1, KEMPTON PARK**

In pursuance of judgments granted by this Honourable Court on 6 MARCH 2018 and 6 OCTOBER 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R10 000.00, by the Sheriff of the High Court KEMPTON PARK AND TEMBISA, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, KEMPTON PARK AND TEMBISA: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

1. A UNIT CONSISTING OF -

(A) SECTION NO. 4 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS690/2003 IN THE SCHEME KNOWN AS DOLPHIN COURT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 1368 KEMPTON PARK EXTENSION 5 TOWNSHIP, LOCAL AUTHORITY: CITY OF EKURHULENI METROPOLITAN MUNICIPALITY, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 84 (EIGHTY FOUR) SQUARE METRES IN EXTENT; AND

(B) 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 UNDER DEED OF TRANSFER ST74891/2014 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER

2. AN EXCLUSIVE USE AREA DESCRIBED AS GARAGE G4, MEASURING: 19 (NINETEEN) SQUARE METRES, BEING AS SUCH PART OF THE COMMON PROPERTY, COMPRISING THE LAND AND THE SCHEME KNOWN AS DOLPHIN COURT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 1368 KEMPTON PARK EXTENSION 5 TOWNSHIP, LOCAL AUTHORITY: CITY OF EKURHULENI METROPOLITAN MUNICIPALITY, AS SHOWN AS MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS690/2003, HELD UNDER NOTARIAL DEED OF CESSION NO. SK5761/2014S AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID NOTARIAL DEED OF CESSION (also known as: 4 DOLPHIN COURT, 26 DUVENAGE AVENUE, KEMPTON PARK, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM, COVERED PATIO & BASEMENT PARKING

Dated at PRETORIA on the 25 February 2022

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Tel: (012) 807 3366. Fax: 086 206 8695. Ref: S12389/DBS/N FOORD/CEM.

**Case No. 47290/2017  
DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**IN THE MATTER BETWEEN: ABSA BANK LIMITED, Plaintiff and CANDICE DELMAINE MAURICE (FORMERLY FRANKFORT), Defendant**

NOTICE OF SALE IN EXECUTION

**2022-05-04, 09:00, THE SHERIFF'S OFFICE, LENASIA NORTH: NO. 5 2ND AVENUE, CNR STATION ROAD, ARMADALE (KNOWN AS VIKING), JOHANNESBURG**

In pursuance of a judgment granted by this Honourable Court on 20 NOVEMBER 2017, a Warrant of Execution issued on 11 DECEMBER 2017, and an Order in terms of Rule 46A(9)(a) granted on 15 JULY 2019, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R320 000.00, by the Sheriff of the High Court LENASIA NORTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, LENASIA NORTH: whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or the Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property.

ERF 5211, ELDORADO PARK EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING 435 (FOUR HUNDRED AND THIRTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T32685/2012, SUBJECT TO THE CONDITIONS THEREIN CONTAINED (also known as:

14 HEATHERLANDS STREET, ELDORADO PARK EXTENSION 4, GAUTENG)

MAGISTERIAL DISTRICT: JOHANNESBURG CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM & OUTBUILDING: SINGLE GARAGE

Dated at PRETORIA on the 1 March 2022

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Tel: (012) 807 3366. Fax: 086 206 8695. Ref: U20306/DBS/N FOORD/CEM.

**Case No. 352/21**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE

**In the matter between: BODY CORPORATE LA COTE D'AZUR (SS NO: 321/1986), Plaintiff and GRAHAM WALLACE REECE ALLEN (ID NO: 631106 5051 083), 1<sup>st</sup> Defendant & JACOBA WELHELMINA ALLEN (ID NO: 530527 0185 083), 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff. The auction will be conducted by the Sheriff. MAB MAHLANGU, or her deputy.

**PROPERTY:**

1. A Unit consisting of a 1/52nd (7/365th) share in the unit consisting of Section No 41 (Unit No 502) as shown and more fully described in sectional plan no: SS 321/1986 in the scheme known as LA COTE D'AZUR in respect of the land and building situate at Erf 3670, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 169 (One Hundred and Sixty Nine) square metres in extend and

2. An undivided share in the common property in the scheme apportioned to the said in accordance with the participation quota as endorsed on the Section Plan. TITLE DEED NO: ST 5997/2018.S41U502-TIMESHARE WEEK: F024

Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed)

Improvements: The main building consists of a freestanding dwelling with plastered walls and a roof. The floors are tiled. Lounge and dining room combined, bathroom and shower combined, 2 bedrooms, kitchen, 1 bedroom with en-suite. The dwelling has a balcony on the top floor and a carport. Property is fenced. The common property consists of a swimming pool, Jacuzzi and paved braai area..(the nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

**THE CONDITIONS OF SALE-**

The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder. Advertising costs at current publication rates and sale costs according to court rules apply. Registration as a buyer is a pre-requisite subject to Conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction.

All bidders are required to present their identity document together with their proof of residence for FICA compliance.

All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale.

The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his Attorney, and shall be furnished to the Sheriff within 10 days after the date of sale. Transfer shall be affected by the Attorneys for the Plaintiff KINGSLEY DU PLESSIS INC and the purchaser shall pay all transfer costs, including costs of any cancellation of any existing bonds, transfer duty costs and also current and arrear rates, taxed and/or levies, value added tax, attorney/client legal costs and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at Margate on the 8 March 2022

KINGSLEY DU PLESSIS INC, LOT 3158 BOYES LANE, MARGATE. Tel: 0393173196. Ref: KDP/CB/31L855342.

**Case No. 20823/2019  
DX 271, JOHANNESBURG**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Mercantile Bank Limited, Plaintiff and The Trustees for the time being of the DSM Trust, 1st Defendant, Dineo Precious Seletswane N.O., 2nd Defendant, Elizabeth Rathebe N.O., 3rd Defendant and Dineo Precious Seletswane, 4th Defendant**

**Notice of Sale in Execution**

**2022-04-26, 11:00, Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House.**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 18 DECEMBER 2020 in terms of which the following property will be sold in execution on 26 APRIL 2022 at 11h00 at the offices of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House to the highest bidder without reserve:

Certain Property: Erf 966, Dainfern Extension 6 Township, Registration Division J.R., The Province Of Gauteng, Measuring 1153 (One Thousand One Hundred And Fifty Three) Square Metres, Held By Deed Of Transfer No. T21622/2017, Subject To The Conditions Therein Contained And More Especially, Subject To The Conditions Imposed In Favour Of The Dainfern Homeowners Association NPC (Registration Number 1991/004217/08)

Physical Address: No. 966 Woodchester Place, Dainfern Extension 6, Johannesburg

Zoning: Residential

Improvements: The following information is furnished but not guaranteed: Entrance Hall, Lounge, Living Room, Dining Room, Study, Kitchen, Scullery, 3 Bedrooms, 2 Bathrooms, Guest Bathroom, Patio (The nature, extent, condition and existence of the improvements are not guaranteed)

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (one hundred thousand rand) from the proceeds of the sale, 3.5% (three point five percent) on the amount between R100 001.00 (one hundred thousand and one rand) and R400 000.00 (four hundred thousand rand) from the proceeds of the sale and 1.5% (one point five percent) on the balance thereof, subject to a maximum commission of R40 000.00 (forty thousand rand) and a minimum commission of R3 000.00 (three thousand rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or EFT only (no cheques will be accepted) into the Sheriff's trust account (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into the Sheriff's trust account), immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction are available 24 hours before the auction at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House.

The Sheriff Randburg West will conduct the sale.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R2 000.00 in cash,

D) Registration conditions. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, during normal office hours Monday to Friday.

Dated at Randburg on the 23 March 2022

Bezuidenhout Van Zyl & Associates Inc., Unit 2 Surrey Square on Republic, Cnr Surrey Avenue & Republic Road, Ferndale, Randburg. Tel: 011 504 5300. Fax 086 764 4637. Ref: MAT64862/Mr. Kulu Pyper.

**Case No. 20823/2019**

**DX 271, JOHANNESBURG**

**IN THE HIGH COURT OF SOUTH AFRICA**

**GAUTENG DIVISION, PRETORIA**

**In the matter between: Mercantile Bank Limited, Plaintiff and The Trustees for the time being of the DSM Trust, 1st Defendant, Dineo Precious Seletswane N.O., 2nd Defendant, Elizabeth Rathebe N.O., 3rd Defendant and Dineo Precious Seletswane, 4th Defendant**

**Notice of Sale in Execution**

**2022-04-26, 11:00, Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 18 DECEMBER 2020 in terms of which the following property will be sold in execution on 26 APRIL 2022 at 11h00 at the



offices of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House to the highest bidder without reserve:

Certain Property: Erf 966, Dainfern Extension 6 Township, Registration Division J.R., The Province Of Gauteng, Measuring 1153 (One Thousand One Hundred And Fifty Three) Square Metres, Held By Deed Of Transfer No. T21622/2017, Subject To The Conditions Therein Contained And More Especially Subject To The Conditions Imposed In Favour Of The Dainfern Homeowners Association NPC (Registration Number 1991/004217/08)

Physical Address: No. 966 Woodchester Place, Dainfern Extension 6, Johannesburg

Zoning: Residential

Improvements: The following information is furnished but not guaranteed: Entrance Hall, Lounge, Living Room, Dining Room, Study, Kitchen, Scullery, 3 Bedrooms, 2 Bathrooms, Guest Bathroom, Patio (The nature, extent, condition and existence of the improvements are not guaranteed)

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (one hundred thousand rand) from the proceeds of the sale, 3.5% (three point five percent) on the amount between R100 001.00 (one hundred thousand and one rand) and R400 000.00 (four hundred thousand rand) from the proceeds of the sale and 1.5% (one point five percent) on the balance thereof, subject to a maximum commission of R40 000.00 (forty thousand rand) and a minimum commission of R3 000.00 (three thousand rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or EFT only (no cheques will be accepted) into the Sheriff's trust account (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into the Sheriff's trust account), immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction are available 24 hours before the auction at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House. The Sheriff Randburg West will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.(URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>).

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R2 000.00 in cash,

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, during normal office hours Monday to Friday.

Dated at RANDBURG on the 23 March 2022

Bezuidenhout Van Zyl & Associates Inc., Unit 2 Surrey Square on Republic, Cnr Surrey Avenue & Republic Road, Ferndale, Randburg. Tel: 011 504 5300. Fax: 086 764 4637. Ref: MAT64862/Mr. Kulu Pyper.

**Case No. 721/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
THE NORTH WEST HIGH COURT MAHIKENG

**In the matter between: LOUIS JOHANNES VAN DER WESTHUIZEN, 1<sup>st</sup> Plaintiff and JOHANNA GERTRUIDA VAN DER WESTHUIZEN, 2<sup>nd</sup> Plaintiff and THE MINISTER OF POLICE, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-29, 10:00, 43 PIET RETIEF STREET, ZEERUST**

1 x WHITE NISSAN DOUBLE CAB REG: JTS 644 NW

1 x WHITE FORD RANGER REG: KBR 370 NW

1 X BLACK NISSAN HARDBODY DOUBLE CAB REG: BSW 081 NW

Dated at Mahikeng on the 30 March 2022

LABUSCHAGNE ATTORNEYS, 19 CONSTANTIA DRIVE, RIVIERA PARK, MAHIKENG. Tel: 0183816828. Fax: 0183812420. Ref: GGL/BVN/GW1079.

**Case No. 2020/30726  
DX 271, JOHANNESBURG**



IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Firststrand Bank Limited, Plaintiff and Phumalane Sipho Mbatha, Defendant**

Notice of sale in execution

**2022-04-26, 11:00, Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway house**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 13 October 2021 in terms of which the following property will be sold in execution on 26 April 2022 at 11h00 at Sheriff Randburg West at Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand, subject to a reserve price of R600 000.00:

Certain Property: Section No 63 As Shown And More Fully Described On Sectional Plan No. SS577/2011, In The Scheme Known As Douglas Gate In Respect Of The Land And Building Or Buildings Situate At Douglasdale Extension 167 Township, Local Authority: City Of Johannesburg Metropolitan Municipality, Of Which Section The Floor Area, According To The Said Sectional Plan, Is 70 (Seventy) Square Metres In Extent; And 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 Number ST49213/2012 And Subject To Such Conditions As Set Out In The Aforesaid Deed Of Transfer Number

Physical Address: Section no. 63 Douglas Gate, Niven Road, Douglasdale ext 16

Zoning: Residential

Improvements: The following information is furnished but not guaranteed: Lounge, Kitchen, 2 Bedrooms, Bathroom, Shower, Water Closet, Carport (The nature, extent, condition and existence of the improvements are not guaranteed)

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (one hundred thousand rand) from the proceeds of the sale, 3.5% (three point five percent) on the amount between R100 001.00 (one hundred thousand and one rand) and R400 000.00 (four hundred thousand rand) from the proceeds of the sale and 1.5% (one point five percent) on the balance thereof, subject to a maximum commission of R40 000.00 (forty thousand rand) and a minimum commission of R3 000.00 (three thousand rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or EFT only (no cheques will be accepted) into the Sheriff's trust account (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into the Sheriff's trust account), immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House

The Sheriff Randburg West will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

- A) Directive of the Consumer Protection Act 68 of 2008 ([URLhttp://www.info.gov.za/view/DownloadFileAction?id=99961](http://www.info.gov.za/view/DownloadFileAction?id=99961))
- B) FICA - legislation i.r.o. proof of identity and address particulars.
- C) Payment of a Registration Fee of R50 000.00 in cash
- D) Registration conditions

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, during normal office hours Monday to Friday.

Dated at Randburg on the 25 January 2022

Bezuidenhout Van Zyl & Associates, Unit 2 Surrey Square on Republic, Cnr Surrey Avenue & Republic Road, Randburg. Tel: 011 504 5300. Fax: 086 694 2250. Ref: MAT67633.

**Case No. 20823/2019  
DX 271, JOHANNESBURG**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Mercantile Bank Limited, Plaintiff and The Trustees for the time being of the DSM Trust, 1st Defendant, Dineo Precious Seletswane N.O., 2nd Defendant, Elizabeth Rathebe N.O., 3rd Defendant and Dineo Precious Seletswane, 4th Defendant**

Notice of Sale in Execution

**2022-04-26, 11:00, Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 18 DECEMBER 2020 in terms of which the following property will be sold in execution on 26 APRIL 2022 at 11h00 at the offices of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House to the highest bidder without reserve:

Certain Property: Erf 966, Dainfern Extension 6 Township, Registration Division J.R., The Province Of Gauteng, Measuring 1153 (One Thousand One Hundred And Fifty Three) Square Metres, Held By Deed Of Transfer No. T21622/2017, Subject To The Conditions Therein Contained And More Especially Subject To The Conditions Imposed In Favour Of The Dainfern Homeowners Association NPC (Registration Number 1991/004217/08)

Physical Address: No. 966 Woodchester Place, Dainfern Extension 6, Johannesburg

Zoning: Residential

Improvements: The following information is furnished but not guaranteed: Entrance Hall, Lounge, Living Room, Dining Room, Study, Kitchen, Scullery, 3 Bedrooms, 2 Bathrooms, Guest Bathroom, Patio (The nature, extent, condition and existence of the improvements are not guaranteed)

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (one hundred thousand rand) from the proceeds of the sale, 3.5% (three point five percent) on the amount between R100 001.00 (one hundred thousand and one rand) and R400 000.00 (four hundred thousand rand) from the proceeds of the sale and 1.5% (one point five percent) on the balance thereof, subject to a maximum commission of R40 000.00 (forty thousand rand) and a minimum commission of R3 000.00 (three thousand rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or EFT only (no cheques will be accepted) into the Sheriff's trust account (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into the Sheriff's trust account), immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House.

The Sheriff Randburg West will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

- A) Directive of the Consumer Protection Act 68 of 2008.  
(URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>).
- B) FICA - legislation i.r.o. proof of identity and address particulars.
- C) Payment of a Registration Fee of R2 000.00 in cash,
- D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, during normal office hours Monday to Friday.

Dated at Randburg on the 23 March 2022

Bezuidenhout Van Zyl & Associates Inc., Unit 2 Surrey Square on Republic, Cnr Surrey Avenue & Republic Road, Ferndale, Randburg. Tel: 011 504 5300. Fax: 086 764 4637. Ref: MAT64862/Mr. Kulu Pyper.

**Case No. EL1193/17**  
**Docex 66, East London**

IN THE HIGH COURT OF SOUTH AFRICA  
(EAST LONDON CIRCUIT LOCAL DIVISION)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and NIGEL BICKOO, First Defendant**  
**NATALIE ROMILDE BICKOO, Second Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-22, 10:00, 75 Longfellow Street, Quigney, East London**

In pursuance of a Judgment of the above Honourable Court granted on 19 December 2017 and a WRIT of Attachment issued on 12 January 2018 the following property will be sold in execution, by Public Auction, without reserve, to the highest bidder on Friday, 22 April 2022 at 75 Longfellow Street, Quigney, East London.

Erf 18005, East London, Buffalo City Metropolitan Municipality, Division of East London, Province of the Eastern Cape, in extent 1023 square metres and situated in the Magisterial District of East London at 28 Lonsdale Drive, Sunnyridge, East London. Held under Deed of Transfer No. T2325/2009.

The Conditions of Sale will be read prior to the sale and may be inspected at the Office of the Sheriff of the High Court, 75 Longfellow Street, Quigney, East London.

Further details can be obtained from the offices of the Plaintiff's attorneys at 16 Tecoma Street, Berea, East London, telephone (043)743-1351.

Terms: Deposit of 10% and Sheriff's charges at 6% on the proceeds of the sale which shall be paid by the purchaser up to a price of R100 000.00, 3.5% on R100 000.00 to R400 000.00 and 1.5% on the balance of the proceeds of the sale up to a maximum of

R40 000.00 subject to a minimum of R3 000.00 plus VAT on Sheriff's charges on the date of sale, the balance against the transfer to be secured by a bank guarantee, to be approved of by the Plaintiff's attorneys, to be furnished to the Sheriff within 21 days from the date of the sale.

The following improvements on the property are reported, but in this regard nothing is guaranteed: Dwelling with entrance hall, lounge, dining room, kitchen, 4 bedrooms, bathroom, 2 showers, 2 w/c's, 2 out garages and entertainment room

Zoned: Residential

Dated at East London on the 24 March 2022

Changfoot ~ Van Breda, 16 Tecoma Street, Berea, East London. Tel: (043)743-1351. Fax: (043)743-1130. Ref: N.J. RISTOW/ddb/MIN25/0137.

**Case No. 44101/2017**

IN THE HIGH COURT OF SOUTH AFRICA

Gauteng Division, Pretoria

**In the matter between: The Standard Bank of South Africa Limited (Registration Number: 1962/000738/06), Plaintiff and Ralebitso Stefans Polile (Identity Number: 750720 5619 08 0), 1<sup>st</sup> Defendant and Harriet Lebohang Mohlaoli (Identity Number: 791129 0636 08 4), 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-22, 10:00, Acting Sheriff of the High Court, Sheriff Vereeniging at Unit 5B, Sentio Building, Ground Floor, Frikkie Meyer Boulevard, Vanderbijlpark**

In pursuance of a judgment and warrant granted on 18 October 2017 and on 7 March 2019 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 22 April 2022 at 10:00 by the Acting Sheriff of the High Court, Sheriff Vereeniging at Unit 5B, Sentio Building, Ground Floor, Frikkie Meyer Boulevard, Vanderbijlpark to the highest bidder:-

CERTAIN: ERF 343, VANDERBIJL PARK CENTRAL WEST NO.3 TOWNSHIP, SITUATED: 23 ARMSTRONG STREET, VANDERBIJLPARK, MAGISTERIAL DISTRICT: EMFULENI, REGISTRATION DIVISION: I.Q., THE PROVINCE OF GAUTENG, MEASURING: 650 (SIX HUNDRED AND FIFTY) SQUARE METRES, AS HELD BY THE DEFENDANTS UNDER DEED OF TRANSFER NUMBER: T160231/2007.

Improvements: The information given regarding the improvements on the property and details regarding the number and nature of rooms within the property is not guaranteed. Neither the Execution Creditor nor the Sheriff shall be held liable for any inaccurate information pertaining to the property where access to the property was, for whatever reason, limited or impossible.

The improvements on the property consist of the following: DWELLING CONSISTS OF: RESIDENTIAL, MAIN BUILDING: 3 X BEDROOMS (ESTIMATED) 1 X BATHROOM (ESTIMATED), 1 X WATER CLOSET (WC) (ESTIMATED), 1 X KITCHEN (ESTIMATED), 1 X DINING ROOM (ESTIMATED), 1 X LOUNGE (ESTIMATED),

1 X ENTRANCE HALL (ESTIMATED), OUTBUILDING: 1 X SERVANT'S QUARTER (ESTIMATED),

1 X GARAGE (ESTIMATED), 1 X WATER CLOSET (WC) (ESTIMATED), GARDEN, FENCING: BRICK WALL, OTHER: WALL TYPE: BRICK & PLASTER - PAINTED, FLOOR TYPE: TILES, ROOF TYPE: MAIN BUILDING - TILES - PAINTED, GUTTER TYPE: MAIN BUILDING - SINK - PAINTED, DESIGN TYPE: CONVENTIONAL. (The afore going inventory is borne out by a sworn Valuation Report in respect of the property dated 15 January 2019 and prepared by a Professional Valuer: Gavin C. Haschick in conjunction with the Sheriff's Report in respect of the property dated 21 June 2019 prepared by Deputy Sheriff DJ Lawson. No access was gained to the property when the inventory was compiled.) HELD by the DEFENDANTS, Ralebitso Stefans Polile (Identity Number: 750720 5619 08 0) and Harriet Lebohang Mohlaoli (Identity Number: 791129 0636 08 4), under their names under Deed of Transfer No. T160231/2007.

Take further note that:

1.1. The Sale in Execution is conducted in accordance with the Consumer Protection Act 68 of 2008 as amended in pursuance of an order granted against the Defendants for money owing to the Plaintiff.

1.2. Registration as buyer is subject to conditions: Directive of the Consumer Protection Act.

1.3. All bidders are required to present their Identity Document together with their proof of residence for FICA compliance.

1.4. All bidders are required to pay R10 000.00 refundable registration fee prior to the commencement of the auction in order to obtain a bidders card.

1.5. The purchaser shall pay to the Sheriff a deposit of 10 % of the purchase price in cash, by bank guaranteed cheque or by way of an electronic funds transfer, on date of Sale.

1.6. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor or its attorney, and shall be furnished to the Sheriff within 21 days after the sale. The full conditions may be inspected at the offices of the Acting Sheriff of the High Court, Sheriff Vereeniging at 97 General Hertzogweg, Drie Riviere, Vereeniging. Mr. M J Manyandi, Sheriff of the Supreme Court, 97 General Hertzogweg, Drie Riviere, Vereeniging - Telephone (016) 100 9000. ATTORNEY FOR PLAINTIFF, LGR INCORPORATED, FIRST FLOOR, SILVER WELL RETAIL AND OFFICE PARK, 27 GRAHAM ROAD, SILVER LAKES, PRETORIA. PO BOX 2766, PRETORIA, 0001. TEL: (012) 817 4707, FAX: 086 501 6399, E-MAIL: evschalkwyk@lgr.co.za, REF. EVS/ELZANNE JACOBS/IB001368. C/O ALANT, GELL & MARTIN INCORPORATED, BLOCK E, GLENFIELD OFFICE PARK, 361 OBERON AVENUE, FAERIE GLEN, PRETORIA. POSTNET SUITE 255, PRIVATE BAG X20009, GARSFONTEIN, 0042. TEL: (012) 492 5617, FAX: 086 664 1624

Dated at Pretoria on the 22 March 2022

LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001, C/o Alant, Gell & Martin Incorporated, Block E, Glenfield Office Park, 361 Oberon Avenue, Faerie Glen, Pretoria, Tel:(012) 492 5617. Tel: (012) 817-4707. Fax: 0865016399. Ref: EvSchalkwyk/EJ/IB001368.

**Case No. 34694/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LIMIED t/a inter alia FNB HOMELOANS (formerly FIRST NATIONAL BANK OF SOUTHERN AFRICA LIMITED) Execution Creditor and DAMOYI, (Identity number: 920601 0968 083), WENDY Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-26, 11:00, Sheriff, RANDBURG WEST at UNIT C1, MOUNT ROYAL 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, as sale as a unit with a reserve price of R928 812.12 will be held at the office of the Sheriff, RANDBURG WEST at UNIT C1, MOUNT ROYAL 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, on 26th of APRIL 2002, at 11h00 of the under mentioned property of the Defendant on The Conditions which will lie for inspection prior to the sale at the offices of the Sheriff Randburg West at Unit C1, Mount Royal, 657 James Crescent, Halfway House The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A Unit consisting of: an Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms, 2 Showers, 2 Toilets a double garage and a covered patio (Improvements / Inventory - Not Guaranteed)

CERTAIN: PORTION 8 OF ERF 1601, WITKOPPEN EXT 102 TOWNSHIP, SITUATED AT: 8 BROMPTON COURT, OAK AVENUE, WITKOPPEN EXT 102 MEASURING: 342 (THREE HUNDRED AND FORTY TWO) SQUARE METRES REGISTRATION DIVISION: I.Q. THE PROVINCE OF: THE PROVINCE OF GAUTENG HELD BY: DEED OF TRANSFER NO T79546/2016, subject to the conditions therein contained and further subject to a condition that the property may not be transferred without a consent from the Homeowners Association

Terms: 10% (TEN PER CENT) of the purchase price in cash on the day of the sale; the balance payable against registration of transfer; a guarantee to be furnished within 21 (Twenty One) days from the date of sale. AUCTIONEER'S CHARGES, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00; 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 - R400 000.00 and 1.5% (ONE POINT FIVE PERCENT) on the balance of the proceeds of the sale subject to a maximum commission of R 40 000.00 in total and a minimum of R 3000.00 (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable.

2. The sale is a sale in execution pursuant to a judgment obtained in the above honourable court.

3. The rules of the auction are available 24 hours prior to the auction at the office of the Sheriff Randburg West at Unit C1, Mount Royal, 657 James Crescent, Halfway House

4. Registration as a buyer is a pre-requisite subject to a specific condition, inter alia.

4.1 Directive of the Consumer Protection Act 68 of 2008; (Url <http://www.info.gov.za/view/downloadfileaction?id=99961>) 4.2 FICA registration i.r.o. Proof of identity and address particulars.

4.3 Payment of registration deposit of R50 000.00 in cash or eft.

5. The auctioneer will be the Sheriff Randburg West.

Dated at Randburg

VVM INC ATTORNEYS, No 17 Ivy Street, Clydesdale, Pretoria. Tel: 011 329 8613. Ref: Jorica Hamman/ez/MAT3555.

**Case No. 10269/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LIMIED t/a inter alia FNB HOMELOANS (formerly FIRST NATIONAL BANK OF SOUTHERN AFRICA LIMITED) Execution Creditor and MTHONTI: NONHLANHLA DELIA, (Identity number: 631218 0457 080), Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-26, 10:00, Sheriff JOHANNESBURG WEST, 139 BEYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK**

This is a sale in execution concluded in accordance to the Consumer Protection Act, 69 of 2008 as amended, pursuant to a judgment obtained in the above Honourable Court on 24 APRIL 2017 and respectively in terms of which the following property will be sold in execution on 26TH of APRIL 2022 at 10:00 by the Sheriff JOHANNESBURG WEST, 139 BEYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK CERTAIN: ERF 132 SOUTHDALE TOWNSHIP, REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG MEASURING 697 (SIX HUNDRED AND NINETY SEVEN) SQUARE METRES HELD: BY DEED OF TRANSFER NO 20145/2008, subject to the conditions therein contained.

THE PROPERTY IS ZONED: RESIDENTIAL The property is situated at 22 LANDBOROUGH STREET, SOUTHDALE, JOHANNESBURG.

The following information is furnished but not guaranteed - A dwelling consisting of 3 bedrooms, bathrooms,

2 lounges and a flat The purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guaranteed cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building guarantee in a form acceptable to Execution Creditor's conveyancer, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder The property may be taken possession of after signature of the conditions of sale, payment of the deposit and sheriff commission and upon the balance of the purchase price being secured in terms of the conditions of sale. Should the purchaser receive possession of the property the purchaser shall be liable for occupational rent at a rate of 1% calculated on the purchase price per month.

The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, JOHANNESBURG WEST, The office of the Sheriff for JOHANNESBURG WEST will conduct the sale. AUCTIONEER'S CHARGES, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00; 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 - R400 000.00 and 1.5% (ONE POINT FIVE PERCENT) on the balance of the Proceeds of the sale subject to a maximum commission of R 40 000.00 in total and a minimum of R 3000.00 (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable.

2. The sale is a sale in execution pursuant to a judgment obtained in the above honourable court.

3. The rules of the auction are available 24 hours prior to the auction at the office of the Sheriff.

4. Registration as a buyer is a pre-requisite subject to a specific condition, inter alia.

4.1 Directive of the Consumer Protection Act 68 of 2008; (Url <http://www.info.gov.za/view/downloadfileaction?id=99961>)

4.2 FICA registration i.r.o. Proof of identity and address particulars.

4.3 Payment of registration deposit of R30 000.00 in cash or eft.



5. The auctioneer will be MR INDRAN ADIMOOLUM.

Aforesaid sale shall be subject to the Conditions of sale which may be inspected at the office of the Sheriff of the High Court, JOHANNESBURG WEST, 139 BEYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK,

Dated at Johannesburg

VVM INC ATTORNEYS, No 17 Ivy Street, Clydesdale, Pretoria. Tel: 011 329 8613. Ref: Jorica Hamman/ez/MAT534.

**Case No. 30543/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LIMIED t/a inter alia FNB HOMELOANS (formerly FIRST NATIONAL BANK OF SOUTHERN AFRICA LIMITED) Execution Creditor and MCUBE: JONGIZWE (Identity number : 780311 5877 087), Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-26, 11:00, Sheriff, RANDBURG WEST at Unit C1, Mount Royal, 657 James Crescent, Halfway House**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, as sale as a unit with a reserve price of R1 273 682.23 will be held at the office of the Sheriff, RANDBURG WEST at Unit C1, Mount Royal, 657 James Crescent, Halfway House, on 26 APRIL 2022 at 11h00 of the under mentioned property of the Defendant on The Conditions which will lie for inspection prior to the sale at the offices of the Sheriff Randburg West at Unit C1, Mount Royal, 657 James Crescent, Halfway House The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A Unit consisting of: a lounge, dining room, kitchen, 3 bedrooms, 2 bathrooms, 2 showers, 3 WC and a double garage.

(Improvements / Inventory - Not Guaranteed) CERTAIN: ERF 1253 BROADACRES EXTENSION 32 TOWNSHIP, REGISTRATION DIVISION J.R. THE PROVINCE OF GAUTENG MEASURING 232 (TWO HUNDRED AND THIRTY TWO) SQUARE METRES HELD BY DEED OF TRANSFER NO T104941/2016, SUBJECT to the conditions therein contained and more especially subject to the conditions imposed in favour of the VALRICHE ESTATE HOME OWNERS ASSOCIATION (NPC) registration number 2012/017367/08 SITUATED AT: 42 VALRICHE ESTATE, 42 SUNSET LANE, BROADACRES EXT 32 Terms: 10% (TEN PER CENT) of the purchase price in cash on the day of the sale; the balance payable against registration of transfer; a guarantee to be furnished within 21 (Twenty One) days from the date of sale. AUCTIONEER'S CHARGES, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00; 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 - R400 000.00 and 1.5% (ONE POINT FIVE PERCENT) on the balance of the proceeds of the sale subject to a maximum commission of R 40 000.00 in total and a minimum of R 3000.00 (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable.
2. The sale is a sale in execution pursuant to a judgment obtained in the above honourable court.
3. The rules of the auction are available 24 hours prior to the auction at the office of the Sheriff Randburg West at Unit C1, Mount Royal, 657 James Crescent, Halfway House
4. Registration as a buyer is a pre-requisite subject to a specific condition, inter alia.
  - 4.1 Directive of the Consumer Protection Act 68 of 2008; (Url <http://www.info.gov.za/view/downloadfileaction?id=99961>)
  - 4.2 FICA registration i.r.o. Proof of identity and address particulars.
  - 4.3 Payment of registration deposit of R50 000.00 in cash or eft.
5. The auctioneer will be the Sheriff Randburg West.

Dated at Randburg on the 12 February 2022

VVM INC ATTORNEYS, No 17 Ivy Street, Clydesdale, Pretoria. Tel: 011 329 8613. Ref: Jorica Hamman/ez/MAT3503.

**Case No. 74380/2019  
DX 136, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration Number: 1962/000738/06), Plaintiff and FIDEL THOMAS NATHANIEL JONAH, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-26, 11:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

In terms of a judgement granted on 7 MAY 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on TUESDAY 26 APRIL 2022 at 11h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, to the highest bidder subject to a reserve of R4 500 000.00 (FOUR MILLION FIVE HUNDRED THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 1655 DAINFERN EXTENSION 11 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING : 839 (EIGHT HUNDRED AND THIRTY NINE) square metres HELD BY DEED OF TRANSFER T46100/2006 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 1655 Cambourne Circle, Dainfern, Extension 11 IMPROVEMENTS Lounge, Family Room, Dining Room, Kitchen, 4 Bathrooms, 4 Bedrooms, Dressing Room, Laundry, Servants Quarters and Toilet, 2 Garages, Swimming Pool, IBR Zinc Roof, Brick Walls, Wooden Window Frames The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and are sold "VOETSTOOT". Zoning : Residential Magisterial District : MIDRAND 1. TERMS The purchase price shall be paid as follows : 1.1 a deposit of 10% (TEN PERCENT) of the purchase price shall be paid immediately in cash or bank guaranteed cheque at the date of the sale; 1.2 the balance of the purchase price shall be paid by way of an acceptable bank guaranteed cheque within 21 (TWENTY ONE) days from the date of the sale.

CONDITIONS The conditions of the sale will be read out prior to the commencement of the sale, which conditions will be made available for inspection thereof at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. Registration as buyer is a pre-requisite subject to conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation, proof of identity and address and particulars.

(c) Refundable registration fee payable in the amount of R50 000,00 payable by way of cash or EFT.

(d) Registration Conditions.

The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at Pretoria on the 18 March 2022

HANNES GOUWS & PARTNERS INC., 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrnsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Tel: (012) 321-1008. Fax: (012) 346-2239. Ref: FORECLOSURES / F85135 / TH.

**Case No. 19420/2021  
DX 136, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration Number: 1962/000738/06), Plaintiff and QUALITY LIVING SPACE (PTY) LIMITED, First Defendant and GORDON HENRY WALKER, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-26, 11:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

In terms of a judgement granted on 15 OCTOBER 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on TUESDAY 26 APRIL 2022 at 11h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, to the highest bidder, with no reserve. DESCRIPTION OF PROPERTY ERF 49, MAROELADAL EXTENSION 7 TOWNSHIP REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG MEASURING: 702 (SEVEN HUNDRED AND TWO) square metres HELD BY DEED OF TRANSFER T118466/2002 SUBJECT TO THE CONDITIONS THEREIN CONTAINED

Street address: 27 Westminster Road, Maroeladal, Extension 7

IMPROVEMENTS PROPERTY IS IN A POOR CONDITION AND AN INCOMPLETE STRUCTURE



The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and are sold "VOETSTOOTS".

Zoning : Residential Magisterial District : MIDRAND

1. TERMS The purchase price shall be paid as follows:

1.1 a deposit of 10% (TEN PERCENT) of the purchase price shall be paid immediately in cash or bank guaranteed cheque at the date of the sale; 1.2 the balance of the purchase price shall be paid by way of an acceptable bank guaranteed cheque within 21 (TWENTY ONE) days from the date of the sale.

2. CONDITIONS The conditions of the sale will be read out prior to the commencement of the sale, which conditions will be made available for inspection thereof at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND.

Registration as buyer is a pre-requisite subject to conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation, proof of identity and address and particulars.

(c) Refundable registration fee payable in the amount of R50 000,00 payable by way of cash or EFT.

(d) Registration Conditions. The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at Pretoria on the 28 March 2022

HANNES GOUWS & PARTNERS INC., 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrnsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Tel: F (012) 321-1008. Fax: (012) 346-2239. Ref: FORECLOSURES / F73666 / TH.

**Case No. 50211/2016  
DX 136, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration Number:  
1962/000738/06), Plaintiff and DONALD THABANG MOKONE, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-21, 10:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, 5 ANEMOON STREET, GLEN MARAIS,  
EXTENSION 1**

In terms of a judgement granted on 12 JUNE 2017 and 12 MARCH 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on THURSDAY 21 APRIL 2022 at 10h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, 5 ANEMOON STREET, GLEN MARAIS, EXTENSION 1, to the highest bidder WITH NO RESERVE. DESCRIPTION OF PROPERTY ERF 3528, CLAYVILLE EXTENSION 27 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING: 508 (FIVE HUNDRED AND EIGHT) square metres, HELD BY DEED OF TRANSFER T153235/2007 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 3528 Torium Crescent, Clayville, Extension 27 IMPROVEMENTS A dwelling house with tiled roof and surrounded by concrete walls, 2 x Bedrooms, Bathroom, TV/Living Room, Kitchen and Carport The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and are sold "VOETSTOOTS".

Zoning: Residential Magisterial District: KEMPTON PARK

1. TERMS The purchase price shall be paid as follows:

1.1 a deposit of 10% (TEN PERCENT) of the purchase price shall be paid immediately in cash or bank guaranteed cheque at the date of the sale; 1.2 the balance of the purchase price shall be paid by way of an acceptable bank guaranteed cheque within 21 (TWENTY ONE) days from the date of the sale.

(a) CONDITIONS The conditions of the sale will be read out prior to the commencement of the sale, which conditions will be made available for inspection thereof at the OFFICE OF THE SHERIFF OF THE HIGH COURT, 5 ANEMOON STREET, GLEN MARAIS, EXTENSION 1. Registration as buyer is a pre-requisite subject to conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation, proof of identity and address and particulars.

(c) Registration fee of R20 000,00 (refundable) payable by EFT.

(d) Registration Conditions.

The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at Pretoria on the 22 March 2022

HANNES GOUWS & PARTNERS INC., 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Tel: (012) 321-1008. Fax: (012) 346-2239. Ref: (012) 346-2239.

**Case No. 2019/87486**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor) and SITHAKAZELO DLAMINI  
(Judgment Debtor)**

NOTICE OF SALE IN EXECUTION – AUCTION

**2022-04-26, 10:00, SHERIFF JOHANNESBURG WEST -139 Beyers Naudé Dr, Franklin Roosevelt Park**

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price will be held at 139 Beyers Naudé Dr, Franklin Roosevelt Park, and the Plaintiff has arranged for the immovable property to be sold by the SHERIFF JOHANNESBURG WEST 139 Beyers Naudé Dr, Franklin Roosevelt Park, on 26 APRIL 2022 at 10:00 of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF JOHANNESBURG WEST - 139 Beyers Naudé Dr, Franklin Roosevelt Park prior to the sale:

CERTAIN: A unit consisting of: A)section no 23 as shown and more fully described on sectional plan no SS263/1997 in the scheme known as Tahiti in respect of the land and building or buildings situated at Winchester Hills Ext 2 Township - local authority: City of Johannesburg of which section the floor area, according to the said sectional plan, is 65 (sixtyfive) square metres in extent; and

B) 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 ST38090/2016 and subject to such conditions as set out in the aforesaid deed. Which bears the physical address: Unit 23 Tahiti ,7 Kiaat Place, Winchester Hills Ext 2

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of: Lounge, Kitchen, 2 Bedrooms, 1 Bathrooms, Shower and WC, Balcony and Shadeport THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

TERMS:

1. The Purchaser shall pay Auctioneer's commission as follows:-

1.1 6% on the first R100 000.00; 1.2 3.5% on R100,001.00 to R400,000.00; and

1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total and a minimum of R3,000.00 plus 15% VAT on commission in Cash or in the form of a bank cheque, immediately on the closing of the bid.

2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale.

3. The purchaser is responsible for the payment of the outstanding rates and levies

4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF JOHANNESBURG WEST - 139 Beyers Naudé Dr, Franklin Roosevelt Park, prior to the sale.

The office of the SHERIFF OF THE HIGH COURT JOHANNESBURG WEST will conduct the sale

Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation - Proof of identity and address particulars

(c) Payment of a registration fee of - R30,000.00 (refundable)

(d) Registration conditions

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF JOHANNESBURG WEST - 139 Beyers Naudé Dr, Franklin Roosevelt Park

Dated at SANDTON on the 4 March 2022

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT14800.

Case No. 2020/4718

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG  
**In the matter between: FIRSTRAND BANK LIMITED (Judgment Creditor) and DARRIES: GERARD DOMINIC  
(1st Judgment Debtor) and DARRIES: MOIRA INGRID (2nd Judgment Debtor)**  
NOTICE OF SALE IN EXECUTION – AUCTION  
**2022-04-29, 10:00, SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN,  
ROODEPOORT**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG LOCAL DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve price of R460,000.00 will be held at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT.

The Plaintiff has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT ROODEPOORT on 29 April 2022 at 10:00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT prior to the sale:

CERTAIN: Erf 1342 Florida Extension Township Registration Division I.Q The Province of Gauteng In extent 1 161 (one thousand one hundred and sixty one) square metres Held by deed of transfer T29661/1999 Which bears the physical address: 26 Mary Street, Florida, 1709 The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of Lounge, Family Room, Dining Room, Kitchen, Scullery, 3 Bedrooms, 2 Bathrooms, 1 Shower, 2 WC's, 2 Out garages, 2 Carports, Servant's quarters, 1 Laundry room, Outside bathroom, Cellar, Swimming pool THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

TERMS:

1. The Purchaser shall pay Auctioneer's commission as follows:-

1.1 6% on the first R100 000.00;

1.2 3.5% on R100,001.00 to R400,000.00; and

1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT.

2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale.

3. The purchaser is responsible for the payment of the outstanding rates and levies

4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort.

The office of the SHERIFF ROODEPOORT NORTH will conduct the sale.

Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation - Proof of identity and address particulars

(c) Payment of a registration fee of - R15,000.00 (refundable) - via EFT

(d) Registration conditions:

All bidders are required to present their identity documents together with their proof of residence for FICA

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort

Dated at Sandton on the 6 March 2022

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton.  
Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT14984.

Case No. 2020/36855

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA  
**In the matter between: FIRSTRAND BANK LIMITED (Judgment Creditor) and CAMPHOR: LANCE KIRK  
(Judgment Debtor)**  
NOTICE OF SALE IN EXECUTION – AUCTION  
**2022-04-29, 10:00, SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN,  
ROODEPOORT**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG LOCAL DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R603,638.61 will be held at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT.

The Plaintiff has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT ROODEPOORT on 29 April 2022 at 10:00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT prior to the sale :

CERTAIN: Erf 1452, Witpoortjie Extension 2 Township Registration Division I.Q The Province of Gauteng Measuring 943 (nine hundred and forty three) square metres Held by deed of transfer T38096/2018 Which bears the physical address: 15 Adam Tas Street, Witpoortjie, Roodepoort

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of: Lounge, Family Room, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms, 2 W/C's, 1 Out Garage, 2 Carports, 1 Servant's Quarters, 1 Outside Bathroom WC, Laundry, Thatch Lapa, Swimming pool THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

TERMS:

1. The Purchaser shall pay Auctioneer's commission as follows:-

1.1 6% on the first R100 000.00;

1.2 3.5% on R100,001.00 to R400,000.00; and

1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT.

2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale.

3. The purchaser is responsible for the payment of the outstanding rates and levies

4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort.

The office of the SHERIFF ROODEPOORT NORTH will conduct the sale.

Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation - Proof of identity and address particulars

(c) Payment of a registration fee of - R15,000.00 (refundable) - via EFT

(d) Registration conditions: All bidders are required to present their identity documents together with their proof of residence for FICA

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort

Dated at Sandton on the 6 March 2022

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton.  
Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT15552.

**Case No. 82449/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and MOHLABANE PHILLEMOM SEKGOBELA  
DEFENDANT, ID 861126 6469 085, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-28, 10:00, THE SHERIFF OFFICE OF VEREENIGING AT 91 GENL HERTZOG ROAD, THREE RIVERS**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale without a reserve price will be held by the SHERIFF OF THE HIGH COURT VEREENIGING on the 28th day of APRIL 2022 at 10H00 at THE SHERIFF OFFICE OF VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS: PORTION 227 OF ERF 2281, SAVANNA CITY EXTENSION 1 TOWNSHIP REGISTRATION DIVISION: I.Q; GAUTENG PROVINCE MEASURING: 155 (ONE FIVE FIVE) SQUARE METRES HELD BY DEED OF TRANSFER NO. T101960/2016 SUBJECT TO THE CONDITIONS

CONTAINED THEREIN BETTER KNOWN AS: 227/2281 GIBBA CRESCENT, SAVANNA CITY EXTENSION 1, MIDVAAL.

Any prospective purchaser must register, in accordance with the following conditions amongst others:

- a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>)
- b) The provisions of FICA- legislation (requirement proof of ID, residential address)
- c) Payment of a registration fee of R15 000.00 (refundable) cheque or eft for immovable property;
- d) All conditions applicable to registration;

The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Lounge, Kitchen, 2 Bedrooms, Bathroom and Toilet.

Dated at Pretoria on the 4 March 2022

HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: 012 325 4185/9. Ref: C.J VAN WYK/Mandi/SA2820.

**Case No. 17922/2014  
Docex 450, Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, JOHANNESBURG

**In the matter between: ABSA BANK LIMITED, Plaintiff and LINET MOUTON (Identity Number: 820106 0174 08 9), Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-22, 09:30, SHERIFF BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG**

IN EXECUTION of judgments of the above Honourable Court in the above action, dated the 17TH day of DECEMBER 2014 and 29th day of MAY 2019, a sale will be held at the office of the SHERIFF - BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG on 22 APRIL 2022 at 09H30 of the under-mentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the sheriff BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG, Subject to a reserve price amount of R 1 009 360, 26. ERF 171 PARKDENE TOWNSHIP REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG MEASURING 991 (NINE HUNDRED AND NINETY ONE) SQUARE METRES HELD UNDER DEED OF TRANSFER NO.T55548/2007 SITUATE AT: 8 KEULER STREET, PARKDENE, BOKSBURG Magisterial Court District (Boksburg) (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS)

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: MAIN BUILDING : 1X LOUNGE, 1X KITCHEN, 3X BEDROOMS, 2X BATHROOMS, 1X SINGLE GARAGE, 1 CAR PORT & 1X TOILET FLAT 1X BEDROOM, 1X KITCHEN, 1X BATHROOM & 1X TOILET THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEROF AND ARE SOLD "VOETSTOOTS"

1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus v.a.t. and a minimum of R3 000.00 plus v.a.t.

2. A Deposit of 10% of the purchase price immediately on demand by the Sheriff.

The balance of purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a Bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff 182 LEEUWPOORT STREET, BOKSBURG.

The office of the Sheriff - BOKSBURG will conduct the Sale.

REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS, INTER ALIA:

a. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

b. Fica-Legislation - Proof of Identity and address particulars

c. Payment of a registration fee of R30 000.00 - in cash/EFT

d. Registration Conditions THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG

Dated at Johannesburg

TIM DU TOIT & CO INCORPORATED ATTORNEYS, 33 The Valley Road, Cnr Jan Smuts Avenue Westcliff , Johannesburg. Tel: 011 274 9800. Fax: 011 646 7982. Ref: 011 646 7982.



Case No. 8765/2019P

IN THE HIGH COURT OF SOUTH AFRICA  
KwaZulu Natal Division, Pietermaritzburg

**In the matter between: SB Guarantee Company (RF) Proprietary Limited, Execution Creditor and Cyril Sandile Ncanana, Judgment Debtor**

**NOTICE OF SALE IN EXECUTION  
2022-04-21, 10:00, 10 Hunter Road, Ladysmith**

A Sale In Execution of the undermentioned property is to be held by the Sheriff of the High Court Ladysmith at the Sheriff's Office, 10 Hunter Road, Ladysmith on Thursday, 21 April 2022 at 10h00. Full conditions of sale can be inspected at the Sheriff of the High Court, Ladysmith at 10 Hunter Road, Ladysmith - Tel: (036) 631 2579 and will be read out prior to the sale taking place. No warranties are given with regard to the description, extent and/or improvements of the property. Property: Erf 15076 Ladysmith Township Registration Division: GS KwaZulu Natal Province Measuring: 250 square metres Deed of Transfer: T6329/2016, Also known as: 16 Musasane Drive, Mkhamba Gardens, Ladysmith. Magisterial District: Uthukela Magisterial District Improvements: Main Building: Single Storey building consisting of: 2 bedrooms, floors are carpeted, 1 bathroom and toilet, with tiled floors, 1 dining room, tiled floor, 1 kitchen, tiled floor. Other Information: Boundary: wire fencing, small drive-way with paving. Zoned: General Residential

Take further notice that:

1. This sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as Amended, in pursuant of an order granted against the Defendant for money owing to the Plaintiff and Judgment obtained in the above court.

2. The purchaser shall pay auctioneer's commission subject to: a) 6% on the first R 100 000.00

b) 3.5% on R 100 000.00 to R 400 000.00

c) 1.5% on the balance of the proceeds of the sale subject to A maximum commission of R 40 000.00 plus VAT - and a minimum commission of R 3 000.00 plus VAT.

3. The Rules of the auction and conditions are available 24 hours prior to the auction at the offices of the Sheriff Ladysmith at 10 Hunter Road, Ladysmith.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

i. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

ii. FICA-legislation i.r.o. proof of identity and address particulars (not older than three months)

iii. Payment of a Refundable Registration Fee of R 10 000.00 in cash or EFT

iv. Registration conditions v. STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE A RIGHT TO DISALLOW PERSON THAT DO NOT ADHERE TO REGULATIONS.

The office of the Sheriff for Ladysmith will conduct the auction with Sheriff (Mr R. Rajkumar) or his Deputy. Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at Pretoria on the 30 March 2022

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165. Ref: Mr M Coetzee/AN/F6617.

Case No. 43133/2020

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Division, Pretoria

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Standard Bank of South Africa Limited, Execution Creditor**

**NOTICE OF SALE IN EXECUTION  
2022-04-22, 10:00, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark**

A Sale In Execution of the undermentioned property is to be held by the Sheriff of the High Court Vanderbijlpark at the Sheriff's Office, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark on Friday, 22 April 2022 at 10h00. Full conditions of sale can be inspected at the Sheriff of the High Court, Vanderbijlpark at Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark - Tel: (016) 302 0997 and will be read out prior to the sale taking place. No warranties are given with regard to the description, extent and/or improvements of the property. Property: Erf 744 Vanderbijlpark Central West 6 Ext 1 Township Registration Division: IQ Gauteng Province Measuring: 669 square metres Deed of Transfer: T89327/2010 Also known as: 10 Olive Schreiner Street, Vanderbijlpark Central West 6 Ext 1. Magisterial District: Emfuleni

Improvements: Main Building: 3 bedrooms, 1 bathroom, lounge, dining room, kitchen. Flatlet: 1 bedroom, 1 bathroom, kitchen, lounge. Zoned for residential purposes.

Take further notice that:

1. This sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as Amended, in pursuant of an order granted against the Defendant for money owing to the Plaintiff.

2. The purchaser shall pay auctioneer's commission subject to: a) 6% on the first R 100 000.00 b) 3.5% on R 100 000.00 to R 400 000.00 c) 1.5% on the balance of the proceeds of the sale subject to: A maximum commission of R 40 000.00 plus VAT - and a minimum commission of R 3 000.00 plus VAT.

3. A deposit of 10% of purchase price immediately on demand by the Sheriff. The balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

4. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of condition 3.

5. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of sale to date of transfer.

6. The rules of the auction and conditions are available 24 hours prior to the auction at the offices of the Sheriff Vanderbijlpark, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

i. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

ii. FICA-legislation i.r.o. proof of identity and address particulars

iii. Payment of a Refundable Registration Fee of R 10 000.00 prior to commencement of the auction in order to obtain a bidders' card

iv. Registration conditions

The auction will be conducted by the Sheriff, Mr M.J. Manyandi, or his appointed deputy.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at Pretoria on the 30 March 2022

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165. Ref: Mr M Coetzee/AN/F5857.

**Case No. 65199/2020**

IN THE HIGH COURT OF SOUTH AFRICA

Gauteng Division, Pretoria

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Tshepo Lerefolo, Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-22, 10:00, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark**

A Sale In Execution of the undermentioned property is to be held by the Sheriff of the High Court Vanderbijlpark at the Sheriff's Office, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark on Friday, 22 April 2022 at 10h00. Full conditions of sale can be inspected at the Sheriff of the High Court, Vanderbijlpark at Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark - Tel:(016) 302 0997 and will be read out prior to the sale taking place. No warranties are given with regard to the description, extent and/or improvements of the property. Property: Erf 556 Vanderbijlpark South East 7 Township Registration Division: IQ Gauteng Measuring: 938 square metres Deed of Transfer: T73711/2007 Also known as: 17 Gertrude Page Street, Vanderbijlpark SE 7. Magisterial District: Emfuleni Improvements: Main Building: 4 bedrooms, 2 bathrooms, lounge, dining room, kitchen, scullery, laundry, family room. Flatlet: 2 bedrooms, 1 bathroom, kitchen, lounge.

Zoned residential.

Take further notice that:

1. This sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as Amended, in pursuant of an order granted against the Defendant for money owing to the Plaintiff.

2. The purchaser shall pay auctioneer's commission subject to: a) 6% on the first R 100 000.00 b) 3.5% on R 100 000.00 to R 400 000.00 c) 1.5% on the balance of the proceeds of the sale subject to: A maximum commission of R 40 000.00 plus VAT - and a minimum commission of R 3 000.00 plus VAT.

3. A deposit of 10% of purchase price immediately on demand by the Sheriff. The balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

4. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of condition 3.



5. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of sale to date of transfer.

6. The rules of the auction and conditions are available 24 hours prior to the auction at the offices of the Sheriff Vanderbijlpark, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

i. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

ii. FICA-legislation i.r.o. proof of identity and address particulars

iii. Payment of a Refundable Registration Fee of R 10 000.00 prior to commencement of the auction in order to obtain a bidders' card

iv. Registration conditions

The auction will be conducted by the Sheriff, Mr M.J. Manyandi, or his appointed deputy.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at Pretoria on the 30 March 2022

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165.  
Ref: Mr M Coetzee/AN/F4045.

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**Case No. 1950/2017**

IN THE HIGH COURT OF SOUTH AFRICA

Mpumalanga Division, Mbombela (Main Seat)

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Shittim Valley Estates (Pty)Ltd, First Judgment Debtor, Godfrey Jason Jones (surety), Second Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-20, 09:00, 99 Jacaranda Street, West Acres, Mbombela**

A Sale In Execution of the undermentioned property is to be held by the Sheriff of Mbombela / Nelspruit, at the Sheriff's Office, 99 Jacaranda Street, West Acres, Mbombela on Wednesday, 20 April 2022 at 09h00.

Full conditions of sale can be inspected at the offices of the Sheriff Mbombela, 99 Jacaranda Street, West Acres, Mbombela, who can be contacted on (013)741-6500, and will be read out prior to the sale taking place.

No warranties are given with regard to the description, extent and/or improvements of the property.

Property: Portion 1 of Erf 3053 Nelspruit Ext 10 Township Registration Division: JT Mpumalanga Measuring: 1 676 square metres Deed of Transfer: T16436/2014 Also known as: 94A Suiderkruis Street, Nelspruit Ext 10. Magisterial District: Mbombela Improvements: Main Building: 4 bedrooms, 2 bathrooms, scullery, separate toilet, family room, study, entrance, lounge, dining room, kitchen, pantry, laundry. Cottage: 1 bedroom, 1 bathroom, living room, kitchen. Other: Walling - brick fence, Paving - interlocking bricks, Security - electric above boundary walls. Zoned: Residential Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above court.

2. The Rules of this action is available 24 hours prior to the auction at the office of the Sheriff Mbombela/Nelspruit, 99 Jacaranda Street, West Acres, Mbombela.

3. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

i. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

ii. FICA-legislation i.r.o. proof of identity and address particulars

iii. Registration conditions

The office of the Sheriff Mbombela/Nelspruit will conduct the sale.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at Pretoria on the 30 March 2022

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165.  
Ref: Mr M Coetzee/AN/F4943.

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**Case No. 40146/2019  
Docex 450, Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

GAUTENG DIVISION, JOHANNESBURG

**In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LTD First Plaintiff**

**ABSA BANK LIMITED Second Plaintiff and ON THE SPOT MARKETING (PTY) LTD First Defendant (Registration Number: 2012/201625/07) and MAHLAKOLENG, ZACARIA MICHAEL Second Defendant (Identity Number: 760120 5356 08 0)**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-19, 11:00, THE SHERIFF HALFWAY HOUSE ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE**

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated the 16th day JULY 2020, a sale will be held at the office of the HALFWAY HOUSE - ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE on 19 APRIL 2022 at 11H00 of the under-mentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the sheriff HALFWAY HOUSE - ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE. Subject to a reserve price amount of R1 900 000.00. PORTION 1 OF ERF 64, BRAMLEY TOWNSHIP REGISTRATION DIVISION I.R, PROVINCE OF GAUTENG MEASURING 1487 (ONE THOUSAND FOUR HUNDRED AND EIGHTY SEVEN) SQUARE METERS HELD BY DEED OF TRANSFER NO. T42543/2017 SITUATE AT: 156 CORLETT DRIVE, BRAMLEY, JOHANNESBURG. Magisterial Court District (Johannesburg North) (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS)

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: PROPERTY DESCRIPTION : 5 X OFFICE, 3 X OUTSIDE OFFICES, 3 BATHROOMS, 1 X DOUBLE GARAGE, 1 X KITCHEN, 1 X SEPARATE GARAGE, 1 X STOREROOM, 1 SWIMMING POOL, 1 KITCHEN. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEROF AND ARE SOLD "VOETSTOOTS"

1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus v.a.t. and a minimum of R3 000.00 plus v.a.t.

2. A Deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a Bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff 614 JAMES CRESCENT, HALFWAY HOUSE. The office of the Sheriff - HALFWAY HOUSE - ALEXANDRA will conduct the Sale. REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS, INTER ALIA:

a. Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

b. Fica-Legislation - Proof of Identity and address particulars

c. Payment of a registration fee of R50 000.00 (EFT)

d. Registration Conditions

THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF HALFWAY HOUSE - ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE.

The sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at shha.online.

All terms and conditions available on shha.online or at 614 James Crescent, Halfway House, Midrand

Dated at Johannesburg

TIM DU TOIT & CO INCORPORATED ATTORNEYS, 33 The Valley Road, Cnr Jan Smuts Avenue Westcliff , Johannesburg. Tel: 011 274 9800. Fax: 011 646 7982. Ref: JR5821/A300/N ERASMUS/zm.

**Case No. 6192/2018**

IN THE HIGH COURT OF SOUTH AFRICA

LIMPOPO DIVISION, POLOKWANE

**In the matter between: ABSA BANK LTD PLAINTIFF and ISAK JOHANNES MAREE, ID 641002 5023 081, DEFENDANT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-05-04, 10:00, SHERIFF OF THE HIGH COURT POLOKWANE, 66 PLATINUM STREET, LADINE, POLOKWANE**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, LIMPOPO DIVISION, POLOKWANE in the abovementioned suit, a sale with a reserve of R1,800,000.00 will be held by the SHERIFF OF THE HIGH COURT POLOKWANE on 4th day of MAY 2022 at 10H00 at the SHERIFF OF THE HIGH COURT POLOKWANE, 66 PLATINUM STREET, LADINE, POLOKWANE, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT

POLOKWANE, 66 PLATINUM STREET, LADINE, POLOKWANE: ERF 1791 PIETERSBURG EXTENSION 7 TOWNSHIP REGISTRATION DIVISION: LS LIMPOPO PROVINCE MEASURING: 1825 (ONE EIGHT TWO FIVE) SQUARE METRES HELD BY DEED OF TRANSFER T51689/2010 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS BETTER KNOWN AS: 140 SNYMAN STREET, PIETERSBURG EXTENSION 7 Any prospective purchaser must register, in accordance with the following conditions amongst others:

a) The provisions of the Consumer Protection Act 68 of 2008

(<http://www.info.gov.za/view/downloadfileAction?id=9961>)

b) The provisions of FICA- legislation (requirement proof of ID, residential address)

c) Payment of a registration fee of R15 000.00 (refundable) Eft for immovable property;

d) All conditions applicable to registration

The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Single Freestanding house with brick plastered wall, corrugated iron and carpets and tile floors: Lounge, Dining Room, Study, 4 Bedrooms, Kitchen, 3 Bathrooms, Store Room, 2 Garages and 2 Steel Carports. Out Buildings: Lounge and Dining Room open plan, Kitchen, Bedroom and Bathroom.

Other Information: Fenced: Concrete and Plastered, Swimming Pool and Borehole.

Dated at Pretoria on the 9 March 2022

HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: 012 325 4185/9. Ref: 012 325 4185/9.

**Case No. 2489/2016**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: ABSA BANK LTD PLAINTIFF and OLÉ BARRY SMITH ID 770707 5010 085, 1ST  
DEFENDANT and ADÉLE SMITH ID 680913 0123 084, 2ND DEFENDANT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 11:00, SHERIFF OF THE HIGH COURT TSHWANE-NORTH, 3 VOS & BRODRICK AVENUE, THE  
ORCHARDS EXTENSION 3**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R1,500,000.00 will be held by the SHERIFF OF THE HIGH COURT TSHWANE-NORTH on 29th day of APRIL 2022 at 11H00 at THE SHERIFF OF THE HIGH COURT TSHWANE-NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT TSHWANE-NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3: ERF 688, MONTANA TUINE EXTENSION 15 TOWNSHIP REGISTRATION DIVISION: JR; GAUTENG PROVINCE MEASURING: 802 (EIGHT ZERO TWO) SQUARE METRES HELD BY DEED OF TRANSFER NO. T65714/2005 SUBJECT TO ALL THE TERMS AND CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: 31 WATERBESSIE STREET, BOUGAINVILLA ESTATE, CORNER OF ENKELDOORN AVENUE & BOUGAINVILLA ROAD, MONTANA TUINE EXTENSION 15, PRETORIA.

Any prospective purchaser must register, in accordance with the following conditions amongst others:

a) The provisions of the Consumer Protection Act 68 of 2008

(<http://www.info.gov.za/view/downloadfileAction?id=9961>)

b) The provisions of FICA- legislation (requirement proof of ID, residential address)

c) Payment of a registration fee of R10 000.00 in cash for immovable property;

d) All conditions applicable to registration

The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: House consisting of: Main Building: Entrance Hall, Lounge, Dining Room, Living Room, Study, Kitchen, Scullery, 4 Bedrooms, 4 Bathrooms and 4 Garages. Servant Quarters: Bedroom, Bathroom.

Dated at PRETORIA on the 4 March 2022

HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: 012 325 4185/9. Ref: C.J VAN WYK/Mandi/DA2891.

**Case No. 36122/2021**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: FIRSTRAND BANK LIMIED t/a inter alia FNB HOMELOANS (formerly FIRST NATIONAL BANK OF SOUTHERN AFRICA LIMITED) Execution Creditor and NGOBENI: MOSESENYANE SAMUEL (identity number : 740214 5456 084), and NGOBENI: SEJABALEDI PRISCILLA (IDENTITY NUMBER : 790918 0588 084), Execution Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-21, 10:00, Sheriff KEMPTON PARK / TEMBISA, AT 5 ANEMOON STREET, GLEN MARAIS EXT 1**

This is a sale in execution concluded in accordance to the Consumer Protection Act, 69 of 2008 as amended, pursuant to a judgment obtained in the above Honourable Court on 17 NOVEMBER 2021 and respectively in terms of which the following property will be sold in execution with a reserve price of R1 250 000.00 on 21ST APRIL 2022 at 10:00 by the Sheriff KEMPTON PARK / TEMBISA, AT 5 ANEMOON STREET, GLEN MARAIS EXT 1. ERF 580 CLAYVILLE EXTENSION 7 TOWNSHIP REGISTRATION DIVISION J.R. THE PROVINCE OF GAUTENG IN EXTENT 1308 (ONE THOUSAND THREE HUNDRED AND EIGHT) SQUARE METRES HELD BY DEED OF TRANSFER NO T16/14726, SUBJECT to the conditions therein contained SITUATE AT - 22 STEENBOK AVENUE, CLAYVILLE EXT 7  
ZONE: RESIDENTIAL

The following information is furnished but not guaranteed - A PROPERTY CONSISTING OF 3 BEDROOMS, BATHROOM, TV/LIVING ROOM, DINING ROOM, LOUNGE, KITCHEN A DOUBLE GARAGE AND 2 CARPORTS The purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guaranteed cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building guarantee in a form acceptable to Execution Creditor's conveyancer, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and sheriff commission and upon the balance of the purchase price being secured in terms of the conditions of sale. Should the purchaser receive possession of the property the purchaser shall be liable for occupational rent at a rate of 1% calculated on the purchase price per month.

The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, KEMPTON PARK / TEMBISA, The office of the Sheriff for KEMPTON PARK / TEMBISA will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules apply

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2000 (URL <http://www.info.gov.za/view/DownloadFile>)

B) FICA - legislation i.r.o proof of identity and address particulars

C) Payment of a Registration Fee of R10 000.00 in cash

D) Registration conditions

NB 1. In terms of Rule 46: 1(8))a(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale 2. (8)(d) any interest party may, not less than 10 days prior to the date of sale and on 24 hours notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale Aforesaid sale shall be subject to the Conditions of sale which may be inspected at the office of the Sheriff of the High Court, KEMPTON PARK / TEMBISA at 5 ANEMOON STREET, GLEN MARAIS EXT 1

Dated at Johannesburg

VVM INC ATTORNEYS, No 17 Ivy Street, Clydesdale, Pretoria. Tel: 011 329 8613. Ref: Jorica Hamman/ez/MAT10171.

**Case No. 2020/4630**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration No: 1962/000738/06), Execution Creditor/Plaintiff and THABO RODALICK CHIRWA (Identity Number: 641217 5717 082) First Execution Debtor/ Defendant and CATHERINE LANGA CHIRWA (Identity Number: 691011 1042 184) Second Execution Debtor/ Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 10:00, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 19TH APRIL 2021 and respectively in terms of which the following property will be sold in execution on 29TH APRIL 2022 at 10H00 by the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT to the highest bidder REMAINING EXTENT OF PORTION 1 OF ERF 711, CONSTANTIA KLOOF EXTENSION 5 TOWNSHIP, REGISTRATION DIVISION I.Q, THE PROVINCE OF GAUTENG, MEASURING 693 (SIX HUNDRED AND NINETY-THREE) SQUARE METRES HELD BY DEED OF TRANSFER NO T1285/2008 SUBJECT TO ALL THE TERMS AND

CONDITIONS CONTAINED THEREIN SITUATED AT: 199 PANORAMA DRIVE, CONSTANTIA KLOOF EXT 5, ROODEPOORT ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED)

The following information is furnished but not guaranteed: MAINBUILDING: VACANT LAND (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, SHERIFF ROODEPOORT NORTH.

The office of the Sheriff for ROODEPOORT NORTH will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.

(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R10 000.00 in cash.

D) Registration conditions.

NB: In terms of Rule 46: 1 (8)(a)(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale; 2 (8)(d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale; The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT.

Dated at SANDTON on the 7 February 2022

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600  
Ref: NK/STA738/0049.

**Case No. 8044/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. (Registration No. 2001/009766/07), Applicant/Plaintiff and ISSEL: PHILLP 1ST Respondent/Defendant and ISSEL: DANAE, 2ND Respondent/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-29, 10:00, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 128TH January 2021 and respectively in terms of which the following property will be sold in execution on 29TH APRIL 2022 at 10H00 by the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT to the highest bidder with reserve of R300 000.00 ERF 2077 WILROPARK EXTENSION 9 TOWNSHIP, REGISTRATION DIVISION I.Q, MEASURING 1 000 (One Thousand) SQUARE METRES, HELD by Deed of Transfer T29270/2002 SITUATED AT: 12 DEE DEE BROWN DR, WILROPARK EXT 9, ROODEPOORT  
ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED)

The following information is furnished but not guaranteed: MAINBUILDING: 4XBEDROOMS, 2XBATHROOM, DININGROOM, 2XGARAGES, KITCHEN, PANTRY, LAUNDRY, GRANNY FLAT, TENNIS COURT, JACUZZI, BAR, PLAYROOM, SOLAR PANEL, SWIMMINGPOOL (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, ROODEPOORT NORTH.

The office of the SHERIFF ROODEPOORT NORTH will conduct the sale.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:



- A) Directive of the Consumer Protection Act 68 of 2008.  
(URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>)  
B) FICA - legislation i.r.o. proof of identity and address particulars.  
C) Payment of a Registration Fee of R50 000.00 in cash.  
D) Registration conditions.

NB: In terms of Rule 46: 1 (8)(a)(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale; 2 (8)(d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours' notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale; The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT.

Dated Sandton on the 7 March 2022

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600.  
Ref: ADeLeHunt/NK/SAHL/0556.

**Case No. 12721/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration No: 2006/021576/07), Execution Creditor/Plaintiff and GERT SWART (Identity Number: 590321 5069 08 9), First Respondent and CHRISTELLA MAGRIETA SWART (Identity Number: 600826 0040 08 1), Second Respondent**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-25, 10:00, SHERIFF PORT SHEPSTONE at No 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 23rd August 2021 and respectively in terms of which the following property will be sold in execution on 25th APRIL 2022 at 10H00 by the SHERIFF PORT SHEPSTONE at No 17A MGAZI AVENUE, UMTENTWENI PORT SHEPSTONE to the highest bidder with reserve of R900 000.00 SITUATED AT: 2055 CHIDDINGSTONE ROAD, RAMSGATE EXTENSION 4, RAMSGATE

**ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED)**

The following information is furnished but not guaranteed: MAINBUILDING: 6XLOUNGES, 6XKITCHENS, LAUNDRY, 12XBEDROOMS, 6XBATHROOMS, 2XGARAGES, STOREROOM (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, SHERIFF PORT SHEPSTONE.

The office of the Sheriff for PORT SHEPSTONE will conduct the sale.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

- A) Directive of the Consumer Protection Act 68 of 2008.  
(URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>)  
B) FICA - legislation i.r.o. proof of identity and address particulars.  
C) Payment of a Registration Fee of R10 000.00 in cash.  
D) Registration conditions.

NB: In terms of Rule 46: 1 (8)(a)(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale; 2 (8)(d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale; The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, SHERIFF PORT SHEPSTONE at No 17A MGAZI AVENUE, UMTENTWENI PORT SHEPSTONE

Dated at Sandton on the 1 March 2022



STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: NK/STA738/0022.

Case No. 4768/2020

IN THE HIGH COURT OF SOUTH AFRICA  
FREE STATE DIVISION, BLOEMFONTEIN

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Registration Number: 1962/000738/06 Execution Creditor and PETRUS JOHANNES JANSEN VAN RENSBURG Identity Number: 780723 5040 087, First Execution Debtor and ANNESCA BOURNADETTE MOOLMAN Identity Number: 780714 0119 083, Second Execution Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-22, 10:00, Sheriff Sasolburg, 20 RIEMLAND STREET, SASOLBURG**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 07 OCTOBER 2021 in terms of which the following property will be sold in execution on 22 APRIL 2022 at 10H00 by the SHERIFF SASOLBURG at the office of Sheriff Sasolburg, 20 RIEMLAND STREET, SASOLBURG, with a reserve price of R659 141.00: CERTAIN: ERF 11464 SASOLBURG (EXTENSION 45) DISTRICT: PARYS, PROVINCE FREE STATE IN EXTENT: 973 (NINE HUNDRED AND SEVENTY THREE) SQUARE METERS AS HELD BY: DEED OF TRANSFER NUMBER: T10183/2011 SITUATED: 40 DA GAMA STREET, SASOLBURG THE PROPERTY IS ZONED: RESIDENTIAL (NOTHING GUARANTEED)

The property consists of: MAIN BUILDING: 1 X Kitchen; 1 X Dining room; 1 X Lounge; 1 X Living Room; 4 X Bedrooms; 1 X Bathroom; OUTBUILDINGS: 1 X Garage; Fence: Pre-Cast wall; Roof: Tile. Further additional improvements: 1 X Outbuilding; 1 X Canopy. (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Execution Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

This is a sale in execution pursuant to a judgment obtained by the above court. Rules of this execution will be available 24 hours before the auction at the office of Sheriff Sasolburg, 20 Riemland Street, Sasolburg.

The sale will be conducted at the office of Sheriff Sasolburg with auctioneer VCR Daniels or his deputy JM Barnard. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A. Directions of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

[www.info.gov.za/view/DownloadFileAction?id=99961](http://www.info.gov.za/view/DownloadFileAction?id=99961))

B. Fica legislation with regard to identity and address particulars.

C. Payment of registration money

D. Registration conditions

E. Registration amount is R5000.00 (Refundable) payable prior to the commencement of the Auction in order to obtain a buyers card.

NB: In terms of Rule 46: 1 (8)(a)(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale; 2 (8)(d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale; The aforesaid sale shall be subject to the Conditions of Sale which may be inspected 24 hours prior to the auction, at the office of the Sheriff of the High Court, SASOLBURG.

Dated at Sandton on the 24 January 2022

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: J ELS/cvdw/ISS572.

Case No. 4996/2020

IN THE HIGH COURT OF SOUTH AFRICA  
FREE STATE DIVISION, BLOEMFONTEIN

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Registration Number: 1962/000738/06, Execution Creditor and VENIOUS ANTHONY NGWENYA Identity Number: 611016 5164 089 First Execution Debtor and TERESA NTOMBIZODWA BOZONGWANE NGWENYA Identity Number: 650502 1053 089 Second Execution Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-22, 10:00, Sheriff Sasolburg, 20 RIEMLAND STREET, SASOLBURG**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 07 OCTOBER 2021 in terms of which the following property will be sold in execution on 22 APRIL 2022 at 10H00 by the SHERIFF SASOLBURG at the office of Sheriff Sasolburg, 20 RIEMLAND STREET, SASOLBURG, with a reserve price of R659 436.00:

CERTAIN: ERF 254, ROODIA DISTRICT: PARYS, PROVINCE FREE STATE IN EXTENT: 1 440 (ONE THOUSAND FOUR HUNDRED AND FOURTY) SQUARE METERS AS HELD BY: DEED OF TRANSFER NUMBER: T32333/1999 SITUATED: 14 WINTERSHOEK STREET, ROODIA, VAALPARK, SASOLBURG THE PROPERTY IS ZONED: RESIDENTIAL (NOTHING GUARANTEED)

The property consists of: MAIN BUILDING: 1 X Kitchen, 1 X Dining Room 1 X Lounge, 4 X Bedrooms, 2 X Bathroom; OUTBUILDINGS: 1 X Garage, Fence: Wire, Roof: Tile; Further additional improvements: Outbuilding (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Execution Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

This is a sale in execution pursuant to a judgment obtained by the above court. Rules of this execution will be available 24 hours before the auction at the office of Sheriff Sasolburg, 20 Riemland Street, Sasolburg.

The sale will be conducted at the office of Sheriff Sasolburg with auctioneer VCR Daniels or his deputy JM Barnard. Advertising costs at current publication rates and sale costs according to court rules, apply.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A. Directions of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

B. Fica legislation with regard to identity and address particulars.

C. Payment of registration money

D. Registration conditions

E. Registration amount is R5000.00 (Refundable) prior to commencement of Auction in order to obtain a Buyers card.

NB: In terms of Rule 46: 1 (8)(a)(iii) any interested party may not less than 25 days prior to the date of sale, submit to the Sheriff in writing further or amended conditions of sale; 2 (8)(d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the execution creditor, the bondholder/s and all interested parties, apply to a magistrate of the district for any modification of the conditions of sale; The aforesaid sale shall be subject to the Conditions of Sale which may be inspected 24 hours prior to the auction, at the office of the Sheriff of the High Court, SASOLBURG.

Dated at Sandton

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: J ELS/cvdw/ISS563.

**Case No. 47595/2017  
Docex 235 Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED REGISTRATION NUMBER: 1962/000738/06 Execution Creditor/ Plaintiff and ANGEL DIPUO MOLEFI (IDENTITY NUMBER: 680806 0814 08 4), Execution Debtor/ Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-29, 11:00, SHERIFF TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS  
EXTENSION 3**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Local Division, Pretoria in the above action, a sale as a unit with a reserve of R847 879.11 will be held at the office of the SHERIFF TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 on FRIDAY, 29 APRIL 2022 at 11H00 HRS the

under mentioned property of the defendant on the conditions which will lie for inspection prior to the sale at the offices of SHERIFF TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed:

A DWELLING COMPRISING OF: MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 X BEDROOMS, 2 X BATHROOMS OUT BUILDINGS: 2 X GARAGES DWELLING 2: 2 X BEDROOMS, 1 X BATHROOM, KITCHEN, LOUNGE (Improvements / Inventory - Not Guaranteed)

CERTAIN: REMAINING EXTENT OF PORTION 26 OF THE FARM ONDERSTEPSPOORT 266 REGISTRATION DIVISION J.R. THE PROVINCE OF GAUTENG MEASURING 10,5173 (TEN COMMA FIVE ONE SEVEN THREE) HECTARES HELD BY DEED OF TRANSFER NUMBER T35436/2004 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF MINERAL RIGHTS SITUATED AT: (STAND NUMBER 266), 6845 ROOIWAL STREET, ONDERSTEPSPOORT 266 JR. PRETORIA

TERMS:

1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale.
2. AUCTIONEER'S CHARGES, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the first R100 000.00 (HUNDRED THOUSAND RAND); 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 (HUNDRED THOUSAND AND ONE RAND) up to R400 000.00 (FOUR HUNDRED THOUSAND) and 1.5% (ONE POINT FIVE PERCENT) on the balance of the proceeds of the sale subject to a maximum commission of R 40 000.00 plus Vat in total and a minimum of R 3000.00 plus Vat (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

TAKE FURTHER NOTICE THAT:

1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable.
2. This is a sale in execution pursuant to a judgment obtained in the above honourable court.
3. The rules of this execution will be available 24 hours prior to the auction at the office of the SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3.
4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia:
  - 4.1 Directives of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>);
  - 4.2 FICA legislation with regard to identity and address particulars;
  - 4.3 Registration fee payable, refundable after sale if not buying;
  - 4.4 Registration conditions.
5. The sale will be conducted at the offices of SHERIFF TSHWANE NORTH situated at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3.
6. Advertising costs at current publication tariffs & sale costs according to court rules will apply..

Dated at PRETORIA

MOTHLE JOOMA SABDIA INC, Ground Floor, Duncan Manor Corner Jan Shoba and Brooks Streets Brooklyn, Pretoria. Tel: 012 362 3137. Fax: 086 694 4081. Ref: A Hassim/Km/FOR2/0365.

**Case No. 40292/2019  
Docex 235 Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED REGISTRATION NUMBER: 1962/000738/06 Execution Creditor/ Plaintiff and TSHEPO SITHEMBISO RICHARD MATLAMELA Execution Debtor/ Defendant (IDENTITY NUMBER: 520212 6005 08 8)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-19, 11:00, SHERIFF HALFWAY HOUSE ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit with a reserve of R2 074 000.00 will be held at the office of the SHERIFF HALFWAY HOUSE - ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE on TUESDAY, 19 APRIL 2022 at 11H00 HRS the under mentioned property of the defendant on the conditions which will lie for inspection prior to the sale at the offices of SHERIFF HALFWAY HOUSE - ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE. The sale will be

augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at shha.online. All terms and conditions available on shha.online or at 614 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed:

A DWELLING COMPRISING OF: MAIN BUILDING: LOUNGE, DINING ROOM, KITCHEN, 4 X BEDROOMS, 3 X BATHROOMS OUT BUILDING: 2 X GARAGES TYPE SITE IMPROVEMENTS: WALLING, PAVING (Improvements / Inventory - Not Guaranteed) CERTAIN: ERF 1030 SAGEWOOD EXTENSION 10 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING 1152 (ONE THOUSAND ONE HUNDRED AND FIFTY TWO) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T084802/2007 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF RIGHTS TO MINERALS AND SUBJECT TO THE CONDITIONS OF THE CRESCENT WOOD HOME OWNERS ASSOCIATION NUMBER 2005/006260/08 SITUATED AT: (STAND NUMBER 1030) 30 HIGHLAND DRIVE, CRESCENT WOOD COUNTRY ESTATE, SAGEWOOD EXTENSION 10.

**TERMS:**

1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale.

2. AUCTIONEER'S CHARGES, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the first R100 000.00 (HUNDRED THOUSAND RAND); 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 (HUNDRED THOUSAND AND ONE RAND) up to R400 000.00 (FOUR HUNDRED THOUSAND) and 1.5% (ONE POINT FIVE PERCENT) on the balance of the proceeds of the sale subject to a maximum commission of R 40 000.00 plus Vat in total and a minimum of R 3000.00 plus Vat (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

**TAKE FURTHER NOTICE THAT:**

1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable.

2. This is a sale in execution pursuant to a judgment obtained in the above honourable court.

3. The rules of this execution will be available 24 hours prior to the auction at the office of the SHERIFF HALFWAY HOUSE - ALEXANDRA, 614 JAMES CRESCENT, HALFWAY HOUSE.

4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia:

4.1 Directives of the Consumer Protection Act 68 of 2008 (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>);

4.2 FICA legislation with regard to identity and address particulars;

4.3 Registration fee payable of R50 000.00, refundable after sale if not buying;

4.4 Registration conditions.

5. The sale will be conducted at the offices of SHERIFF HALFWAY HOUSE - ALEXANDRA situated at 614 JAMES CRESCENT, HALFWAY HOUSE.

6. Advertising costs at current publication tariffs & sale costs according to court rules will apply.

Dated at PRETORIA

MOTHLE JOOMA SABDIA INC, Ground Floor, Duncan Manor Corner Jan Shoba and Brooks Streets Brooklyn, Pretoria. Tel: 012 362 3137. Fax: 086 694 4081. Ref: A Hassim/Km/FOR2/0268

**Case No. 5098/2019  
Docex 450, Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA  
LIMPOPO DIVISION, POLOKWANE

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Execution Creditor and LUKAS JOHANNES VAN DER MERWE (Identity Number: 580829 5113 089), Judgment Debtor and JOHANNA CHRISTINA VAN DER MERWE (Identity Number: 641028 0185 088), Judgment Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-21, 10:00, Sheriff Elliras No:8 Snuifpeul Street, Onverwacht**

Notice is hereby given, in accordance with the Regulations of The Consumer Protection Act 68 of 2008 that: IN PURSUANCE OF Rule 31(2)(a), Rule 46(1)(a)(ii) and Rule 46A which was made an order of Court on 15 OCTOBER 2020 in terms of which the immovable property have been declared specially executable, the above Honourable Court issued a Warrant of execution which was executed by the Sheriff. As a result, the undermentioned property will be put

up for auction by the Sheriff Ellisras on 21 April 2022 at its offices situated at No:8 Snuifpeul Street, Onverwacht at 10H00.

The property is: ERF 1786, ELLISRAS EXTENSION 16 TOWNSHIP REGISTRATION DIVISION: L.Q NORTHERN PROVINCE MEASURING: 2268 (TWO THOUSAND TWO HUNDRED AND SIXTY- EIGHT) SQUARE METRES HELD BY DEED OF TRANSFER: T92823/2001 SUBJECT TO THE CONDITIONS THEREIN CONTAINED, INCLUDING THE RESERVATION OF MINERAL RIGHTS ALSO KNOWN AS: 9 HARDEKOOL STREET, ELLISRAS Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. IMPROVEMENTS Main building 1x lounge 1x dining room 1x kitchen 1x family room 3x bedroom 2x bathroom Outbuilding 2x Garage 1x bedroom 1x bathroom Site Improvements Walling Paving

1. The property is the immovable property of the Defendant in which is located in Magisterial District of Lephalale.
2. All bidders are required to present their identity documents together with their proof of residence for FICA compliance.
3. The purchaser shall pay the Sheriff a deposit of 10 percent of the purchase price in cash by way of bank guaranteed cheque or eft on the day of the sale.
4. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or its attorneys, and shall be furnished to the Sheriff with days after the sale.
5. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured.
6. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent.
7. Rules of the auction and conditions of sale may be inspected at the Sheriff's Office Sheriff Ellisras, No:8 Snuifpeul Street, Onverwacht, 24 hours prior to the auction.

A copy of the Regulations of Act 68 of 2008, as aforementioned, can be obtained from: [http://thornton.co.za/resources/34180\\_rg9515\\_gon293.pdf](http://thornton.co.za/resources/34180_rg9515_gon293.pdf). C/O PMK TLADI & ASSOCIATES 20 SCHOEMAN STREET POLOKWANE TEL: (015) 295 2034 FAX: (015) 295 3478 REF: T/707/2019TNS/MM

Dated at PRETORIA

TIM DU TOIT & CO INCORPORATED ATTORNEYS, 433 Rodericks Road, c/o Rodericks Road & Sussex Avenue, Lynnwood, Pretoria, 0081. Tel: 012 470 7537. Fax: 012 470 7766. Ref: MW LETSOALO/MV/PR3956.

**Case No. 33880/2021**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, JOHANNESBURG

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, Plaintiff and JOHANNES HENDRIK HATTINGH (Identity Number: 940818 5020 08 4), Defendant**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-29, 09:30, SHERIFF BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (GAUTENG DIVISION, PRETORIA) in the abovementioned suit, a sale with reserve in the amount of R838,617.00 (EIGHT HUNDRED AND THIRTY EIGHT THOUSAND SIX HUNDRED AND SEVENTEEN RAND) will be held at SHERIFF BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG on 29 APRIL 2022 at 09H30, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG on 29 APRIL 2022 prior to the sale. ERF 2047 SUNWARD PARK EXTENSION 4 TOWNSHIP REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG MEASURING 996 (NINE HUNDRED AND NINETY SIX) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T034317/2020 also known as 66 MORKEL ROAD, SUNWARD PARK EXT 4 the following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL A RESIDENTIAL DWELLING CONSISTING OF: LOUNGE, KITCHEN, 3 BEDROOMS, 2 BATHROOMS AND 2 GARAGES. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

TERMS:

1. The Purchaser shall pay Auctioneer's commission subject to a subject to a maximum of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT.
  2. A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale.
  3. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG.
  4. The sale will be conducted by CP Brown.
  5. Advertising cost at current publication rate and sale costs according to Court rules apply.
- Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:



- (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)  
(b) Fica-Legislation - Proof of identity and address particulars (  
(c) Registration conditions

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG. C/O LEE ATTORNEYS 51 Elandslaagte Street Hazelwood Pretoria Ref: Lenell Lee Cell: 082 451 2142 Fax: 0866 524 601.

Dated at Sandton

VAN HULSTEYNS ATTORNEYS, Third Floor, Suite 25 Katherine & West Building Cnr Katherine & West Streets Sandhurst, Sandton. Tel: 011 523-5300. Fax: 011 523 5326. Ref: B Seimenis / S Erasmus / MAT: 17278.

Case No. 28665/2021

**IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA**

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, Plaintiff and PAULINA BOITUMELO RAMPENG (Identity Number: 870426 0922 08 2), Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 11:00, SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (GAUTENG DIVISION, PRETORIA) in the abovementioned suit, a sale with reserve in the amount of R480,000.00 (FOUR HUNDRED AND EIGHTY THOUSAND RAND) will be held at SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 on 29 APRIL 2022 at 11H00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 prior to the sale.

1. A unit consisting of:

1.1. Section no 94 as shown and more fully described on sectional plan no SS730/2013 in the scheme known as HORNBILL CREST in respect of the land and building or buildings situated at ERF 7939, THE ORCHARDS EXTENSION 36 TOWNSHIP - local authority: CITY OF TSHWANE of which section the floor area, according to the said sectional plan, is 64 (SIXTY FOUR) square metres in extent; and

1.2. 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 ST85499/2015 and subject to such conditions as set out therein. also known as UNIT 94, HORNBILL CREST, 31 IKAWU STREET, THE ORCHARDS EXTENSION 36 the following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL A RESIDENTIAL DWELLING CONSISTING OF: LOUNGE, KITCHEN, 2 BEDROOMS, 1 BATHROOMS. GARAGE. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

TERMS:

1. The Purchaser shall pay Auctioneer's commission subject to a subject to a maximum of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT.

2. A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale.

3. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3.

4. The sale will be conducted by CP Brown.

5. Advertising cost at current publication rate and sale costs according to Court rules apply.

Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

- (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)  
(b) Fica-Legislation - Proof of identity and address particulars

(c) Registration conditions

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3. C/O LEE ATTORNEYS 51 Elandslaagte Street Hazelwood Pretoria Ref: Lenell Lee Cell: 082 451 2142 Fax: 0866 524 601

Dated at Sandton



VAN HULSTEYNS ATTORNEYS, Third Floor, Suite 25 Katherine & West Building Cnr Katherine & West Streets Sandhurst, Sandton. Tel: 011 523-5300. Fax: 011 523 5326. Ref: B Seimenis / S Erasmus / MAT: 13968.

**Case No. 82541/2019**  
**19, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED),  
Plaintiff and NENGWANI, LINDELANI, DEFENDANT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-20, 10:00, SHERIFF OF THE HIGH COURT MIDDELBURG at 74 SADC STREET, MIDDELBURG**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution to the highest bidder without a reserve set by court, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, MIDDELBURG at 74 SADC STREET MIDDELBURG, 1050 on 20TH APRIL 2022 at 10h00.

Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT MIDDELBURG at 74 SADC STREET, MIDDELBURG and will also be read out by the Sheriff prior to the sale in execution.

The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. PROPERTY: UNIT NO. 1 as shown and more fully described on Sectional Title Plan No. SS45/2013 in the scheme known as AERORAND 670 in respect of ground and building/buildings situate at ERF 670 AERORAND TOWNSHIP, LOCAL AUTHORITY: STEVE TSHWETE LOCAL MUNICIPALITY and 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; REGISTRATION DIVISION: JS, PROVINCE OF MPUMALANGA MEASURING: 198 (ONE NINE EIGHT) SQUARE METERS. HELD UNDER DEED OF TRANSFER NO: ST5512/2013 PROPERTY ZONED: Residential ALSO KNOWN AS: 29A DWYKA CRESCENT, AERORAND, MIDDELBURG, 1055 IMPROVEMENTS: HOUSE CONSISTING OF: 3 X BEDROOM, 2 X BATHROOMS, OPEN PLAN LOUNGE AND KITCHEN AREA, DOUBLE GARAGE AND CARPORTS. (PARTICULARS NOT GUARANTEED).

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008. (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN2013.

**Case No. 27051/2019**  
**19, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED),  
Plaintiff and TOM, WONGALETU WESLE FIRST DEFENDANT and TOM, KHETHELWA SECOND DEFENDANT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 11:00, SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS & BRODRICK AVENUE,  
THE ORCHARDS EXT 3**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution with a reserve price of R550 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3 on 29 APRIL 2022 at 11h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3 and will also be read out by the Sheriff prior to the sale in execution.

The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. ("VOETSTOOTS").

PROPERTY: ERF 203, HESTEAPARK EXTENSION 4 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY REGISTRATION DIVISION: J.R., PROVINCE OF GAUTENG MEASURING: 1000 (ONE THOUSAND) SQUARE METRES HELD UNDER DEED OF TRANSFER NO: T05560/2021 PROPERTY ZONED: Residential ALSO KNOWN AS: 26 SPANIEL STREET, HESTEAPARK EXTENSION 4.

IMPROVEMENTS: HOUSE CONSISTING OF: 4 X BEDROOMS, 1 X LOUNGE, ROOM, 1 X DINING ROOM, KITCHEN, 2 X BATHROOMS. OUTBUILDING: 2 X GARAGES AND CARPORT (PARTICULARS NOT GUARANTEED).

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008. (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN1417.

**Case No. 35877/2018  
19, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED), Plaintiff and MOTSEPE, BANAKILE PEARL TETE DEFENDANT IDENTITY NUMBER: 730203 0375 085, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 11:00, SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution with a reserve price of R900 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3 on 29 APRIL 2022 at 11h00.

Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3 and will also be read out by the Sheriff prior to the sale in execution.

The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. ("VOETSTOOTS"). PROPERTY: ERF 1835, SINOVILLE EXTENSION 4 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY REGISTRATION DIVISION: J.R., PROVINCE OF GAUTENG MEASURING: 1020 (ONE, ZERO, TWO, ZERO) SQUARE METRES HELD UNDER DEED OF TRANSFER NO: T7136/2016

PROPERTY ZONED: Residential ALSO KNOWN AS: 369 HENRY CRESCENT, SINOVILLE, EXTENSION 4, PRETORIA. IMPROVEMENTS: TILE ROOF HOUSE CONSISTING OF: 3 BEDROOMS, 2.0 BATHROOMS, 2 CARPORTS, KITCHEN, 2 LIVING ROOMS, LAUNDRY AND 2 GARAGES. (PARTICULARS NOT GUARANTEED).

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008. (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN2890.

**Case No. 13188/2019  
19, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED), Plaintiff FLAVELL, LESLEY CHRISTINE FIRST DEFENDANT LUH and COLLEEN SHARON SECOND DEFENDANT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-26, 10:00, SHERIFF OF THE HIGH COURT JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution by the Sheriff of the High Court, Johannesburg South, with reserve in the amount of R750 000.00, subject to conditions of sale at SHOP 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW on 26 APRIL 2022 at 10h00.

Full Conditions of Sale can be inspected during office hours prior to auction at the OFFICES OF THE SHERIFF OF THE HIGH COURT JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW and will also be read out by the Sheriff prior to the sale in execution.

The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. SECTION NO. 66 as shown and more fully described on Sectional Title Plan No. SS363/2006 in the scheme known as WISBECK TERRACE in respect of building/buildings situate at ERF 827, MULBARTON, EXTENSION 2 TOWNSHIP, PROVINCE OF GAUTENG, REGISTRATION DIVISION: I.R., LOCAL AUTHORITY: CITY OF JOHANNESBURG MUNICIPALITY; 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. MEASURING: 110 (ONE ONE ZERO) SQUARE METERS HELD BY DEED OF TRANSFER NO. ST32533/2008, SUBJECT TO THE CONDITIONS THEREIN CONTAINED; PROPERTY ZONED: Residential ALSO KNOWN AS: 66 WISBECK TERRACE, WISBECK STREET, MULBARTON, EXTENSION 2, JOHANNESBURG.

IMPROVEMENTS: ATTACHED UNIT SITUATED IN COMPLEX, HARVEY TILED ROOF AND BRICK WALLS, TILED INNER FLOORS: LOUNGE, 3 BEDROOMS, KITCHEN, 2 BATHROOMS, ONE SHOWER AND 1 TOILET AND CARPORT. PROPERTY BRICK FENCED SWIMMING POOL AND PAVING. (NOT GUARANTEED). Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008. (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Payment of a Registration Fee of R50,000.00 BY eft THAT MUST REFLECT IN THE Sheriff's account prior to the commencement of the auction in order to obtain a buyer's card,

d) Registration conditions: No person will be allowed on the premises if they are not registered for FICA AND CPA. The auction will be conducted by the office of Sheriff JOHANNESBURG SOUTH, with auctioneers; JA THOMAS AND/OR P.ORA AND/OR A JEGELS.

Advertising costs at current publication rates and sale costs according to court rules, apply.

Purchaser shall pay the sheriff a deposit of 10 per cent of the purchase price in cash or by bank guaranteed cheque on the day of sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions, clause 4 of the Conditions of Sale. Should the purchaser received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN2442.

**Case No. 63399/2020**  
**19, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED), Plaintiff**  
**MOTHAPO MAKGAMATHO GODFREY FIRST DEFENDANT and MOTHAPO MABATHO ESTHER SECOND**  
**DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-20, 10:00, SHERIFF OF THE HIGH COURT, CENTURION EAST at 33 KERSIEBOOM CRESCENT,**  
**ZWARTKOP, CENTURION**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution with a reserve price of R365 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, CENTURION EAST at 33 KERSIEBOOM CRESCENT, ZWARTKOP, CENTURION on 20 APRIL 2022 at 10h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, CENTURION EAST at 33 KERSIEBOOM CRESCENT, ZWARTKOP, CENTURION and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. PROPERTY: UNIT NO. 15 as shown and more fully described on Sectional Title Plan No. SS541/1997 in the scheme known as LA PIROQUE in respect of ground and building/buildings situate at ERF 1921 ELARDUSPARK EXTENSION 22 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY and 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; REGISTRATION DIVISION: JR, PROVINCE OF GAUTENG MEASURING: 82 (EIGHTY, TWO) SQUARE METERS. PROPERTY ZONED: RESIDENTIAL HELD UNDER DEED OF TRANSFER NO: ST91584/2017 ALSO KNOWN AS:

UNIT 15, 535 LAWRIE STREET, LA PIROQUE, 90 MILLER CLARY STREET, ELARDUSPARK, EXTENSION 22, PRETORIA. IMPROVEMENTS: TOWNHOUSE COMPLEX: TOWNHOUSE UNIT CONSISTING OF: 3 X BEDROOMS, 1 X BATHROOM, 1 X OPEN PLAN LIVING AREA, KITCHEN, BALCONY AND DOUBLE CARPORT (not guaranteed): Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008. (URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN3220.

**Case No. 22440/2019**

IN THE HIGH COURT OF SOUTH AFRICA

WESTERN CAPE DIVISION, CAPE TOWN

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. Execution Creditor and  
ROTSVAS BELEGGINGS CC (REG NO. 1991/030817/23) Execution Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-20, 14:00, PREMISES: DOOR NO. 48E LA PROVENCE 1 GRANIET STREET WELGELEGEN PAROW**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale, subject to a reserve price of R1 100 000.00, will be held on WEDNESDAY, 20 APRIL 2022 at 14h00 at the PREMISES: DOOR NO. 48E LA PROVENCE 1 GRANIET STREET WELGELEGEN PAROW. The conditions of sale which will lie for inspection at the offices of the Sheriff for the High Court, BELLVILLE.

A unit consisting of: a. SECTION NO 88 as shown and more fully described on Sectional Plan No SS67/1989, in the scheme known as LA PROVENCE, in respect of the land and building or buildings situate at PAROW, IN THE CITY OF CAPE TOWN, CAPE DIVISION, PROVINCE OF THE WESTERN CAPE, of which section the floor area, according to the said sectional plan, is 61 (SIXTY ONE) square metres in extent; and b. 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 ST20608/2002 ("the Property"); c. Situated at DOOR NO. 48E LA PROVENCE, 1 GRANIET STREET, WELGELEGEN, PAROW THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- DWELLING CONSISTING OF TILED ROOF WITH FACEBRICK WALLS; OPEN PLAN KITCHEN/LOUNGE, 1 BEDROOM, 1 BATHROOM/TOILET, SINGLE GARAGE

TERMS:

1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale.

2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser.

3. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured;

4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer.

5. GENERAL NOTICE: Registration as a buyer is a pre-requisite subject to specific conditions inter alia: In accordance with the Consumer Protection Act 68 of 2008

5.1 FICA legislation requirements: proof of ID and residential address;

5.2 Registration fee payable;

5.3 Registration conditions.

Dated at Cape Town

STRAUSS DALY INC., 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Tel: 021 410 2200. Ref: SOU106/1057.

**Case No. 2018/46862  
DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: Absa Bank Limited, Judgment Creditor and Jan Hendrik Taute, First Judgment Debtor  
and Gesina Taute, Second Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 10:00, Unit 5B Sentio Building, Frikkie Meyer Boulevard, Vanderbijlpark**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 04 AUGUST 2020 in terms of which the below property will be sold in execution by the Acting Sheriff VANDERBIJLPARK on the 29 APRIL 2022 at 10:00 at UNIT 5B, SENTIO BUILDING, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK to the highest bidder subject to a reserve price of R135 000.00.

A unit consisting of:

a) Section No.16 as shown and more fully described on Sectional Plan No. SS102/2001 ("the Section Plan") in the scheme known as GRAAF REINET OORD in respect of the land and building or buildings situated at VANDERBIJLPARK CENTRAL WEST 5 EXTENSION 1; EMFULUNI LOCAL MUNICIPALITY of which section the floor area, according to the sectional plan is 72 (Seventy Two) square metres in the extent ("the mortgaged section"); and  
b) 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. ST39067/2008. ("the mortgaged property") which is certain, and is zoned as a residential property inclusive of the following: 2 bedrooms, bathroom, lounge, kitchen and toilet - WHICH CANNOT BE GUARANTEED.

The property is situated at: UNIT 16 (door no.13) GRAAF REINET OORD, FERRANTI STREET, VANDERBIJLPARK CENTRAL WEST NO 5 and falling within the Magisterial District of EMFULUNI.

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) to R400 000.00 (Four Hundred Thousand Rand) and 1.5% (One point Five percent) on the balance of the proceed of the Sale plus VAT, subject to a maximum commission of R40 000.00 plus VAT in total and a minimum of R3 000.00 plus VAT, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Judgment Creditors' conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer.

The rules of this auction will be available at least 24 hours before the auction at the office of the Sheriff VANDERBIJLPARK at UNIT 5B, SENTIO BUILDING, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK.

Registration as a buyer is a pre-requisite subject to conditions including, inter alia:

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee as required by Sheriff
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the Sheriff VANDERBIJLPARK at UNIT 5B, SENTIO BUILDING, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK during normal office hours from Monday to Friday

Dated at Johannesburg on the 2 March 2022

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton. Tel: 011-292-5777. Fax: 011-2925775. Ref: N GAMBUSHE/JD/MAT25119.

**Case No. 41874/2017  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Samuel Schalkwyk, Judgment Debtor**



**NOTICE OF SALE IN EXECUTION  
2022-05-04, 11:00, 99 - 8th Street, Springs**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Springs to the highest bidder without reserve and will be held at 99 - 8th Street, Springs on 4 May 2022 at 11:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 99 - 8th Street, Springs, prior to the sale.

Certain :

Erf 777, Selcourt Township, Registration Division I.R., Province of Gauteng, being 12 Lyndhurst Avenue, Selcourt, Springs, Measuring: 1983 (One Thousand Nine Hundred And Eighty Three) Square Metres, Held under Deed of Transfer No. T36285/2001, Situated in the Magisterial District of Ekurhuleni East.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Entrance Hall, Lounge, Dining Room, Kitchen, Study, Laundry, Bedroom With Bathroom, 2 Bedrooms, Bathroom

Outside Buildings: 2 Outer Garages, 3 Carports, Bathroom / Wc, Lapa

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg on the 9 March 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT223848/LWEST/MB.

**Case No. 41874/2017  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Samuel Schalkwyk, Judgment Debtor**  
**NOTICE OF SALE IN EXECUTION**  
**2022-05-04, 11:00, 99 - 8th Street, Springs**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Springs to the highest bidder without reserve and will be held at 99 - 8th Street, Springs on 4 May 2022 at 11:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 99 - 8th Street, Springs, prior to the sale.

Certain: Erf 777, Selcourt Township, Registration Division I.R., Province of Gauteng, being 12 Lyndhurst Avenue, Selcourt, Springs, Measuring: 1983 (One Thousand Nine Hundred And Eighty Three) Square Metres; Held under Deed of Transfer No. T36285/2001, Situated in the Magisterial District of Ekurhuleni East.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Entrance Hall, Lounge, Dining Room, Kitchen, Study, Laundry, Bedroom With Bathroom, 2 Bedrooms, Bathroom

Outside Buildings: 2 Outer Garages, 3 Carports, Bathroom / Wc, Lapa

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg on the 9 March 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT223848/LWEST/MB.

**Case No. 2020/16848  
DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg



**In the matter between: Absa Home Loans Guarantee Company (RF) Proprietary Limited, First Judgment Creditor and Absa Bank Limited, Second Judgment Creditor and Absa Home Loans Guarantee Company (RF) Proprietary Limited, First Judgment Creditor and Absa Bank Limited, Second Judgment Creditor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 09:30, 182 Leeuwpoot Street, Boksburg**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 28 SEPTEMBER 2021 in terms of which the below property will be sold in execution by the Sheriff BOKSBURG on 29 APRIL 2022 at 09:30 at 182 LEEUWPOORT STREET, BOKSBURG to the highest bidder subject to the reserve of R534 000.00.

ERF 17501, VOSLOORUS EXTENSION 25 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG MEASURING 375 (THREE HUNDRED AND SEVENTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T53169/2015, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. ("the Mortgaged Property") which is certain, and is zoned as a residential property inclusive of the following:

Main Building: 3 bedrooms, bathroom, lounge, family room, kitchen and a garage - WHICH CANNOT BE GUARANTEED.

The property is situated at: 17501 MONAMANE CESCANT, VOSLOORUS EXT 25, BOKSBURG.

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) to R400 000.00 (Four Hundred Thousand Rand) and 1.5% (One point Five percent) on the balance of the proceed of the Sale plus VAT, subject to a maximum commission of R40 000.00 plus VAT in total and a minimum of R3 000.00 plus VAT, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Judgment Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction will be available at least 24 hours before the auction at the office of the Sheriff BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG.

Registration as a buyer is a pre-requisite subject to conditions including, inter alia:

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee as required by the Sheriff.
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the Sheriff BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG during normal office hours from Monday to Friday.

Dated at Johannesburg on the 2 March 2022

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton. Tel: 011-292-5777. Fax: 011-2925775. Ref: N GAMBUSHE/JD/MAT30226.

**Case No. 11192/2020  
97, Pretoria**

**IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Division, Pretoria**

**In the matter between: ABSA Bank, Execution Creditor and MGIJIMA DANIEL RADEBE, ID: 620211 5702 08 2,  
Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 11:00, Sheriff Tshwane North (Wonderboom), Sheriff's office, 3 Vos & Brodrick Avenue, The Orchards X3, Pretoria**

A sale in execution is conducted in accordance with the Consumer Protection Act 68 of 2008 as amended, and further pursuant to orders granted by the above Honourable Court against the Judgement Debtor on 9 December 2020 and 17 January 2022 in the above action.

A sale in execution with a reserve price of R350 000.00 will be held by the Sheriff of the High Court, TSHWANE NORTH on FRIDAY 29 APRIL 2022, at 11H00 at the Sheriff's Office, 3 Vos & Brodrick Avenue, The Orchards Ext 3, Pretoria, Gauteng Province of the undermentioned property of the Judgment Debtor to the highest bidder, on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection for FIFTEEN (15) days hours prior to the sale at the Sheriff's Office, 3 Vos & Brodrick Avenue, The Orchards Ext 3, Pretoria, Gauteng Province.

Erf 293, Soshanguve-WW Township, Registration Division J.R., Gauteng Province

Street Address: 293 Morobo Street, Soshanguve-WW.

MEASURING: 250 (two hundred and fifty) square meters and held by the Judgment Debtor in terms of Deed of Transfer No. T160867/2007.

The property is zoned as: Residential

Improvements are: Lounge, Dining room, Kitchen, 3 bedroom, 2 bathrooms and double carport.

No warranties regarding description, extent or improvements are given.

In terms of Regulation 26 of the Consumer Protection Act 68 of 2008 potential bidders must register in the bidder's record with the sheriff, prior to the sale, which registration must meet the requirements of the regulations in terms of the Financial Intelligence Centre Act, 38 of 2001.

TERMS: 10% of the purchase price in cash to be paid on the day of the sale; the balance payable against registration of transfer-a guarantee to be furnished within TWENTY-ONE (21) days from the date of sale.

Sheriff's charges, payable on the day of the sale, to be calculated as follows: 6% on the first One Hundred Thousand Rand (R100 000.00), 3,5% on One Hundred and One Thousand Rand (R100 001.00) to Four Hundred Thousand Rand (R400 000.00) and 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of Forty Thousand Rand (R40 000.00) plus VAT in total and a minimum of Three Thousand Rand (R3 000.00) plus VAT.

Dated at Pretoria on the 24 February 2022

VZLR Attorneys, Monument Office Park, 71 Steenbok Avenue, 1st Floor, Block 3, Monumentpark. Tel: (012) 435 9444. Fax: (012) (012) 435 9555. Ref: MAT144875/E NIEMAND/ME

**Case No. 2021/6989  
172 Johannesburg**

**IN THE HIGH COURT OF SOUTH AFRICA**

Gauteng Local Division, Johannesburg

**In the application of: FirstRand Bank Limited, Plaintiff and Leon Otto, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 10:00, THE SHERIFF'S OFFICES, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 21ST of October 2021 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of ROODEPOORT NORTH on FRIDAY the 29th day of APRIL 2022 at 10:00 at 182 PROGRESS AVENUE, LINDHAVEN, ROODEPOORT, PROVINCE OF GAUTENG with a reserve price of R586 653.21.

CERTAIN: SECTION NO 67 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS 205/1998 IN THE SCHEME KNOWN AS SANCTUARY GARDENS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT RADIOKOP EXTENSION 32 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 103 SQUARE METRES AND 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 UNDER DEED OF TRANSFER NO. ST32466/2017 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED.

ZONING: Special Residential (not guaranteed)

The property is situated at UNIT 67 SANCTUARY GARDENS, 1 UNIFORM STREET, RADIOKOP and consist of 1 Lounge, 1 Dining Room, 1 Kitchen, 2 Bedrooms, 1 Bathroom, 1 Shower, 1 Water Closet and 2 out garages (in this respect, nothing is guaranteed)

The aforementioned property will be sold on the Condition of Sale, which conditions can be inspected before the sale at the offices of the said sheriff of the High Court for the district of Roodepoort North situated at 182 Progress Avenue, Lindhaven, Roodepoort, Province of Gauteng or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

a) Directive of the Consumer Protection Act 68 of 2008.

(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

b) FICA - legislation i.r.o. proof of identity and address particulars.

c) Prospective buyers have to register on the day of sale and pay a deposit of R15 000 (cash) which is refundable.

d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.

Dated at Johannesburg on the 28 February 2022

Glover Kannieappan Inc., 18 Jan Smuts Avenue, Parktown. Tel: 011 482 5652. Fax: 011 482 5653. Ref: L GALLEY/ms/72254.

**Case No. 69273/2019  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Nedbank Limited, Judgment Creditor and Zukile Gcobani Ndungane, Judgment Debtor**  
**NOTICE OF SALE IN EXECUTION**  
**2022-05-04, 10:00, Christ Church, 820 Pretorius Street (Entrance also at 813 Stanza Bopape Street, Arcadia), Pretoria**

In execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Pretoria East to the highest bidder subject to a reserve price of R2,000,000.00 and will be held at Christ Church, 820 Pretorius Street (Entrance Also At 813 Stanza Bopape Street, Arcadia), Pretoria on 4 May 2022 at 10:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 813 Stanza Bopape Street, Arcadia, Pretoria, prior to the sale.

Certain:

Erf 63, Bronberg Close Extension 2 Township, Registration Division J.R., Province of Gauteng, being 11 Arcadia Crescent, Bronberg Close Ext 2, Measuring: 508 (Five Hundred and Eight) Square Metres, Held under Deed of Transfer No. T107776/2016, Situated in the Magisterial District of Pretoria East.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: 4 Bedrooms, 3 Bathrooms, 1 Study, 1 Water Closet, Kitchen, 2 Living Rooms

Outside Buildings: 2 Garages

Sundries: Laundry

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg on the 23 March 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No. 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0118741800. Ref: MAT434577/LW/MB.

**Case No. 42499/2019  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: CHANGING TIDES 17 (PROPRIETARY LIMITED, Judgement Creditor and Patricia Disebo Mzamo, Judgement Debtor**  
**NOTICE OF SALE IN EXECUTION**  
**2022-04-28, 11:00, 44 Silver Pine Avenue, Moret, Randburg**

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the property shall be sold by the sheriff Randburg South West to the highest bidder subject to a reserve price of R420 000.00 and will be held at 44 Silver Pine Avenue, Moret, Randburg on 28 April 2022 at 11H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 44 Silver Pine Avenue, Moret, Randburg prior to the sale.

Certain:

A UNIT CONSISTING OF:

(a) Section No. 4 as shown and more fully described on Sectional Plan No. SS101/1982 in the scheme known as Tilbec Court in respect of the land and building or buildings situate at Windsor Township, Local Authority: City of Johannesburg Metropolitan Municipality, of which section the floor area, according to the said sectional plan, is 147 (One Hundred and Forty Seven) square metres in extent; and 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 under Deed of Transfer No. ST33582/2016 situated at Unit 4 Tilbec Court, 18 Viscounts Avenue, Windsor West, Situated in the Magisterial District of Randburg South West.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Dining Room, TV Room, Kitchen, 3 x Bedrooms, 2 x Bathrooms, Guest Toilet, Laundry

Outside Buildings: Carport and Garage

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc, Boksburg on the 14 February 2022

Hammond Pole Majola Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT1422/IM.

**Case No. 29780/2019  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Judgement Creditor and Beranard  
Mushota, Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-26, 10:00, Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview**

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the property shall be sold by the sheriff Johannesburg South to the highest bidder subject to a reserve price of R390 000.00 and will be held at Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview on 26 April 2022 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview, prior to the sale.

Certain :

Erf 183, Regents Park Estate Township, Registration Division I.R., Province of Gauteng, being 30 Victoria Road, Regents Park Estate, Measuring: 495 (Four Hundred and Ninety Five) Square Metres, Held under Deed of Transfer No. T23124/2017, Situated in the Magisterial District of Johannesburg South.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms.

Outside Buildings: Garage, Staff Quarters, WC.

Sundries: Covered Patio.

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Take further note that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The Rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff for JOHANNESBURG SOUTH, SHOP 2 VISTA CENTRE, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW.
3. Registration as buyer is a pre-requisite subject to conditions, inter alia:
  - a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.info.gov.za/view/downloadfileaction?id=99961>)
  - b) FICA - legislation i.r.o. proof of identity and address particulars.
  - c) Payment of a Registration Fee of R50,000.00 by EFT that must reflect in the Sheriff's account prior to the sale.
  - d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.
4. The office of the Sheriff for JOHANNESBURG SOUTH will conduct the sale with auctioneers J.A. THOMAS and/or P. ORA and/or A JEGELS.
5. Advertising costs are at current publication rates and sale costs according to Court Rules apply.

Dated at HP Ndlovu Inc, Boksburg on the 2 February 2022

HP Ndlovu Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT1357/NP/LC.

**Case No. 32645/2020**

PH46A

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA**In the matter between: Firststrand Bank Limited, Judgment Creditor and Wilfred Moyo, 1st Judgment Debtor  
Emma Magdeline Moyo, 2nd Judgment Debtor**

## NOTICE OF SALE IN EXECUTION

**2022-04-26, 10:00, Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Johannesburg South to the highest bidder subject to a reserve price of R700,000.00 and will be held at Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview on 26 April 2022 at 10:00 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at Shop No 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview, prior to the sale.

Certain:

Erf 36, Kenilworth Township, Registration Division I.R., Province of Gauteng, being 242 Turf Club Street, Kenilworth, Measuring: 497 (Four Hundred and Ninety Seven) Square Metres, Held under Deed of Transfer No. T47431/2007 Situated in the Magisterial District of Johannesburg South.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Entrance Hall, Lounge, Dining Room, Kitchen, 4 Bedrooms, Bathroom, Shower, WC

Outside Buildings: Servant's Room, Storeroom, Bathroom / WC

Sundries: Fireplace

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Take further note that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The Rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff for Johannesburg South, Shop 2 Vista Centre, 22 Hilary Road, Cnr Trevor Street, Gillview.
3. Registration as buyer is a pre-requisite subject to conditions, inter alia:
  - a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.info.gov.za/view/downloadfileaction?id=99961>)
  - b) FICA - legislation i.r.o. proof of identity and address particulars.
  - c) Payment of a Registration Fee of R50,000.00 by EFT that must reflect in the Sheriff's account prior to the sale.
  - d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.
4. The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers J.A. Thomas and/or P. ORA and/or A Jegels.
5. Advertising costs are at current publication rates and sale costs according to Court Rules apply.

Dated at Hammond Pole Majola Inc., Boksburg on the 10 February 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT440250/LEBO/MB.

Case No. 32014/2019

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA**In the matter between: ABSA BANK LIMITED, Plaintiff and MALI ZABILON MASHININI N.O. IN HIS CAPACITY AS TRUSTEE OF THE MOLOTO PHAAHLA FAMILY TRUST, MOTSWIRI RUBENSTEIN MPHAAHLELE N.O. IN HIS CAPACITY AS TRUSTEE OF THE MOLOTO PHAAHLA FAMILY TRUST, Defendant**

## NOTICE OF SALE IN EXECUTION

**2022-05-04, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit without a reserve price will be held by the SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG on the 4th day of May 2022 at 10:00 of the under mentioned immovable property of the MOLOTO PHAAHLA FAMILY TRUST, which immovable property falls within the Magisterial district of TSHWANE CENTRAL on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA, GAUTENG.



BEING:ERF 383, PARADISO TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING 1703 (ONE THOUSAND SEVEN HUNDRED AND THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T98182/2008  
SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND FURTHER SUBJECT TO THE CONDITIONS OF THE HOME OWNERS ASSOCIATION;

PHYSICAL ADDRESS: 383 PARADISO, 383 VIA VICENZA STREET, LOMBARDY ESTATE, GRAHAM ROAD, SHERE, PRETORIA, GAUTENG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed:  
THE PROPERTY IS A VACANT STAND

In terms of Regulation 26 of the Consumer Protection Act 68 of 2008 potential bidders must register in the bidder's record with the sheriff, prior to the sale, which registration must meet the requirements of the regulations in terms of the Financial Intelligence Centre Act, 38 of 2001.

TERMS: 10% (TEN PER CENT) of the purchase price in cash on conclusion of the sale and demand by the Sheriff; the balance payable against registration of transfer - a guarantee to be furnished within 15 (FIFTEEN) days from the date of sale.

SHERIFF'S COMMISSION, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000,00 (ONE HUNDRED THOUSAND RAND), 3,5% (THREE COMMA FIVE PER CENT) ON R100 001,00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000,00 (FOUR HUNDRED THOUSAND RAND) and 1,5% (ONE COMMA FIVE PER CENT) on the balance of the proceeds of the sale, subject to a maximum commission of R40 000,00 (FORTY THOUSAND RAND) PLUS VAT in total and a minimum of R3 000,00 (THREE THOUSAND RAND) PLUS VAT.

Dated at PRETORIA on the 27 January 2022

Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Tel: (012) 361-5001. Fax: (012) 361-5001. Ref: BONETTE TENNER / AHL3042.

**Case No. 32016/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: ABSA BANK LIMITED, Plaintiff and MALI ZABILON MASHININI N.O. IN HIS CAPACITY AS TRUSTEE OF THE MOLOTO PHAAHLA FAMILY TRUST and MOTSWIRI RUBENSTEIN MPHAAHLELE N.O. IN HIS CAPACITY AS TRUSTEE OF THE MOLOTO PHAAHLA FAMILY TRUST, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-05-04, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit without a reserve price will be held by the SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG on the 4th day of May 2022 at 10:00 of the under mentioned immovable property of the MOLOTO PHAAHLA FAMILY TRUST, which immovable property falls within the Magisterial district of TSHWANE CENTRAL on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA, GAUTENG.

BEING:

ERF 270, PARADISO TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 1717 (ONE THOUSAND SEVEN HUNDRED AND SEVENTEEN) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T13073/2008, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND SUBJECT TO THE RESERVATION OF CERTAIN RIGHTS IN FAVOUR OF LOMBARDY HOME OWNERS ASSOCIATION;  
PHYSICAL ADDRESS: 270 PARADISO, 270 TURIN STREET, LOMBARDY ESTATE, PRETORIA, GAUTENG.  
The following information is furnished regarding the improvements, though in this respect nothing is guaranteed:  
THE PROPERTY IS A VACANT STAND



In terms of Regulation 26 of the Consumer Protection Act 68 of 2008 potential bidders must register in the bidder's record with the sheriff, prior to the sale, which registration must meet the requirements of the regulations in terms of the Financial Intelligence Centre Act, 38 of 2001.

TERMS: 10% (TEN PER CENT) of the purchase price in cash on conclusion of the sale and demand by the Sheriff; the balance payable against registration of transfer - a guarantee to be furnished within 15 (FIFTEEN) days from the date of sale.

SHERIFF'S COMMISSION, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000,00 (ONE HUNDRED THOUSAND RAND), 3,5% (THREE COMMA FIVE PER CENT) ON R100 001,00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000,00 (FOUR HUNDRED THOUSAND RAND) and 1.5% (ONE COMMA FIVE PER CENT) on the balance of the proceeds of the sale, subject to a maximum commission of R40 000,00 (FORTY THOUSAND RAND) PLUS VAT in total and a minimum of R3 000,00 (THREE THOUSAND RAND) PLUS VAT.

Dated at PRETORIA on the 27 January 2022

Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Tel: (012) 361-5001. Fax: (012) 361-5001. Ref: BONETTE TENNER / AHL3041.

**Case No. 21926/2020**

**IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA**

**In the matter between: ABSA BANK LIMITED, Plaintiff and THABELO PORTIA MARAKA**

**ID NO: 880314 0662 08 0, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 10:00, UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD,  
VANDERBIJLPARK, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit with a reserve price of R460 000,00 will be held by the SHERIFF VANDERBIJLPARK AT THE SHERIFF'S OFFICE, UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, GAUTENG on the 29th day of April 2022 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of EMFULENI on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, GAUTENG.

BEING:ERF 284, VANDERBIJLPARK CENTRAL EAST 2 TOWNSHIP, REGISTRATION DIVISION IQ, PROVINCE GAUTENG, MEASURING 664 (SIX HUNDRED AND SIXTY FOUR) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T18362/2012, SUBJECT TO THE CONDITIONS THEREIN CONTAINED;  
PHYSICAL ADDRESS: 26 GILLESPIE STREET, VANDERBIJLPARK, GAUTENG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed:  
A DWELLING CONSISTING OF (NOT GUARANTEED)

A DWELLING HOUSE WITH TILED ROOF, 3X BEDROOMS, 1X KITCHEN, 1X LOUNGE, 1X DINING ROOM, 1X TOILET, 1X BATHROOM, 1X GARAGE, 1X GRANNY FLAT

In terms of Regulation 26 of the Consumer Protection Act 68 of 2008 potential bidders must register in the bidder's record with the sheriff, prior to the sale, which registration must meet the requirements of the regulations in terms of the Financial Intelligence Centre Act, 38 of 2001.

TERMS: 10% (TEN PER CENT) of the purchase price in cash on conclusion of the sale and demand by the Sheriff; the balance payable against registration of transfer - a guarantee to be furnished within 15 (FIFTEEN) days from the date of sale.

SHERIFF'S COMMISSION, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000,00 (ONE HUNDRED THOUSAND RAND), 3,5% (THREE COMMA FIVE PER CENT) ON R100 001,00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000,00 (FOUR HUNDRED THOUSAND RAND) and 1.5% (ONE COMMA FIVE PER CENT) on the balance of the proceeds of the sale, subject to a maximum commission of R40 000,00 (FORTY THOUSAND RAND) PLUS VAT in total and a minimum of R3 000,00 (THREE THOUSAND RAND) PLUS VAT.

Dated at Pretoria on the 26 January 2022

Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Tel: (012) 361-5001. Fax: (012) 361-6311. Ref: BONETTE TENNER / AHL3207.

**Case No. 2018/40889  
DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: Absa Bank Limited, Execution Creditor and Sphiwo Sharon Magongo, Execution Debtor**

**NOTICE OF SALE IN EXECUTION  
2022-04-29, 10:00, 182 Progress Road, Lindhaven, Roodepoort**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 26 AUGUST 2021 in terms of which the following property will be sold in execution by the Sheriff Roodepoort on Friday the 29 APRIL 2022 at 10:00 at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT to the highest bidder subject to a reserve price of R512 000.00.

A unit consisting of (a) Section No.170 as shown and more fully described on Sectional Plan No. SS108/2013, in the scheme known as PONTENILO, in respect of the land and building or buildings situate at HONEYDEW GROVE EXTENSION 8 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said Sectional Plan is 90 (Ninety) square metres in extent; and

(b) 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. ST24321/2013, AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER NUMBER ST24321/2013. ("the mortgaged property")

PHYSICAL ADDRESS: 170 Pontenilo, 12 Johann Road, Honeydew Grove Extension 8, Roodepoort falling within the Magisterial District of JOHANNESBURG WEST.

ZONING: RESIDENTIAL

IMPROVEMENTS:

The following information is furnished but not guaranteed:

MAIN BUILDING: 3 bedrooms, 2 bathrooms, 1 TV-living room, 1 kitchen and a carport

(The nature, extent, condition and existence of the improvements are not guaranteed)

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) R400 000.00 (Four Hundred Thousand Rand) and 1.5% (One point Five percent) on the balance of the proceed of the Sale plus VAT, subject to a maximum commission of R40 000.00 in total and a minimum of R3 000.00, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff, ROODEPOORT at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT

The Sheriff ROODEPOORT will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.

(URL <http://www.info.gov.za/view/DownloadandFileAction?id=99961>)

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R15 000.00 in cash.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff ROODEPOORT at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT during normal office hours Monday to Friday

Dated at Johannesburg on the 2 March 2022

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton. Tel: 011-292-5777. Fax: 011-2925775. Ref: N GAMBUSHE/JD/MAT25023.

**Case No. 90950/2015  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Thomsen Milton Langeveldt,  
1st Judgment Debtor and Jessica Langeveldt, 2nd Judgment Debtor  
NOTICE OF SALE IN EXECUTION  
2022-04-26, 10:00, 139 Bayers Naude Drive, Franklin Roosevelt Park**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Johannesburg West to the highest bidder subject to a reserve price of R330,000.00 and will be held at 139 Bayers Naude Drive, Franklin Roosevelt Park on 26 April 2022 at 10:00 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 139 Bayers Naude Drive, Franklin Roosevelt Park, prior to the sale.

A unit consisting of:

(a) Section No. 36 as shown and more fully described on Sectional Plan No. SS111/1994 in the scheme known as Impala in respect of the land and building or buildings situate at Crown Gardens Township, Local Authority: City of Johannesburg, of which section the floor area, according to the said sectional plan, is 69 (Sixty Nine) square metres in extent;

(b) and 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 under Deed of Transfer No. ST6743/2010, situated at Unit 36 (Door G14) Impala, 40 Munster Crescent, Crown Gardens, Situated in the Magisterial District of Johannesburg West.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Kitchen, 3 Bedrooms, Bathroom, WC

Outside Buildings: None

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg on the 22 February 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: 0866781356. Ref: MAT119580/LWEST/MB.

**Case No. 33835/2017  
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Absa Bank Limited, Judgment Creditor and Kefilwe Given Boikanyo, Judgment Debtor  
NOTICE OF SALE IN EXECUTION  
2022-04-29, 10:00, 182 Progress Road, Lindhaven, Roodepoort**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Roodepoort to the highest bidder subject to a reserve price of R750,000.00 and will be held at 182 Progress Road, Lindhaven, Roodepoort on 29 April 2022 at 10:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 182 Progress Road, Lindhaven, Roodepoort, prior to the sale.

Certain:

Erf 2335, Witpoortjie Ext 9 Township, Registration Division I.Q., Province of Gauteng, being 58 Boren Street, Witpoortjie Ext 9, Measuring: 776 (Seven Hundred And Seventy Six) Square Metres, Held under Deed of Transfer No. T24969/2013, Situated in the Magisterial District of Roodepoort.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Dining Room, Living Room, Kitchen, Study, 3 Bedrooms, 2 Bathrooms

Outside Buildings: 2 Garages, 1 Bathroom

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg on the 22 February 2022

Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Tel: 0118741800. Fax: R 0866781356. Ref: 0866781356.

**Case No. 2017/1502  
172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA  
NORTH WEST DIVISION, MAHIKENG

**In the application of: ABSA BANK LIMITED, Plaintiff and ANDISA BHOBOTYANA N.O., 1<sup>st</sup> Defendant and  
MICHAEL BHOBOTYANA, 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 10:00, SHERIFF OF THE HIGH COURT RUSTENBURG, @ OFFICE BUILDING, NORTH BLOCK,  
OFFICE NO 4, 67 BRINK STREET, RUSTENBURG**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 30th of September 2021 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of RUSTENBURG on FRIDAY the 29TH day of APRIL 2022 at 10:00 at @ OFFICE BUILDING, NORTH BLOCK, OFFICE NO 4, 67 BRINK STREET, RUSTENBURG.

CERTAIN: ERF 2672, TLHABANE WES EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION J.Q., NORTH WEST PROVINCE, MEARURING 433 SQUARE METRES, HELD BY DEED OF TRANSFER NO T054000/2008  
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Special Residential (not guaranteed)

The property is situated at 72 MAIFALA STREET (ERF 2672) TLHABANE WES EXTENSION 1 and consist of Lounge, Dining Room, Kitchen, 3 Bedrooms and 2 Bathrooms (in this respect, nothing is guaranteed)

The aforementioned property will be sold on the Condition of Sale, which conditions can be inspected before the sale at the offices of the said sheriff of the High Court for the district of RUSTENBURG situated @ OFFICE BUILDING, 67 BRINK STREET, OFFICE NO 4, RUSTENBURG or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

- a) Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
- b) FICA - legislation i.r.o. proof of identity and address particulars.
- c) Prospective buyers have to register on the day of sale and pay a deposit of R15 000 which is refundable.
- d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.

Dated at Johannesburg on the 8 March 2022

Glover Kannieappan Inc., 18 Jan Smuts Avenue, Parktown, c/o DC Kruger Attorneys, 29 North Street, Golf View, Mahikeng. Tel: 011 482 5652. Fax: 011 482 5653. Ref: L GALLEY/ms/43186.

**Case No. 21/36480**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between: PHOENIX REGENT ESTATE 1 BODY CORPORATE, Plaintiff and XIMBA THEMBA  
WILSON, 1<sup>st</sup> Defendant & TINGANA PHUMZILE MNDEBELE, 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-19, 11:00, 657 JAMES CRESCENT, HALFWAY HOUSE MIDRAND**

IN EXECUTION OF A JUDGEMENT DEBT of the High Court Johannesburg, in the above action, a sale without a reserve price will be held at the office of the SHERIFF HALFWAY HOUSE ALEXANDRA on 19th APRIL 2022 at 11:00

of the undermentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of the Sheriff HALFWAY HOUSE ALEXANDRA, 614 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed.

BEING: UNIT 160 A08-16 - PHOENIX REGENT ESTATE 1

LOCAL AUTHORITY: CITY OF JOHANNESBURG

REGISTRATION DIVISION: JR

MEASURING: 76 SQUARE METRES

HELD BY DEED OF TRANSFERS: ST3061/2013

SITUATE AT: UNIT 160 A08-16 PHOENIX REGENT ESTATE 1, CNR SKURWEBERG & PLATEBERG

NOORDWYK EXT 6, MIDRAND

IMPROVEMENTS (NOTHING GUARANTEED):

The following information is furnished but not guaranteed:

The property is a sectional title unit consisting of:

Zoning: Residential Area;

Boundary: Brick & Concrete;

Main Building: Attached;

Walls: Brick;

Roof: Harvey Tile;

Floors: Tiles;

3RD Floor, Lounge;

2 Bedrooms;

Kitchen;

2 Bathrooms;

2 Showers;

2 Toilets;

Single Carport

Nothing in this regard is guaranteed and the property is sold voetstoots.

**TERMS:**

1. 10% deposit from every bidder who intends to participate on the day of the sale and a registration fee of R 100 000.00 with the balance payable against registration of transfer; a guarantee to be furnished within 21 (TWENTY-ONE) days from the date of sale.

2. The registration fee for the buyers will be R50,000.00.

3. The sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale.

Should no higher offer be achieved at the live auction, then the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at [shha.online](http://shha.online). All terms and conditions available on [shha.online](http://shha.online) or at 614 James Crescent, Halfway House, Midrand.

AUCTIONEERS CHARGES payable on the day of sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00 (ONE HUNDRED THOUSAND RAND) proceeds of the sale; 3.5% on R100 000.00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000.00 (FOUR HUNDRED THOUSAND RAND);

Dated at ROODEPOORT on the 23 February 2022

RICHARDS ATTORNEYS INC., 593 ONTDEKKERS ROAD, MARAISBURG, 1716. Tel: 0872320090. Ref: MAT5652 - Phillip John Badenhorst.

**Case No: 21/36480**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG

**In the matter between; PHOENIX REGENT ESTATE 1 BODY CORPORATE, Plaintiff and XIMBA THEMBA WILSON, 1st Defendant & TINGANA PHUMZILE MNDEBELE, 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-19, 11:00, 657 JAMES CRESCENT, HALFWAY HOUSE MIDRAND**

IN EXECUTION OF A JUDGEMENT DEBT of the High Court Johannesburg, in the above action, a sale without a reserve price will be held at the office of the SHERIFF HALFWAY HOUSE ALEXANDRA on 19th APRIL 2022 at 11:00 of the undermentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of the Sheriff HALFWAY HOUSE ALEXANDRA, 614 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed.

BEING: UNIT 160 A08-16 - PHOENIX REGENT ESTATE 1

LOCAL AUTHORITY: CITY OF JOHANNESBURG, REGISTRATION DIVISION: JR, MEASURING: 76 SQUARE METRES, HELD BY DEED OF TRANSFERS: ST3061/2013, SITUATE AT: UNIT 160 A08-16 PHOENIX REGENT ESTATE 1, CNR SKURWEBERG & PLATEBERG, NOORDWYK EXT 6, MIDRAND

IMPROVEMENTS (NOTHING GUARANTEED):

The following information is furnished but not guaranteed:

The property is a sectional title unit consisting of:

Zoning: Residential Area;

Boundary: Brick & Concrete;

Main Building: Attached;

Walls: Brick;

Roof: Harvey Tile;

Floors: Tiles;

3RD Floor, Lounge;

2 Bedrooms;

Kitchen;

2 Bathrooms;

2 Showers;

2 Toilets;

Single Carport

Nothing in this regard is guaranteed and the property is sold voetstoots.

TERMS:

1. 10% deposit from every bidder who intends to participate on the day of the sale and a registration fee of R 100 000.00 with the balance payable against registration of transfer; a guarantee to be furnished within 21 (TWENTY-ONE) days from the date of sale.

2. The registration fee for the buyers will be R50,000.00.

3. The sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00.

The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, then the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at [shha.online](http://shha.online). All terms and conditions available on [shha.online](http://shha.online) or at 614 James Crescent, Halfway House, Midrand.

AUCTIONEERS CHARGES payable on the day of sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00 (ONE HUNDRED THOUSAND RAND) proceeds of the sale;

3.5% on R100 000.00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000.00 (FOUR HUNDRED THOUSAND RAND);

1.5% on the balance of the proceeds up to the maximum fee of R40 000.00 (FORTY THOUSAND RAND) - Minimum charge R3 000.00 (THREE THOUSAND RAND)

Dated at ROODEPOORT on the 23 February 2022

RICHARDS ATTORNEYS INC., 593 ONTDEKKERS ROAD, MARAISBURG, 1716. Tel: 0872320090. Ref: MAT5652 - Phillip John Badenhorst.



Case No: 21/36480

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: PHOENIX REGENT ESTATE 1 BODY CORPORATE, Plaintiff and XIMBA THEMBA WILSON & TINGANA PHUMZILE MNDEBELE, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-19, 11:00, 657 JAMES CRESCENT, HALFWAY HOUSE MIDRAND**

IN EXECUTION OF A JUDGEMENT DEBT of the High Court Johannesburg, in the above action, a sale without a reserve price will be held at the office of the SHERIFF HALFWAY HOUSE ALEXANDRA on 19th APRIL 2022 at 11:00 of the undermentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of the Sheriff HALFWAY HOUSE ALEXANDRA, 614 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed.

BEING: UNIT 160 A08-16 - PHOENIX REGENT ESTATE 1

LOCAL AUTHORITY: CITY OF JOHANNESBURG, REGISTRATION DIVISION: JR., MEASURING 76 SQUARE METRES, HELD BY DEED OF TRANSFERS: ST3061/2013, SITUATE AT: UNIT 160 A08-16 PHOENIX REGENT ESTATE 1, CNR SKURWEBERG & PLATEBERG, NOORDWYK EXT 6, MIDRAND

IMPROVEMENTS (NOTHING GUARANTEED):

The following information is furnished but not guaranteed:

The property is a sectional title unit consisting of:

Zoning: Residential Area;

Boundary: Brick &amp; Concrete;

Main Building: Attached;

Walls: Brick;

Roof: Harvey Tile;

Floors: Tiles;

3RD Floor, Lounge;

2 Bedrooms;

Kitchen;

2 Bathrooms;

2 Showers;

2 Toilets;

Single Carport

Nothing in this regard is guaranteed and the property is sold voetstoots.

TERMS:

1. 10% deposit from every bidder who intends to participate on the day of the sale and a registration fee of R 100 000.00 with the balance payable against registration of transfer; a guarantee to be furnished within 21 (TWENTY-ONE) days from the date of sale.

2. The registration fee for the buyers will be R50,000.00.

3. The sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Should no higher offer be achieved at the live auction, then the highest bid made during the timed auction shall be viewed as the highest and final bid. Registration for participation on webcast auction at [shha.online](http://shha.online). All terms and conditions available on [shha.online](http://shha.online) or at 614 James Crescent, Halfway House, Midrand.

AUCTIONEERS CHARGES payable on the day of sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00 (ONE HUNDRED THOUSAND RAND) proceeds of the sale;

3.5% on R100 000.00 (ONE HUNDRED THOUSAND AND ONE RAND) to R400 000.00 (FOUR HUNDRED THOUSAND RAND);

1.5% on the balance of the proceeds up to the maximum fee of R40 000.00 (FORTY THOUSAND RAND) - Minimum charge R3 000.00 (THREE THOUSAND RAND)

Dated at ROODEPOORT on the 23 February 2022

RICHARDS ATTORNEYS INC., 593 ONTDEKKERS ROAD, MARAISBURG, 1716. Tel: 0872320090. Ref: MAT5652 - Phillip John Badenhorst.

**Case No: 20/42355**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: INVESTEC BANK LIMITED, EXECUTION CREDITOR and DAVID NGOBENI (ID 7706115683083), FIRST EXECUTION DEBTOR and LOLITA MMATSIE NGOBENI (ID 8403180396085), SECOND EXECUTION DEBTOR**

**NOTICE OF SALE IN EXECUTION - IMMOVABLE PROPERTY**

**2022-04-26, 09:00, Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand**

In pursuance of a judgment granted on 5 May 2021 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 26 April 2022 at 09h00, by the Sheriff Sandton South at Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand, to the highest bidder, subject to a reserve price of R6,380,723.81:

Description: Remaining Extent of Erf 139, Hurlingham Township, Registration Division I.R., Province of Gauteng, measuring 1429 square metres, held by Deed of Transfer T45871/2014. Situated at 44 Cromartie Road, Hurlingham, Sandton. Zoned residential. Improvements: Main building with brick walls, tiled roof and tiled floors consisting of lounge, dining room, study, kitchen, pantry, scullery, 3 bedrooms, 4 bathrooms, 4 showers, 4 toilets and swimming pool. Semi attached out building with brick walls, tiled roof and tiled floors consisting of 1 bedroom. The description, extent and/or improvements are not guaranteed.

The terms are as follows:

(1) 10% (ten percent) of the purchase price in cash or by way of electronic fund transfer on the day of the sale, and the balance against transfer to be secured by a bank or building society or other acceptable guarantee to be approved by the execution creditor and to be furnished within 21 (twenty one) days from date of sale.

(2) All transfer dues, costs or transfers, and arrear levies, rates, taxes and other charges necessary to effect transfer of the property are payable by the purchaser.

(3) Auctioneer's charges payable on the day of the sale, to be calculated as follows: 6% on the first R100,000 and then 3.5% on R100,001 to R400,000 and then 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000 and a minimum of R3,000 (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into the Sheriff's account, but exclusive of VAT).

(4) The conditions of sale will be read out at the sale and may be inspected prior to the sale at the offices of the Sheriff Sandton South during office hours.

(5) The execution creditor shall have the right to bid at the auction.

Rules of Auction: A copy of the Rules of Auction is available from the offices of the Sheriff Sandton South.

Take further note that:

(1) The Notice of Sale is in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act 68 of 2008 ("CPA"), and the regulations promulgated thereunder and the "Rules of Auction", where applicable.

(2) Prospective bidders must, prior to the commencement of the auction, register as such in terms of the Regulations of CPA by providing proof of identity and residence in terms of the Financial Intelligence Centre Act 38 of 2001 ("FICA").

(3) A refundable registration deposit of R10,000 is payable by means of cash or electronic fund transfer.

(4) The Registration Conditions, as set out in the Regulations of the CPA, will apply.

(5) A copy of the CPA and the Regulations thereto are available at [www.acts.co.za](http://www.acts.co.za) (the Act) and [www.info.gov.za](http://www.info.gov.za) (the Regulations).

Dated at SANDTON on the 28 February 2022

Werksmans Attorneys, The Central, 96 Rivonia Road, Sandton. Tel: 0115358160. Fax: 0115358660. Ref: A van der Merwe/INVE5533.314.

**Case No: 7720/2016P**

IN THE HIGH COURT OF SOUTH AFRICA  
(KwaZulu-Natal Division, Pietermaritzburg)

**In the matter between: FIRSTSTRAND BANK LIMITED, PLAINTIFF and EDMUND LINDOKUNLE MNISI, FIRST DEFENDANT and NOZIPHO JABULILE MNISI, SECOND DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-05-04, 10:00, Sheriff's Office, 15 Vanderbijl Street, Unit 7, Newcastle, KwaZulu-Natal**

PLEASE TAKE NOTICE THAT the under-mentioned property will be sold by Public Auction by the Acting Sheriff for the High Court of Newcastle on WEDNESDAY, the 4th day of MAY 2022 at 10h00 at the Sheriff's Office, 15 Vanderbijl Street, Unit 7, Newcastle, KwaZulu-Natal.

The property is described as:-

Remainder of Portion 20 of Erf 788 Newcastle, Registration Division HS, Province of KwaZulu-Natal, in extent 964 (Nine Hundred and Sixty Four) square metres, Held by Deed of Transfer No. T33138/2008 and situated at 17 Tilney Road, Pioneer Park, Newcastle, KwaZulu-Natal, and is zoned residential.

The following information is furnished but is not guaranteed:

The property has been improved with a dwelling consisting of a lounge, kitchen, 6 bedrooms, 5 bathrooms, 1 shower, 7 toilets, 1 servant's room, 1 laundry, 1 bathroom/toilet, 2 garage/rooms and a swimming pool.

The prospective purchasers are informed that the improvements on the property are in a poor state of repair.

The Conditions of Sale may be inspected at the Sheriff's Office, 15 Vanderbijl Street, Unit 7, Newcastle, KwaZulu-Natal for 15 (fifteen) days prior to the date of sale.

Take further notice that:

1. This sale is a sale in execution pursuant to a Judgment obtained in the above Court.
2. The Newcastle Municipality is required to stipulate, within 10 (ten) days of service of the Notice of Sale upon the Municipality, a reasonable reserve price or to agree in writing to a sale without reserve.
3. The Rules of this auction and a full advertisement are available 24 hours prior to the auction at the Sheriff's Office, 15 Vanderbijl Street, Unit 7, Newcastle, KwaZulu-Natal.
4. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:
  - a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
  - b) FICA - legislation i.r.o proof of identity and address particulars
  - c) Payment of Registration fee of R100.00 in cash
  - d) Registration conditions.

The office of the Acting Sheriff for Newcastle will conduct the sale with auctioneer Y R Thompson (Acting Sheriff Newcastle) and/or the Deputy Sheriff.

Advertising costs at current publication rates and sale costs according to court rules apply.

Dated at Pietermaritzburg on the 8 March 2022

Stowell & Co., 295 Pietermaritz Street, Pietermaritzburg. Tel: 0338450500. Fax: 0865455685. Ref: GJ CAMPBELL/FIR/1890.

Case No: 59544/2016

DOCEX 125, JHB

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Absa Bank Limited, Plaintiff and Mpho Gift Lehlongoane, 1st Defendant, Mirriam Lehlongoane, 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-21, 10:00, 2241 Cnr. Rasmeni & Nkopi Street, Protea North**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 19 SEPTEMBER 2016 and in execution of a Writ of Execution of immovable property, the following property will be sold by the Sheriff of the High Court for the district of SOWETO WEST on 21 APRIL 2022 at 10:00 at 2241 CNR. RASMENI & NKOPI STREET, PROTEA NORTH, to the highest bidder with a reserve price of R500,000.00:

CERTAIN: ERF 385, PROTEA NORTH TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG; MEASURING: 282 (TWO HUNDRED AND EIGHTY TWO) SQUARE METRES; HELD: Under Deed of Transfer T69417/2006; SITUATE AT: 385 TSHABANGU STREET, PROTEA NORTH;

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property consists of: Entrance Hall, Lounge, Dining room, Living room, Kitchen, 3 x Bedrooms, 2 x Bathrooms, 1 x Separate Toilet and 1 x Garage (The nature, extent, condition and existence of the improvements are not guaranteed);

The Purchaser shall in addition to the Sheriff's commission, which is 6% (Six Percent) on the first R100 000.00, 3.5% on R100 001.00 to R400 000.00 and 1.5% on the balance of the proceeds of the sale up to a maximum fee of R40 000.00 (Forty Thousand Rand) in total and a minimum of R3 000.00 (Three Thousand Rand), pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the SHERIFF SOWETO WEST, 2241 CNR RASMENI & NKOPI STREET, PROTEA NORTH. The SHERIFF SOWETO WEST will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.

(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee.

D) Registration conditions of the Consumer Protection Act 68 of 2008.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the SHERIFF SOWETO WEST, 2241 CNR RASMENI & NKOPI STREET, PROTEA NORTH, during normal office hours Monday to Friday, Tel: 011 980 6681, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/SJ/MAT25261).

Dated at JOHANNESBURG on the 24 February 2022

Smit Sewgoolam Inc., . 12 Avonwold Road, Cnr Jan Smuts Avenue, Private Bag 836, Saxonwold, Johannesburg. Tel: 011-646 0006. Fax: 011 646 0016. Ref: JE/sj/Mat25261.

38109/2020

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)

**In the matter between: SB GUARANTEE COMPANY(RF)PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) PLAINTIFF and RIYAADH BALLIM (IDENTITY NUMBER: 900329 5033 083) FIRST DEFENDANT & JAMILA MOOSA BALLIM (IDENTITY NUMBER: 640106 0043 084) SECOND DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-04-26, 09:00, UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA ROAD, HALFWAY HOUSE, MIDRAND**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a reserve price of R2 680 751.73, will be held by the SHERIFF OF THE HIGH COURT, SANDTON SOUTH at UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA ROAD, HALFWAY HOUSE, MIDRAND on TUESDAY the 26TH of APRIL 2022 at 09:00 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, SANDTON SOUTH during office hours.

A Unit consisting of -

(a) Section Number 434 as shown and more fully described on Sectional Plan Number SS226/2018, in the scheme known as THE CAPITAL ON THE PARK in respect of the land and building or buildings situate at SANDOWN TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said Sectional Plan, is 94 (NINETY FOUR) SQUARE METRES in extent; and

(b) 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 NUMBER ST35023/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED ALSO KNOWN AS: UNIT 434 THE CAPITAL ON THE PARK, 101 KATHERINE STREET, SANDOWN, SANDTON.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed:

MAIN BUILDING IS A DUPLEX STOREY WITH 2 BEDROOMS, KITCHEN, 2 BATHROOMS, 2 SHOWERS, 2 TOILETS, SWIMMING POOL

WALLS: BRICK

FLOORS: TILES

FENCE: BRICK.

zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF SANDTON SOUTH, UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA ROAD, HALFWAY HOUSE, MIDRAND 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF SANDTON SOUTH.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
  - (b) FICA-legislation in respect of proof of identity and address particulars;
  - (c) Payment of a registration fee of R10 000.00 (Ten Thousand Rand) in cash;
  - (d) Registration conditions.

Dated at Hammond Pole Majola Inc, Boksburg on the 16 February 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: R ISMAIL/OM/MAT63503.

**Case No. D4228/2019  
DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL LOCAL DIVISION, DURBAN

**In the matter between: FIRSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06) PLAINTIFF and  
JOHANNES ELARDUS ERASMUS LACANTE (IDENTITY NUMBER: 690512 5196 083) DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-04-25, 10:00, NO 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

In execution of a judgment of the High Court of South Africa, KwaZulu-Natal Local Division, Durban, in the abovementioned suit, a sale with a reserve price of R340 000.00, will be held by the ACTING SHERIFF OF THE HIGH COURT, PORT SHEPSTONE, at NO 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE on MONDAY the 25TH of APRIL 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the ACTING SHERIFF PORT SHEPSTONE, NO 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE during office hours.

CERTAIN:

A Unit consisting of -

(a) Section No 27 as shown and more fully described on Sectional Plan No SS578/2005, in the scheme known as SUNSET BEACH in respect of the land and building or buildings situate at UVONGO, RAY NKONYENI LOCAL MUNICIPALITY of which section the floor area, according to the said sectional plan, is 54 (FIFTY FOUR) SQUARE METRES in extent; and

(b) an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quote as endorsed on the said sectional plan, HELD BY DEED OF TRANSFER NUMBER ST19319/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED ALSO KNOWN AS: UNIT 27 SUNSET BEACH FLATS, NICOLSON AVENUE, UVONGO.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: LOUNGE/DINING ROOM (COMBINED), BATHROOM, 3 BEDROOMS, KITCHEN.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of ACTING SHERIFF PORT SHEPSTONE, NO 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of ACTING SHERIFF SOSHANGUVE.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
  - (b) FICA-legislation in respect of proof of identity and address particulars;
  - (c) All bidders are required to present their identity document together with their proof of residence for FICA compliance;
  - (d) All bidders are required to pay R15 000.00 (Fifteen Thousand Rand) (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card;
  - (e) Registration conditions;
  - (f) Advertising costs at current publication rates and sale costs according to Court rules apply;
  - (g) The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of the sale;



(h) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his attorney, and shall be furnished to the Sheriff within 10 days after the date of sale;

(i) The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price;

(j) The auction will be conducted by the Sheriff, MAB Mahlangu or her deputy.

Dated at Johannesburg on the 22 February 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: R ISMAIL/WG/MAT56833.

**Case No. 476/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT)

**In the matter between: FIRSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06) PLAINTIFF  
and DOCTOR MUSA MALINGA (IDENTITY NUMBER: 860306 6061 089) DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-04-25, 10:00, MAGISTRATE'S COURT, 100 VAN RIEBEECK STREET, BELFAST**

In execution of a judgment of the High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat), in the abovementioned suit, a sale without a reserve price, will be held at THE MAGISTRATE COURT, 100 VAN RIEBEECK STREET, BELFAST on MONDAY the 25TH of APRIL 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, BELFAST during office hours.

CERTAIN:

ERF 210, MACHADODORP TOWNSHIP, REGISTRATION DIVISION J.T. PROVINCE OF MPUMALANGA, MEASURING 3494 (THREE THOUSAND FOUR HUNDRED AND NINETY FOUR) SQUARE METRES, HELD BY DEED OF TRANSFER NO T4296/2011, SUBJECT TO THE CONDITIONS THEREIN CONTAINED, ALSO KNOWN AS: 5 PLEIN STREET, MACHADODORP.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed:

1 ENTRANCE HALL, 1 LOUNGE, 1 DINING ROOM, 1 KITCHEN, 1 SCULLERY, 4 BEDROOMS, 2 BATHROOMS, 1 SHOWER, 2 TOILETS, 1 DRESSING ROOM, 1 OUT GARAGE, 1 CARPORT, 2 STORE ROOMS, 1 COVERED PATIO.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF OFFICE, 16 SMIT STREET, BELFAST 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF BELFAST.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
  - (b) FICA-legislation in respect of proof of identity and address particulars.
  - (c) Payment of a registration fee of R5 000.00 (Five Thousand Rand) (refundable) in cash.
  - (d) Registration conditions;
  - (e) The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or bank guaranteed cheque on the day of the sale;

- (f) The outstanding balance must be paid according to the stipulation on the conditions;
- (g) The balance shall be paid against transfer when secured by a guarantee issued by a financial institution approved by the execution creditor or their attorney, and shall be furnished to the Sheriff within 21 days after the sale;
- (h) Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession until date of transfer.

Dated at Pretoria on the 2 March 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: R ISMAIL/WG/MAT43831.

**Case No. D3504/2021  
DX 31 SANDTON SQUARE1**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL LOCAL DIVISION, DURBAN

**In the matter between: FIRSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06) PLAINTIFF  
and MQONDISI ANDREW NXUMALO (IDENTITY NUMBER: 870502 5866 084) DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-04-26, 10:00, MAGISTRATE'S COURT FOR THE DISTRICT OF MTUNZINI, LOT 10 HELY HUTCHINSON STREET, MTUNZINI**

In execution of a judgment of the High Court of South Africa, KwaZulu-Natal Local Division, Durban, in the abovementioned suit, a sale with a reserve price of R330 351.00, will be held by the SHERIFF MELMOTH at MAGISTRATE'S COURT FOR THE DISTRICT OF MTUNZINI, LOT 10 HELY HUTCHINSON STREET, MTUNZINI on TUESDAY the 26TH of APRIL 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF'S OFFICE, UNIT 6 DOWNING PLACE, 63 PIET RETIEF STREET, MELMOTH during office hours.

CERTAIN:

ERF 4242, ESIKHAWINI H, REGISTRATION DIVISION G.U. PROVINCE OF KWAZULU-NATAL, IN EXTENT 331 (THREE HUNDRED AND THIRTY ONE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T30020/2012, SUBJECT TO THE CONDITIONS THEREIN CONTAINED ALSO KNOWN AS: H4242 MTHIMUNYE STREET, ESIKHAWINI, RICHARDS BAY.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: LOUNGE, KITCHEN, 2 BEDROOMS, 1 SHOWER, 1 TOILET, 1 GARAGE, ENTRANCE PORCH

WALLS: PLASTER

ROOF: TILES

FLOORS: TILES

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the SHERIFF'S OFFICE, UNIT 6 DOWNING PLACE, 63 PIET RETIEF STREET, MELMOTH 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF MELMOTH, UNIT 6 DOWNING PLACE, 63 PIET RETIEF STREET, MELMOTH.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
  - (b) All bidders are required to present their Identity Document together with their proof of residence for FICA compliance;
  - (c) All bidders are required to pay R15 000.00 (Fifteen Thousand Rand) (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card;
  - (d) Registration conditions;

- (e) Advertising costs at current publication rates and sale costs according to Court rules, apply;
- (f) The auction will be conducted by the Sheriff, Mr S Chetty, or his Deputy;
- (g) The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of sale;
- (h) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney, and shall be furnished to the Sheriff within 21 days after the sale;
- (i) The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of condition 9;
- (j) Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent at the rate of 1% per month from date of occupation to date of transfer.

Dated at Johannesburg on the 02 March 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0862396955.  
Ref: R ISMAIL/CM/56028.

**Case No. 2021/21400**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG, LOCAL DIVISION, JOHANNESBURG

**In the matter between: RMB INVESTMENTS AND ADVISORY (PTY) LTD, Plaintiff and AIG CONSULTING SERVICES (PTY) LTD AND ALPHA INVESTMENT GROUP (PTY) LTD, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-04-26, 09:00, Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand**

#### SALE IN EXECUTION BY PUBLIC AUCTION

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 4 August 2021, in terms of which the following immovable property will be sold in execution, subject to a reserved price of R15600000.00 (fifteen million six hundred thousand Rand), on Tuesday, 26 April 2022 at 9:00 at Unit B6 Lanzerac Office Park, 22 Old Pretoria and Main Road, Halfway House, Midrand, by Sheriff, Sandton South:

Certain: Section unit 2, ERF 44, Portion 5, Chislehurst Township, Sandton. The property measures 610 (Six Hundred and Ten) square metres in extent accordingly to sectional plan.

As held: By the execution creditor under Deed of Transfer No. ST5906/2017 and subject to such conditions as set out in the aforesaid Deed of Transfer ST5906/2017 and held by Notarial Deed of Cession number SK596/2017S and subject to such conditions as set out in the aforesaid Notarial Deed of Cession sk596/2017S.

Physical address:

Unit 2, 34 Impala Road, Sandton, Chislehurst Township, Local Authority City of Johannesburg Metropolitan Municipality.

Description:

The Property is zoned a business/commercial holding. The property is situated on the ground floor and comprises:

1 main reception area; 9 offices/office space; 1 open floor plan office space (situated between the other offices); 3 boardrooms; 1 printing room; 2 kitchens (with built-in cupboards and kitchen sink); 1 living/common area (open floor plan); 3 bathrooms (all equipped with toilet sit and basin area) and outdoor patio space.

Improvements:

Improvements, if any, are not warranted or guaranteed.

The Purchaser shall in addition to the Sheriff, Sandton South commission, which is 6% (six percent) on the proceeds of the sale up to a price of R100 000.00 (one hundred thousand Rand) of the proceeds of the sale and then 3.5% (three point five percent) on R100 001.00 (one hundred thousand and one Rand) to R400 000.00 (four hundred thousand Rand) of the proceeds of the sale, and thereafter 1.5% (one point five percent) on the balance of the proceeds of the sale up to a maximum commission of R40 000.00 (forty thousand Rand) in total and a minimum of R3 000.00 (three thousand Rand) plus value added tax ("VAT") thereon, pay a deposit of 10% (ten percent) of the purchase price in cash or electronic transfer into the Sheriff, Sandton South's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank guarantee in a form acceptable to the Execution Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff, Sandton South within 21 (twenty one) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff, Sandton South.

The Sheriff, Sandton South will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, including inter alia: -

Directive of the Consumer Protection Act 68 of 2008 (URL: <http://www.info.gov.za/view/> shall be delivered by the Purchaser to the Sheriff, Sandton South within 21 (twenty one) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff, Sandton South.

The Sheriff, Sandton South will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, including inter alia: -

Directive of the Consumer Protection Act 68 of 2008 (URL:

<http://www.info.gov.za/view/DownloadFileAction?id=99961>);

FICA- legislation i.r.o proof of identity and address particulars;

Payment of a registration fee of R10,000.00 in cash or by EFT; and

Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which shall lie open for inspection at the offices of the Sheriff, Sandton South situated at unit B6 Lanzerac Office Park, 22 Old Pretoria and Main Road, Halfway House, Midrand, Monday to Friday between 08h00 – 16h00.

Dated on 04 of APRIL 2022.

DLA PIPER SOUTH AFRICA (RF) INC

Attorneys for the Execution Creditor

6th floor, 61 Katherine Street

Sandown, Sandton, 2196

Tel: (011) 302 0802

Email: [Nicola.Nolan@dlapiper.com](mailto:Nicola.Nolan@dlapiper.com)

[Koketso.mathebula@dlapiper.com](mailto:Koketso.mathebula@dlapiper.com)

Ref: Ms N Nolan / Mr K Mathebula

Dated at Sandton on the 5 April 2022

DLA PIPER, 6TH, 61 KATHERINE STREET, SANDTON, 2196. Tel: 011 302 0802. Ref: MS N NOLAN/MR K MATHEBULA.

Case No. 58501/2019

IN THE HIGH COURT OF SOUTH AFRICA

GAUTENG DIVISION, PRETORIA

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Execution Creditor) and ELIAS MMUTHLE MORERENYANE (First Judgment Debtor) and MPHO INNOCENTIA MORERENYANE (Second Judgment Debtor)**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-25, 09:00, at the Sheriff's Office, 62 Ludorf Street, Brits, Gauteng**

In pursuance of a judgment granted by this Honourable Court on 30 August 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution by the Acting Sheriff of the High Court, Ga-Rankuwa, at the Sheriff's Office, 62 Ludorf Street, Brits, Gauteng on MONDAY, 25 APRIL 2022 at 9H00, subject to a reserve price of R400 000.00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the Sheriff of the High Court, 62 Ludorf Street, Brits, Gauteng (Tel: 0861-2-27487) whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property: Erf 2943, Ga-Rankuwa Unit 9 Township, Registration Division J.R, Province of Gauteng, in extent 280 square metres held by Deed of Transfer No. T114164/2015, also known as Stand 2943, Ga-Rankuwa Unit 9, Ga-Rankuwa, Gauteng, subject to the conditions contained in the title deed. IMPROVEMENTS (not guaranteed): 3 Bedrooms, Dining Room, Kitchen, Bathroom, Toilet, Tiled Flooring and Tiled Roofing. All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. This sale is voetstoots and subject to the conditions of the existing title deeds.

The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof. All bidders are required to pay R 20 000.00 (which is conditionally refundable after conclusion of the sale) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

The Purchasers shall pay a deposit of 10% immediately on sale and the balance against transfer by a bank and furnish a guarantee for such payment issued by the bank concerned within 21 days of sale by a bank.

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions.

Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of possession to date of transfer.

Dated at Cape Town on the 30 March 2022

TIM DU TOIT & CO INC., Fourth Floor, Salga House, 5 Waterkant Street, Cape Town. Tel: 021 529 7710. Fax: 021 529 7711. Ref: T Van der Spuy/mm/M25382.

**Case No. EL1100/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
EASTERN CAPE LOCAL DIVISION, EAST LONDON

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Execution Creditor) and SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Execution Creditor)**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-22, 10:00, at the Sheriff's Office, 75 Longfellow Street, Quigney, East London, Eastern Cape**

In pursuance of a judgment granted by this Honourable Court on 15 June 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution with a reserve price of R500 000.00 by the Sheriff of the High Court, East London, at the Sheriff's Office, 75 Longfellow Street, Quigney, East London, Eastern Cape on FRIDAY, 22 APRIL 2022 at 10H00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the Sheriff of the Court, 75 Longfellow Street, Quigney, East London, Eastern Cape (Tel: 043 722 1712) whom shall hold the sale and shall read out the Conditions of Sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property: Erf 43106, East London, Buffalo City Metropolitan Municipality, Division of East London, Province of the Eastern Cape, in extent 195 square metres, held by Deed of Transfer No. T11713/2018, also known as 17 Wildrose Street, Braelynn, East London, Eastern Cape, subject to the conditions contained in the title deed.

IMPROVEMENTS (not guaranteed): Semi-Attached Duplex, Lounge, Kitchen, 3 Bedrooms and 1 Bathroom.

This sale is voetstoots and subject to the conditions of the existing title deeds.

The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof.

The Purchasers shall pay a deposit of 10% of the purchase price immediately on sale and the balance against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or its attorney, and shall be furnished to the sheriff within 21 days after the date of sale or after the date of confirmation of the sale by the court.

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of possession to date of transfer.

Registration as a buyer is a pre-requisite subject to the following conditions, inter alia: (1) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>). (2) FICA-legislation: Requirement of proof of ID and residential address and other. (3) All bidders are required to pay R 10 000.00 (which is conditionally refundable after conclusion of the sale) registration fee prior to the commencement of the auction in order to obtain a buyer's card. (4) Sheriff's registration conditions.

Dated at CAPE TOWN on the 30 March 2022

TIM DU TOIT & CO INC., Fourth Floor, Salga House, 5 Waterkant Street, Cape Town. Tel: 021 529 7710. Fax: 021 529 7711. Ref: T Van der Spuy/mm/M28808.

**Case No. 2581/2020**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF PORT SHEPSTONE, HELD AT PORT SHEPSTONE

**In the matter between: FIRSTRAND BANK LIMITED, Execution Creditor and ZAGARIA MARIA MAGDALENA SOPHIA JACOBS, Execution Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-04-25, 10:00, SHERIFF'S OFFICE, 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

DESCRIPTION OF PROPERTY AND PARTICULARS OF SALE

The property which, will be put up to auction on the 25TH day of APRIL 2022 at 10h00 at the SHERIFF'S OFFICE, 17A MGAZI AVENUE UMTENTWENI, PORT SHEPSTONE consists of:

Property Description:

ERF 175, PALM BEACH, REGISTRATION DIVISION ET, PROVINCE OF KWAZULU-NATAL, IN EXTENT 1411 (ONE THOUSAND FOUR HUNDRED AND ELEVEN) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T06/34493, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND SPECIALLY TO THE RESERVATION OF ALL RIGHTS TO MINERALS, located in the magisterial district of Port Shepstone;  
PHYSICAL ADDRESS: 175 JAN VAN RIEBEECK DRIVE, PALM BEACH, KWAZULU-NATAL, 4275

ZONING: VACANT LAND

Nothing in this regard is guaranteed and the property is sold voetstoets.

The sale shall be subject to the terms and conditions of the High Court Act and the Rules made thereunder and to the provisions of the Consumer Protection Act 68 of 2008 and the Regulations published thereunder in the Government Gazette No. 34180 published on the 1st April 2011, regulation No. 293 whereof a copy can be obtained at [www.greengazette.co.za](http://www.greengazette.co.za). The Purchaser (other than the Execution Creditor) shall pay a deposit of 10% of the purchase price in cash at the time of the sale. The full conditions of sale and the rules of auction may be inspected at the offices of SHERIFF'S OFFICE, 17A MGAZI AVENUE UMTENTWENI, PORT SHEPSTONE.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above court.
  2. The Rules of Auction and a full advertisement is available 24 hours before the auction at the office of SHERIFF'S OFFICE, 17A MGAZI AVENUE UMTENTWENI, PORT SHEPSTONE.
  3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
    - (a) Directive of the Consumer Protection Act 68 of 2008;  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
    - (b) All bidders are required to present their identity document together with their proof of residence for FICA compliance;
    - (c) All bidders are required to pay R 15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card;
    - (d) Registration conditions
- The Conditions shall lie open for inspection at the office of SHERIFF'S OFFICE, 17A MGAZI AVENUE UMTENTWENI, PORT SHEPSTONE 15 days prior to the date of the sale.

The auction will be conducted by the sheriff, MAB MAHLANGU or her deputy.

Advertising costs at current publication rates and sale costs according to the Court Rules Apply.

Purchaser to pay the sheriff a deposit of 10 per cent of the purchase price in cash or by bank guaranteed cheque on the day of the sale.

Balance to be paid against transfer and secured by a guarantee issued by a financial institution approved by the execution creditor or his attorney, to be furnished to the sheriff within 21 days after the sale.

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions 3 and 4.

The purchaser shall be liable for occupational rental at the rate of 1% per month from the date of occupation to the date of sale.

Dated at La Lucia on the 24 March 2022

Woodhead Bigby Inc., 92 Armstrong Avenue, La Lucia, Durban. Tel: 0313609700. Ref: KN/KG/MAT13738.

Case No. 82328/2014

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

In the matter between: **RAP PLUMBING SUPPLIES (PTY) LTD t/a HOUSE OF PLUMBING, Plaintiff and  
THAPELO MICHAEL TSEHLO, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-29, 11:00, HELD BY SHERIFF TSHWANE NORTH, 3 VOS & BRODERICK AVENUE, THE ORCHARDS  
EXT 3, PRETORIA**

Pursuant to a Judgment of the abovementioned High Court dated the 04th of February 2015, the herein under mentioned property will be sold in execution on the 29th of APRIL 2022 at 11:00 by the SHERIFF TSHWANE NORTH,



3 VOS & BRODERICK AVENUE, THE ORCHARDS EXT 3, PRETORIA, to the highest bidder subject to the conditions set out hereunder:

CERTAIN: A UNIT CONSISTING OF UNIT NO. 154 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS 620/2007/154 IN THE SCHEME KNOWN AS ZAMBESI ESTATE IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT ZAMBESI ESTATE, CITY OF TSHWANE METROPOLITAN MUNICIPALITY, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 58 (FIFTY EIGHT) SQUARE METERS IN EXTENT; AND

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, SITUATED: 21 ZAMBESI DRIVE (SEFAKO MAKGATHO DRIVE), UNIT 154, ZAMBEZI ESTATE, MONTANA PARK, PRETORIA

ZONED: RESIDENTIAL

MEASURING: 58 (FIVE EIGHT) SQUARE METERS

HELD BY: BY 2ND DEFENDANT AND PHILILE SIPHESIHLE TSEHLO, ID NO: 7905110611087, to whom the debtor is married to in community of property, UNDER DEED OF TRANSFER NO. ST76129/2007

DESCRIPTION: (IMPROVEMENTS ON PROPERTY, ALTHOUGH NOTHING IS GUARANTEED):

RESIDENTIAL PROPERTY: 2 x BEDROOM, 1 x LOUNGE, 1 x KITCHEN, 1 x BATHROOM

The conditions of sale are available for inspection at the office of the SHERIFF TSHWANE NORTH, 3 VOS & BRODERICK AVENUE, THE ORCHARD EXT 3, PRETORIA

Dated at PRETORIA on the 28 February 2022

NIXON & COLLINS, 421 ALBERT STREET, WATERKLOOF, PRETORIA. Tel: (012) 880 2313. Fax: (012) 880 2314. Ref: (012) 880 2314.

**Case No. D3009/2019  
252, Durban**

IN THE HIGH COURT OF SOUTH AFRICA

Kwazulu-Natal Local Division, Durban

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and NAKESHAN NAIDOO, 1<sup>st</sup> Defendant and  
EVELYN NAIDOO, 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-28, 12:00, SHERIFF'S OFFICE, SHERIFF DURBAN NORTH, 350/352 STAMFORDHILL ROAD  
(MATHEWS MEYIWA), DURBAN**

KINDLY TAKE NOTICE that in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 13TH AUGUST 2021 and in execution of the Writ of Execution of the immovable property, the following immovable property will be sold in execution by the Sheriff of the High Court for the district of Durban North on THURSDAY, 28TH APRIL 2022 at 12:00 by way of physical attendance at the SHERIFF'S OFFICE, SHERIFF DURBAN NORTH, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), DURBAN and / or online, by clicking on the following link to register and participate in the online bidding process: [www.onlineauctions.africa](http://www.onlineauctions.africa) (in accordance with the Consumer Protection Act 68 of 2008 as amended).

PROPERTY DESCRIPTION:

PORTION 8 OF ERF 451 DURBAN NORTH, REGISTRATION DIVISION FU., PROVINCE OF KWAZULU-NATAL IN EXTENT 1392 (ONE THOUSAND THREE HUNDRED AND NINETY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T33487/2000, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

The property is situated at 203 KENVILLE ROAD, SEA COW LAKE.

Magisterial District of Durban.

Improvements: Main Dwelling: Single-storey, freestanding, brick walls, tile roof, wooden floors consisting of: 1 x lounge, 1 x open plan dining room, 3 x bedrooms, 1 x kitchen, 1 x bathroom, 1 x toilet

Secondary Dwelling: single-storey, freestanding, asbestos roof, concrete floor consisting of: 1 x store room.

Other: Boundary concrete fence and tar driveway (in this respect nothing is guaranteed)

The aforementioned property will be sold as per the Conditions of Sale, which conditions and rules of this auction can be inspected 24 hours before the sale at the offices of the said Sheriff of the High Court for the district of Durban North, situated at 350/352 STAMFORDHILL ROAD, DURBAN or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

The Auction will be conducted by either Mr Allan Murugan, the duly appointed Sheriff for Durban North in terms of Section 2 of the Sheriff's Act 90 of 1986 as amended and/or the duly appointed Deputies.

The Purchaser shall pay to the sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque on the day of the sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney and shall be furnished to the sheriff within 21 days after the sale.

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the conditions of sale.

Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from the date of occupation to the date of sale.

Advertising cost at current publication rate and sale cost according to Court rules apply.

Registration as a buyer is a pre-requisite subject to the following conditions, inter alia:

1. In accordance to the Consumer Protection Act 68 of 2008.  
(<http://www.info.gov.za/view/DownloadFilesAction?id=9961>)
2. Fica- legislation: requirement of proof of Identity Document and residential address.
3. All bidders physically attending the auction are required to pay R15 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. All online bidders are required to pay R40 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
5. Registration conditions.
6. Adherence to Covid 19 regulations together with the directives as signed by the Minister of Justice and Correctional Services, The Honourable Lamola on the 23 July 2020.

The auction will be conducted by the Sheriff, Allan Murugan or his nominated Deputy.

Dated at Durban on the 25 February 2022

Glover Kannieappan Inc., Office 1A, The Stadium Building, The Lion Match Office Park, 892 Umgeni Road, Durban.  
Tel: 0313011539. Fax: 031 301 6895. Ref: MAT62727KZN.

**Case No. 6395/2018**

IN THE MAGISTRATE'S COURT FOR  
THE DISTRICT OF INANDA HELD AT VERULAM  
**In the matter between: BODY CORPORATE OF 481 MAIN ROAD, Plaintiff and NTULI SICELO NKOSIPHILE -  
1ST RESPONDENT and SITHEMBILE PROMISE NTULI - INTERESTED PARTY**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-25, 09H00, SHERIFF'S OFFICE AT 82 TREVENEN ROAD, LOTUSVILLE, VERULAM**

This is a sale in execution pursuant to a Judgment obtained in the in the above Honourable Court dated 1ST August 2021 in terms of which the following property will be sold in execution on the on the 25th April 2022 at 09h00 (registration closes at (08h50)) at, the SHERIFF'S OF INANDA 2 OFFICES at 82 Trevenen Road, Lotusville Verulam to the highest bidder without reserve:

**CERTAIN PROPERTY:**

A Unit consisting of

(a) Section No. 7 as shown and more fully described on Sectional Plan No SS 405/2004 in the scheme known as 481 MAIN ROAD in

respect of the land and building or buildings situate at TONGAAT, in the ETHEKWINI MUNICIPALITY AREA, of which section the floor area, according to the said sectional plan is 56 (fifty Six) square meters in extent; and

(b) 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 Certificate of Registered Sectional Title Number ST 49681/2004, SITUATION: AREA: TONGAAT

ZONED: Residential

ADDRESS: Unit 7, 481 Main Road, 481 Gopalall Hurbans Road, Gandhi's Hill, Tongaat, KwaZulu Natal

IMPROVEMENTS: Unit on First Floor of residential complex, brick under tile, 3 x bedroom, kitchen (tiled), 1 x toilet & bathroom combined, balcony, driveway tarred, block fencing

(The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots")

**TERMS:**

The Purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale.

The balance shall be paid against transfer and shall be secured by a Bank or Building Society guarantee to be approved by the Execution Creditor's Attorneys to be furnished to the Magistrate's Court Sheriff within 10 (ten) days after the date of sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. Should the purchaser take possession of the property prior to registration of transfer, the Purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

Sheriff commission is payable immediately on demand by the Sheriff and calculated at 6% on the first R100 000.00 of the proceeds of the sale, 3.5% on R100 001.00 up to R400 000.00 of the proceeds of the sale and 1.5% on the balance thereof. Maximum commission of R40 000.00 PLUS VAT and Minimum commission of R3000.00 PLUS VAT.

**TAKE FURTHER NOTE:**

1. This sale is a Sale in Execution is conducted in accordance with the Consumer Protection Act 68 of 2008 as amended pursuant to an order obtained in the above court.

2. The Rules of this auction and conditions of sale are available for inspection 24 hours before the auction at the offices of the Sheriff's Of Inanda 2 Offices At 82 Trevenen Road, Lotusville Verulam.

3. Registration as a buyer is a pre-requisite subject to specific conditions, inter-alia;

a) Directive of the consumer protection act 68 of 2008;

(url:<http://www.info.gov.za/view/downloadfileaction?id=99961>)

b) fica legislation - to provide an original RSA identity document and proof of residence (municipal account or bank statement not older than 3 months);

c) Payment of registration deposit of R10 000.00 (refundable) in cash;

d) Registration closes strictly 10 minutes prior to auction (8:50am)

e) The 10% deposit plus auction commission is payable in cash or by way of an electronic funds transfer immediately on the fall of the hammer, immediately into the sheriff's standard bank trust account and immediately provide proof thereof to the satisfaction of the sheriff.

f) Only registered bidders will be allowed into the Auction Room.

g) Strict Covid-19 government regulations apply. We have the right to disallow persons that do not adhere to regulations.

The office of the Sheriff Inanda District 2 will conduct the sale with auctioneers R R Singh (Sheriff) and/or Hashim Saib (Deputy Sheriff).

Dated at Hillcrest on the 2 March 2022

NORTHMORE MONTAGUE ATTORNEYS, SPACES, 2 NCONDO PLACE, UMHLANGA RIDGE. Tel: 031 830 5157.  
Ref: D MONTAGUE/MAT10115.

**Case No. D4228/2020  
docex 27**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU NATAL LOCAL DIVISION, DURBAN

**In the matter between: NEDBANK LIMITED, Plaintiff and PORTIA NONHLANHLA SISKI, Identity Number  
750718 0622 08 3, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-20, 10H00, 18 SUZUKA ROAD, WESTMEAD, PINETOWN**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court in terms of which the following property will be sold in execution on 20TH of April 2022 AT 10H00 AT THE SHERIFF'S OFFICE PINETOWN,

18 SUZUKA ROAD, WESTMEAD, PINETOWN, to the highest bidder: ERF 804 BERE WEST (EXTENSION NUMBER 7), REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL, IN EXTENT 2133 (TWO THOUSAND ONE HUNDRED AND THIRTY THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T2208/2019 SUBJECT TO THE CONDITIONS THEREIN CONTAINED, PHYSICAL ADDRESS: 18 MEDWAY ROAD, BERE WEST, DURBAN, KWAZULU-NATAL,

ZONING: RESIDENTIAL (NOTHING GUARANTEED),

IMPROVEMENTS: The following information is furnished but not guaranteed: SINGLE STOREY HOUSE, BRICK UNDER TILED ROOF, STREET LEVEL WITH ELECTRONIC GATES, DOUBLE GARAGE, MAIN HOUSE FLOOR: PARQUET, 3X BEDROOMS, AIRCON IN MAIN BEDROOM, 1X ENSUITE, BUILT IN CUPBOARDS, 1X SEPARATE TOILETS, 1X FULL BATHROOM (SHOWER, BATH & SINK), 1X LOUNGE, 1X KITCHEN, OUTBUILDING SERVANT SQUARTERS WITH SHOWER AND TOILET, PROPERTY FENCED, SWIMMING POOL, 1X STORAGE ROOM NEAR THE POOL, ALARM SYSTEM.

The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or EFT on the day of the sale and the balance against transfer which shall be secured by a Bank guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within Twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff for Pinetown, 18 SUZUKA ROAD, WESTMEAD, PINETOWN.

The office of the Sheriff for Pinetown will conduct the sale with auctioneers N B Nxumalo and/or Mrs S Raghoo. Advertising costs at current publication rates and sale costs according to court rules, apply.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.

(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R15 000.00 in cash.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, (15 days prior to the date of sale) PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN.

Dated at Umhlanga on the 22 March 2022

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfong Circle, Ridgeside Office Park, Umhlanga. Tel: 0315705603. Ref: N0183/6174.

**Case No. 12532/2017**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL LOCAL DIVISION, DURBAN

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and KUSAKWENDUNA  
SIMON CHILIZA, First Defendant and MARGARET NONJABULO CHILIZA, Second Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-25, 10:00, 17A Mgazi Avenue, Umtentweni, KwaZulu-Natal**

The following property will be sold in execution to the highest bidder on MONDAY, 25 April 2022 at 10H00 at 17A Mgazi Avenue, Umtentweni, KwaZulu-Natal, namely 30 IBIS ROAD, UMTENTWENI EXT 15, UMTENTWENI, KWAZULU-NATAL

ERF 919, UMTENTWENI (EXTENSION NO 15), REGISTRATION DIVISION ET PROVINCE OF KWAZULU-NATAL, IN EXTENT 2038 (TWO THOUSAND AND THIRTY EIGHT) SQUARE METRES, HELD UNDER DEED OF TRANSFER NO. T048440/08, SUBJECT TO THE CONDITIONS THEREIN CONTAINED (the "property");

IMPROVEMENTS, although in this regard, nothing is guaranteed:

A SINGLE BRICK UNDER TILE DWELLING COMPRISING OF 3 BEDROOMS, 1 LOUNGE, 1 DINING ROOM, 1 KITCHEN, 2 BATHROOM AND DOUBLE GARAGE

ZONING: Residential

TAKE NOTICE THAT:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.

2. The rules of this auction is available 24 hours before the auction at the office of the Sheriff for Port Shepstone, 17A Mgazi Avenue, Umtentweni, KwaZulu-Natal.
3. Registration as a buyer is a pre-requisite subject to conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
  - b) FICA – legislation in respect of proof of identity and address particulars.
  - (c) Payment of a Registration Fee of R15 000,00 in cash.
  - (d) Registration conditions.
4. The office of the Sheriff for Port Shepstone will conduct the sale.
5. Advertising costs at current publication rates and sale costs according to Court rules, apply.

Dated at Durban on the 16 March 2022

Allen Attorneys Inc., 57 Swapo Road , Durban North. Tel: 0315632358. Fax: 0315632358. Ref: gda/ep/chiliza.

**Case No. 2019/17103**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and BRIAN MOLEFE, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-22, 11:00, SHERIFF OF THE HIGH COURT MOKOPANE at the AUCTION MART OF THE SHERIFF, 120A RUITER ROAD, MOKOPANE**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 3 November 2021 and a warrant of execution issued thereafter, the immovable property listed hereunder will be sold in execution on Friday, 22 April 2022 at 11h00 by the Sheriff Mokopane at the Auction Mart of the Sheriff, 120A Ruiters Road, Mokopane, to the highest bidder:

CERTAIN PROPERTY: E1. PORTION 170 OF THE FARM LEGEND NO.788, KR DISTRICT OF MODIMOLLE LOCAL MUNICIPALITY, LIMPOPO PROVINCE, MEASURING 4746 (FOUR THOUSAND SEVEN HUNDRED AND FORTY SIX) SQUARE METERS IN EXTENT. PHYSICAL ADDRESS: The property is situated at Residence Number 170, located within the "Legend Golf & Safari Resort", Haakdoring Road, Mokopane, Limpopo Province. MAGISTRATE DISTRICT: Mokopane. PROPERTY DESCRIPTION (NOT GUARANTEED):

The immovable property is registered in the name of Brian Molefe.

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed, in the event of the information not being correct: MAIN BUILDING SINGLE STOREY RESIDENTIAL DWELLING; PLASTERED AND PAINTED BRICK WALLING; FITTED WITH ALUMINIUM FRAMED GLAZING UNDER MONO PITCHED ROOFING STRUCTURE. ENTRANCE FOYER; DINING ROOM; ENTERTAINMENT AREA; KITCHEN WITH SCULLERY; LAUNDRY; PATIO; 1X BEDROOM; 1X BATHROOM; 1X TOILET. OUTBUILDING/S 2X BEDROOMS; ONE BATHROOM.

The arrear rates and taxes as at 31 January 2022 are R483 633.72.

The arrear levies as at 1 March 2022 are R142 630.36. CONSUMER PROTECTION ACT 68 OF 2008: THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS".

TERMS: Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>);

(b) Fica-Legislation - Proof of identity and address particulars;

(c) Payment of a registration fee;

(d) Registration conditions.

CONDITIONS OF SALE: The full conditions of sale may be inspected at the offices of the Sheriff Mokopane - 120A Ruiters Road, Mokopane, and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: K. Burg - MAT5675.

Dated at JOHANNESBURG on the 30 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: K. Burg - MAT5675.

**Case No. 17784/2020**

IN THE HIGH COURT OF SOUTH AFRICA

## GAUTENG DIVISION, JOHANNESBURG

**In the matter between: FIRSTRAND BANK LTD trading inter alia as FIRST NATIONAL BANK, Plaintiff and  
THABISHI WILLIAM CHOSHANE, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-21, 10:00, SHERIFF KEMPTON PARK at 5 ANEMOON STREET, GLEN MARAIS, EXT 1**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 26 October 2022 and a Warrant of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on THURSDAY, 21 APRIL 2022 at 10H00, by the Sheriff of the High Court KEMPTON PARK at 22 VOORTREKKER AVENUE, 21 MAXWELL STREET, KEMPTON PARK to the highest bidder, with reserve price of R1 033 700.30: CERTAIN PROPERTY Section No. 456 as shown and more fully described on Sectional Plan No. SS16/00696 in the scheme known as GREENSTONE CREST in respect of the land and building or buildings situate at GREENSTONE HILL EXTENSION 33 TOWNSHIP, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, of which section the floor area, according to the said Section Plan is 99 (NINETY NINE) square metres in extent; and 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 UNDER DEED OF TRANSFER NO. ST16/79432 subject to the conditions therein contained. PHYSICAL ADDRESS The property is situated at Unit 456, SS Greenstone Crest, 99 Stoneridge Drive, Greenstone Village. MAGISTRATE DISTRICT Kempton Park PROPERTY DESCRIPTION (NOT GUARANTEED) The property is registered in the name of THABISHI WILLIAM CHOSHANE, and consists of the following: BUILDING: 3X BEDROOMS, 2X BATHROOMS, TV/LIVING ROOM, DINING ROOM, KITCHEN AND CARPORT. The arrear rates and taxes as at 18 February 2022 amounts to R45 824.50, and the Levies as at 24 February 2022 amounts to R6 106.31.

CONSUMER PROTECTION ACT 68 OF 2008 THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

## TERMS:

Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:

- (a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)
- (b) Fica-Legislation - Proof of identity and address particulars
- (c) Payment of a registration fee

Registration conditions

CONDITIONS OF SALE The full conditions of sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT KEMPTON PARK at 22 Voortrekker Avenue, 21 Maxwell Street, Kempton Park and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: M vd Walt - MAT4701.

Dated at JOHANNESBURG on the 25 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, JASON MICHAEL SMITH INCORPORATED ATTORNEYS. Tel: 011 447 8188. Fax: 086 563 6567. Ref: M van der Walt - MAT4701.

**Case No. 2019/17103**

## IN THE HIGH COURT OF SOUTH AFRICA

GAUTENG DIVISION, PRETORIA

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and BRIAN MOLEFE,  
Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-22, 11:00, SHERIFF OF THE HIGH COURT MOKOPANE at the AUCTION MART OF THE SHERIFF,  
120A RUITER ROAD, MOKOPANE**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 3 November 2021 and a warrant of execution issued thereafter, the immovable property listed hereunder will be sold in execution on Friday, 22 April 2022 at 11h00 by the Sheriff Mokopane at the Auction Mart of the Sheriff, 120A Ruiters Road, Mokopane, to the highest bidder: CERTAIN PROPERTY: E1. PORTION 170 OF THE FARM LEGEND NO.788, KR DISTRICT OF MODIMOLLE LOCAL MUNICIPALITY, LIMPOPO PROVINCE, MEASURING 4746 (FOUR THOUSAND SEVEN HUNDRED AND FORTY SIX) SQUARE METERS IN EXTENT.



PHYSICAL ADDRESS: The property is situated at Residence Number 170, located within the "Legend Golf & Safari Resort", Haakdoring Road, Mokopane, Limpopo Province. MAGISTRATE DISTRICT: Mokopane. PROPERTY DESCRIPTION (NOT GUARANTEED):

The immovable property is registered in the name of Brian Molefe. The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed, in the event of the information not being correct: MAIN BUILDING SINGLE STOREY RESIDENTIAL DWELLING; PLASTERED AND PAINTED BRICK WALLING; FITTED WITH ALUMINIUM FRAMED GLAZING UNDER MONO PITCHED ROOFING STRUCTURE. ENTRANCE FOYER; DINING ROOM; ENTERTAINMENT AREA; KITCHEN WITH SCULLERY; LAUNDRY; PATIO; 1X BEDROOM; 1X BATHROOM; 1X TOILET. OUTBUILDING/S 2X BEDROOMS; ONE BATHROOM.

The arrear rates and taxes as at 31 January 2022 are R483 633.72.

The arrear levies as at 1 March 2022 are R142 630.36. CONSUMER PROTECTION ACT 68 OF 2008: THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS". TERMS: Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>);

(b) Fica-Legislation - Proof of identity and address particulars;

(c) Payment of a registration fee;

(d) Registration conditions.

CONDITIONS OF SALE: The full conditions of sale may be inspected at the offices of the Sheriff Mokopane - 120A Ruiter Road, Mokopane, and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: K. Burg - MAT5675.

Dated at Johannesburg on the 30 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: K. Burg - MAT5675.

Case No. 2019/17103

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

In the matter between: **THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and BRIAN MOLEFE, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-22, 11:00, SHERIFF OF THE HIGH COURT MOKOPANE at the AUCTION MART OF THE SHERIFF, 120A RUITER ROAD, MOKOPANE**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 3 November 2021 and a warrant of execution issued thereafter, the immovable property listed hereunder will be sold in execution on Friday, 22 April 2022 at 11h00 by the Sheriff Mokopane at the Auction Mart of the Sheriff, 120A Ruiter Road, Mokopane, to the highest bidder:

CERTAIN PROPERTY: E1. PORTION 170 OF THE FARM LEGEND NO.788, KR DISTRICT OF MODIMOLLE LOCAL MUNICIPALITY, LIMPOPO PROVINCE, MEASURING 4746 (FOUR THOUSAND SEVEN HUNDRED AND FORTY SIX) SQUARE METERS IN EXTENT. PHYSICAL ADDRESS: The property is situated at Residence Number 170, located within the "Legend Golf & Safari Resort", Haakdoring Road, Mokopane, Limpopo Province. MAGISTRATE DISTRICT: Mokopane. PROPERTY DESCRIPTION (NOT GUARANTEED): The immovable property is registered in the name of Brian Molefe.

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed, in the event of the information not being correct: MAIN BUILDING SINGLE STOREY RESIDENTIAL DWELLING; PLASTERED AND PAINTED BRICK WALLING; FITTED WITH ALUMINIUM FRAMED GLAZING UNDER MONO PITCHED ROOFING STRUCTURE. ENTRANCE FOYER; DINING ROOM; ENTERTAINMENT AREA; KITCHEN WITH SCULLERY; LAUNDRY; PATIO; 1X BEDROOM; 1X BATHROOM; 1X TOILET. OUTBUILDING/S 2X BEDROOMS; ONE BATHROOM.

The arrear rates and taxes as at 31 January 2022 are R483 633.72.

The arrear levies as at 1 March 2022 are R142 630.36. CONSUMER PROTECTION ACT 68 OF 2008: THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS". TERMS: Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

(a) Directive of the Consumer Protection Act 68 of 2008 (URL

<http://www.infp.gov.za/view/DownloadFileAction?id=99961>);

- (b) Fica-Legislation - Proof of identity and address particulars;
- (c) Payment of a registration fee;
- (d) Registration conditions.

CONDITIONS OF SALE: The full conditions of sale may be inspected at the offices of the Sheriff Mokopane - 120A Ruiter Road, Mokopane, and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: K. Burg - MAT5675.

Dated at JOHANNESBURG on the 30 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: K. Burg - MAT5675.

**Case No. 17784/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, JOHANNESBURG

**In the matter between: FIRSTRAND BANK LTD trading inter alia as FIRST NATIONAL BANK, Plaintiff and  
THABISHI WILLIAM CHOSHANE, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-21, 10:00, SHERIFF KEMPTON PARK at 5 ANEMOON STREET, GLEN MARAIS, EXT 1**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 26 October 2022 and a Warrant of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on THURSDAY, 21 APRIL 2022 at 10H00, by the Sheriff of the High Court KEMPTON PARK at 22 VOORTREKKER AVENUE, 21 MAXWELL STREET, KEMPTON PARK to the highest bidder, with reserve price of R1 033 700.30: CERTAIN PROPERTY Section No. 456 as shown and more fully described on Sectional Plan No. SS16/00696 in the scheme known as GREENSTONE CREST in respect of the land and building or buildings situate at GREENSTONE HILL EXTENSION 33 TOWNSHIP, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, of which section the floor area, according to the said Section Plan is 99 (NINETY NINE) square metres in extent; and 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 UNDER DEED OF TRANSFER NO. ST16/79432 subject to the conditions therein contained. PHYSICAL ADDRESS The property is situated at Unit 456, SS Greenstone Crest, 99 Stoneridge Drive, Greenstone Village. MAGISTRATE DISTRICT Kempton Park PROPERTY DESCRIPTION (NOT GUARANTEED) The property is registered in the name of THABISHI WILLIAM CHOSHANE, and consists of the following: BUILDING: 3X BEDROOMS, 2X BATHROOMS, TV/LIVING ROOM, DINING ROOM, KITCHEN AND CARPORT. The arrear rates and taxes as at 18 February 2022 amounts to R45 824.50, and the Levies as at 24 February 2022 amounts to R6 106.31.

CONSUMER PROTECTION ACT 68 OF 2008 THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS"

**TERMS:**

Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:

- (a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

- (b) Fica-Legislation - Proof of identity and address particulars

- (c) Payment of a registration fee

Registration conditions

CONDITIONS OF SALE The full conditions of sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT KEMPTON PARK at 22 Voortrekker Avenue, 21 Maxwell Street, Kempton Park and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: M vd Walt - MAT4701.

Dated at Johannesburg on the 25 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: M van der Walt - MAT4701

Case No. 2017/08835

**IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG LOCAL DIVISION, JOHANNESBURG****In the matter between: FIRSTRAND BANK LIMITED trading inter alia as FIRST NATIONAL BANK, Reg No. 1929/001225/06, Plaintiff and LANDIWE JACKIE MAHLANGU Identity No. 6312035453086, Defendant****NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY****2022-04-19, 11:00, SHERIFF HALFWAY HOUSE-ALEXANDRA at 614 JAMES CRESCENT, HALFWAY HOUSE**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 10 May 2019 and a Warrant of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on TUESDAY, 19 APRIL 2022 at 11H00, by the Sheriff of the High Court HALFWAY HOUSE-ALEXANDRA to the highest bidder:

CERTAIN PROPERTY Erf 207, Kyalami Estate Township, Registration Division J.R., Gauteng Province, measuring 1000 (one thousand) square metres and held under Deed of Transfer No. T4701/2001 subject to the conditions therein contained. PHYSICAL ADDRESS The property is situated at 18 GOSFORTH CRESCENT, KYALAMI ESTATE, MIDRAND, GAUTENG. MAGISTRATE DISTRICT Centurion PROPERTY DESCRIPTION (NOT GUARANTEED) The property is registered in the name of JACKIE LANDIWE MAHLANGU, and consists of the following: MAIN BUILDING: LOUNGE, KITCHEN, 4 BEDROOMS, 2 BATHROOMS, 2 SHOWERS OUT BUILDINGS: DOUBLE GARAGE.

The arrear rates and taxes as at 10 July 2021 amounts to R139 416.49, and the Levies as at 20 July 2021 amounts to R4 949.00.

CONSUMER PROTECTION ACT 68 OF 2008 THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:

(a) Directive of the Consumer Protection Act 68 of 2008

(URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)

(b) Fica-Legislation - Proof of identity and address particulars

(c) Payment of registration deposit of R50 000.00 in cash or bank guaranteed cheque

(d) Registration conditions

CONDITIONS OF SALE The full conditions of sale may be inspected at the offices of the SHERIFF HALFWAY HOUSE situated at 614 James Crescent, Halfway House, Midrand and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: M vd Walt - MAT4154.

Dated at Rosebank on the 9 March 2022

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: M. van der Walt/MAT4154.

Case No. 21/30297

**IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, JOHANNESBURG****In the matter between: MERCANTILE BANK, A DIVISION OF CAPITEC BANK LIMITED, Plaintiff and ADC SHOPFITTERS CC, 1<sup>st</sup> Defendant, ADELINA DA CONCEICAO FERNANDES CHRISTODOULO, 2<sup>nd</sup> Defendant, ANTONIO MANUEL FERNANDES DOS SANTOS, 3<sup>rd</sup> Defendant and LEAVEHOME PROPERTIES 8 CC, 4<sup>th</sup> Defendant****NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY****2022-04-26, 11:00, SHERIFF RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 14 September 2021 and a Warrant of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on TUESDAY, 21 APRIL 2022 at 11H00, by the Sheriff of the High Court RANDBURG WEST at Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand to the highest bidder, without a reserve price: CERTAIN PROPERTY Erf 322 Hoogland Extension 35 Township, Registration Division I.Q., the Province of Gauteng, measuring 1211 square metres in extent HELD UNDER DEED OF TRANSFER NO. T118226/2007 subject to the conditions therein contained. PHYSICAL ADDRESS The property is situated at 322 Design Avenue, Northlands Business Park, Johannesburg. MAGISTRATE DISTRICT Randburg PROPERTY DESCRIPTION (NOT GUARANTEED) The property is registered in the name of LEAVEHOME PROPERTIES 8 CC, and consists of the following: BUILDING: DOUBLE STOREY PROPERTY, BOARDROOM, 9 OFFICES, 4 FULL TOILETS, SHOWER, CARPORT (2 CARS), 7 PARKING BAYS, WAREHOUSE +- 550 SQUARE METRES, ROLLER SHUTTER DOOR FOR WAREHOUSE, RECEPTION AREA, 2 KITCHENS,

RECEIVING BAY. The arrear rates and taxes as at 3 February 2021 amounts to R11 391.59. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:

- (a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>)
- (b) Fica-Legislation - Proof of identity and address particulars
- (c) Payment of a registration fee
- (d) Registration conditions

CONSUMER PROTECTION ACT 68 OF 2008 THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS.

CONDITIONS OF SALE The full conditions of sale may be inspected at the offices of the SHERIFF RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: M vd Walt - MAT5625.

JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax: 086 563 6567. Ref: M van der Walt - MAT5625.

**Case No. 2020/8969  
Docex 55 Randburg**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: Firststrand Bank Limited, Plaintiff and Lopes, F D S, 1<sup>st</sup> Defendant and  
Lopes, L, 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-29, 10:00, Sheriff's Office Roodepoort North, 182 Progress Road, Lindhaven, Roodepoort, Gauteng**

In execution of a Judgment of the High Court of South Africa in the abovementioned matter, a sale will be held by the Sheriff of the High Court on 29 April 2022 at 10H00 at Sheriff's Office Roodepoort, 182 Progress Road, Lindhaven, Roodepoort of the under mentioned property of the Judgment Debtor, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Erf 297 Little Falls Extension 1 Township, Registration Division I.1. The Province of Gauteng, Measuring 1036 (One Thousand And Thirty Six) Square Metres; Held by the judgment debtor under Deed of Transfer T29326/2015; Physical address: 728 Waterval Road, Little Falls Extension 1, Roodepoort, Gauteng.

THE following information is furnished, though in this regard nothing is guaranteed:

Improvements: Lounge, Dining Room, Kitchen, Scullery, 3x Bedrooms, 2x Bathrooms, Shower, 2x WC

Second Dwelling: Lounge, Kitchen, Bedroom, Bathroom, WC

Terms: The sale is without reserve price (unless specified differently on the day of the sale). Deposit of 10% (Ten per centum) of the purchase price in cash on the day of the Sale, the balance against transfer to be SECURED by a Bank or Building Society Guarantee, to be approved by the attorney and to be furnished to the Sheriff, within twenty one (21) days after the sale.

Conditions: The sale would be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, no 68 of 2008, the Regulations promulgated thereunder and the "Rules of Auction", where applicable. These provisions may be viewed at [www.acts.co.za](http://www.acts.co.za) (the Act) and [www.info.gov.za](http://www.info.gov.za) (the Regulations). The Conditions of Sale may be inspected at the Sheriff's offices at Sheriff's Office Roodepoort, 182 Progress Road, Lindhaven, Roodepoort.

Dated at Hydepark on the 10 February 2022

Charl Cilliers Attorneys, 1st Floor Block 1, Albury Office Park, Corner Albury Road and Jan Smuts Avenue, Hydepark.  
Tel: 011 325 4500. Fax: 011 325 4503. Ref: CC/ev/FF003631.

**Case No. 5284/2019P  
Docex 6, Durban**

IN THE HIGH COURT OF SOUTH AFRICA  
KwaZulu-Natal Division, Pietermaritzburg

**In the matter between: Nedbank Limited, Plaintiff and Karogold (Pty) Ltd, Indrasen Siva Ruthnam  
Sandra Ruthnam, Defendants**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-21, 09:00, Sheriff's Office Pietermaritzburg, 20 Otto Street, Pietermaritzburg****AUCTION**

This sale is a sale in execution pursuant to a judgment granted in the above Court on 10 March 2021, under warrant of execution issued thereafter. The immovable property listed hereunder will be sold to the highest bidder at the Sheriff's Office Pietermaritzburg, 20 Otto Street, Pietermaritzburg, at 09h00 on 21 APRIL 2022.

**PROPERTY:**

Portion 2 of Erf 1062, Pietermaritzburg, Registration Division FT, Province of KwaZulu-Natal, In extent 2208 (two thousand two hundred and eight) square metres, Held by Deed of Transfer No. T39869/1999

PHYSICAL ADDRESS: 13 Montgomery Drive, Athlone, Pietermaritzburg (appointed domicilium citandi et executandi of the execution debtors)

ZONING: Residential (nothing guaranteed)

IMPROVEMENTS, although in this regard nothing is guaranteed:

Description of property:

Property is situated in a good suburb of Athlone, has tiled roof with plastered walls, yard fully fenced with paved driveway, situated on a steep site. Situated in close proximity to all amenities.

**Main Building:**

4 x bedrooms  
4 x bathrooms  
1 x kitchen  
12 x living rooms

**Outbuilding:**

1 x car port  
2 x garages  
1 x swimming pool  
1 x water feature

**Outbuilding (Cottage):**

1 x bedroom  
1 x bathroom  
1 x kitchen  
1 x living room

1. The sale shall be subject to the terms and conditions of the Superior Courts Act, 10 of 2013 and the Rules made thereunder.
2. The sale in execution is conducted in accordance with the Consumer Protection Act, 68 of 2008, pursuant to an order granted against the Judgment Debtors for money owing to the Execution Creditor.
3. The purchaser (other than the execution creditor) shall pay a deposit of 10% (ten percent) of the purchase price and the auctioneer's commission in cash at the time of the sale and the balance against transfer to be secured by a bank guarantee, to be approved by the execution creditor's attorneys, to be furnished to the execution creditor's attorneys within 21 (twenty-one) days after the date of sale.
4. Transfer shall be effected by the execution creditor's attorneys and the purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys.
5. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to the date of transfer.
6. The full conditions of sale may be inspected at the offices of the Sheriff Pietermaritzburg, 20 Otto Street, Pietermaritzburg, (033) 394 5207 for 15 (fifteen) days prior to the date of sale.
7. The rules of this auction and a full advertisement are available 24 hours prior to the auction at the office of the Sheriff Pietermaritzburg, 20 Otto Street, Pietermaritzburg, during office hours.
8. Registration as a buyer is a pre-requisite subject to conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
  - (b) FICA - all bidders are required to present their Identity Document together their proof of residence for FICA compliance;
  - (c) Payment of a registration deposit of R15 000,00 (fifteen thousand rand) (refundable) in cash;



(d) Registration conditions.

9. The auction will be conducted by the Sheriff for Pietermaritzburg AM Mzimela and/or her Deputies as Auctioneers.

10. Advertising costs as current publication rates and sale costs according to Court rules, apply.

**EXECUTION CREDITOR'S ATTORNEYS**

De Villiers, Evans & Petit  
626 Musgrave Road, Durban  
Tel: (031) 207 1515  
Ref: PJ Combrink/oj/02N012098  
c/o Austen Smith Inc.  
1 Highgate Drive  
Redlands Estate  
1 George MacFarlane Lane  
Wembley  
Pietermaritzburg  
Tel: 033 392 0500  
Ref: Mr C Smythe

Dated at Durban on the 21 June 2021

De Villiers Evans & Petit, 626 Musgrave Road, Durban. Tel: 0312071515. Fax: 0312083721. Ref: PJ Combrink/oj/02N012098.

**Case No. 1179/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: BUSINESS PARTNERS LIMITED, Plaintiff and MC KELLAR RADIO FREQUENCY PROJECTS (PTY) LTD, FIRST DEFENDANT, EMIL ARTHUR MCKELLAR, SECOND DEFENDANT, LARINA MCKELLAR, THIRD DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-04-29, 11:00, THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENT: 3**

BE PLEASED TO TAKE NOTICE that in pursuance of a judgment obtained by the plaintiff against the second and third defendants, the immovable property registered in the name of second and third defendants shall be sold in execution by the Sheriff Tshwane North on the 29TH OF APRIL 2022 at 11h00 at the offices of THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3: to the highest bidder with a reserve price of R792 000.00, subject to the rights of the 1st bondholder:

PROPERTY: PORTION 4 OF ERF 148 MAYVILLE TOWNSHIP, REGISTRATION DIVISION J.R.PROVINCE OF GAUTENG, MEASURING 996 (NINE HUNDRED AND NINETY SIX) SQUARE METERS, HELD BY DEED OF TRANSFER NO T57439/2000, SITUATE AT 717 RHYS STREET, MAYVILLE, PRETORIA

PLACE OF SALE: THE SHERIFF OF THE HIGH COURT TSHWANE NORTH AT 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3

IMPROVEMENTS: The property has been improved with the following improvements; no guarantee is however given in this regard:

1. Single storey dwelling constructed of a large amount of brick and mortar located on concrete foundations.
2. The walls are constructed of brick and mortar and are plastered and painted. Windows are plate glass and are secured by steel window frames. Steel security bars on opening windows.
3. The roof consists of insulated IBR sheeting secured to the A frame timber trusses and support purlins.
4. Internal walls are plastered and painted to current finish. Majority of the rooms are carpeted where the flooring in the bathrooms and kitchen is ceramic tiles.
5. The property is secured by a palisade fence and gate on the street front. The remainder walls are pre cast concrete or brick walls.
6. Covered parking area and wendy hut in the back garden.

CONDITIONS OF SALE: The conditions of Sale will lie for inspection at the offices of the Sheriff Tshwane North at 3 Vos and Brodrick Avenue, The Orchards, Ext 3 where it may be inspected during normal office hours. A deposit of 10% of the balance purchase price and the Sheriff's fees, any taxes as well as arrear rates shall be payable on the day of the sale by the Purchaser, the balance being payable on registration of transfer and to be secured by way of a bank guarantee which must be delivered within 21 days after the date of sale. The property is sold voetstoots. The purchaser shall also be liable inter alia for the costs of obtaining a clearance certificate.



Dated at Pretoria on the 14 February 2022

MORRIS POKROY ATTORNEYS, 65 GEORGE STORRAR DRIVE, GROENKLOOF, PRETORIA. Tel: (012) 362 2631. Ref: Mr Pokroy/pk/PB00143.

**Case No. 2010/8439**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL DIVISION, PIETERMARITZBURG

**In the matter between: OLD MUTUAL INVESTMENT GROUP (SA) (PTY) LTD, Plaintiff and OMALANGA PROPERTY HOLDINGS (PTY) LTD (Formerly NOMALANGA FARMS (PTY) LTD (registration no. 2004/016234/07), Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-04-22, 11:00, 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL**

In the execution of the judgment of the High Court of South Africa, Gauteng Division, Johannesburg in the abovementioned matter, a sale will be held of the undermentioned properties by the SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL at 11:00 on 22 April 2022 on the conditions read out by the auctioneer prior to the sale, which conditions of sale shall lie for inspection by interested parties at the office of the SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL of the undermentioned properties of the above Execution Debtor:

**DESCRIPTION OF PROPERTY:**

Portion 1 of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 1369,2373 (one thousand three hundred and sixty nine comma two three seven three) hectares, held by deed of transfer T58542/2007;

Portion 4 (of 3) of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 432,5204 (four hundred and thirty two comma five two zero four) hectares, held by deed of transfer T58542/2007;  
Remainder of Portion 3 of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 273,6114 (two hundred and seventy three comma six one four) hectares, held by deed of transfer T58542/2007;

Remainder of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 645,4289 (six hundred and forty five comma four two eight nine) hectares, held by deed of transfer T58542/2007.

Conditions in respect of payment are strictly cash or bank guaranteed cheques only and to the highest bidder.

2 Goods will be sold "voetstoots".

3 No guarantees in respect of the properties will be furnished.

4 The rules of the auction will be available 24 hours before the auction at the office of the Sheriff, SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL located at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL.

5 Registration as a buyer is a pre-requisite subject to the specific conditions, inter alia:

5.1 Directive of the Consumer Protection Act 68 of 2008;

5.2 Fica legislation in respect of proof of identity and address particulars;

5.3 Payment of a Registration fee of R 10 000. 00 (Refundable) in cash; and

5.4 Registration conditions

Dated at Sandton on the 5 April 2022

Cliffe Dekker Hofmeyr Inc, 1 Protea Place, Cnr of Fredman and Protea Place, Sandton, Johannesburg, 2196. Tel: +27 11 562 1835. Fax: +27 11 562 1836. Ref:

**Case No. 2021/21400**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG, LOCAL DIVISION, JOHANNESBURG

**In the matter between: RMB INVESTMENTS AND ADVISORY (PTY) LTD, Plaintiff and AIG CONSULTING SERVICES (PTY) LTD AND ALPHA INVESTMENT GROUP (PTY) LTD, Defendant**

**NOTICE OF SALE IN EXECUTION  
2022-04-26, 09:00, Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand**

## SALE IN EXECUTION BY PUBLIC AUCTION

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 4 August 2021, in terms of which the following immovable property will be sold in execution, subject to a reserved price of R15600000.00 (fifteen million six hundred thousand Rand), on Tuesday, 26 April 2022 at 9:00 at Unit B6 Lanzerac Office Park, 22 Old Pretoria and Main Road, Halfway House, Midrand, by Sheriff, Sandton South:

Certain: Section unit 2, ERF 44, Portion 5, Chislehurst Township, Sandton. The property measures 610 (Six Hundred and Ten) square metres in extent accordingly to sectional plan.

As held: By the execution creditor under Deed of Transfer No. ST5906/2017 and subject to such conditions as set out in the aforesaid Deed of Transfer ST5906/2017 and held by Notarial Deed of Cession number SK596/2017S and subject to such conditions as set out in the aforesaid Notarial Deed of Cession sk596/2017S.

Physical address:

Unit 2, 34 Impala Road, Sandton, Chislehurst Township, Local Authority City of Johannesburg Metropolitan Municipality.

Description: The Property is zoned a business/commercial holding. The property is situated on the ground floor and comprises: 1 main reception area; 9 offices/office space; 1 open floor plan office space (situated between the other offices); 3 boardrooms; 1 printing room; 2 kitchens (with built-in cupboards and kitchen sink); 1 living/common area (open floor plan); 3 bathrooms (all equipped with toilet sit and basin area) and outdoor patio space.

Improvements: Improvements, if any, are not warranted or guaranteed.

The Purchaser shall in addition to the Sheriff, Sandton South commission, which is 6% (six percent) on the proceeds of the sale up to a price of R100 000.00 (one hundred thousand Rand) of the proceeds of the sale and then 3.5% (three point five percent) on R100 001.00 (one hundred thousand and one Rand) to R400 000.00 (four hundred thousand Rand) of the proceeds of the sale, and thereafter 1.5% (one point five percent) on the balance of the proceeds of the sale up to a maximum commission of R40 000.00 (forty thousand Rand) in total and a minimum of R3 000.00 (three thousand Rand) plus value added tax ("VAT") thereon, pay a deposit of 10% (ten percent) of the purchase price in cash or electronic transfer into the Sheriff, Sandton South's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank guarantee in a form acceptable to the Execution Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff, Sandton South within 21 (twenty one) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff, Sandton South.

The Sheriff, Sandton South will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, including inter alia: -

Directive of the Consumer Protection Act 68 of 2008 (URL: <http://www.info.gov.za/view/> shall be delivered by the Purchaser to the Sheriff, Sandton South within 21 (twenty one) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Sheriff, Sandton South.

The Sheriff, Sandton South will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, including inter alia: -

Directive of the Consumer Protection Act 68 of 2008 (URL:

<http://www.info.gov.za/view/DownloadFileAction?id=99961>);

FICA- legislation i.r.o proof of identity and address particulars;

Payment of a registration fee of R10,000.00 in cash or by EFT; and

Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which shall lie open for inspection at the offices of the Sheriff, Sandton South situated at unit B6 Lanzerac Office Park, 22 Old Pretoria and Main Road, Halfway House, Midrand, Monday to Friday between 08h00 – 16h00.

Dated on 04 of APRIL 2022.

DLA PIPER SOUTH AFRICA (RF) INC

Attorneys for the Execution Creditor

6th floor, 61 Katherine Street

Sandown, Sandton, 2196

Tel: (011) 302 0802

Email: [Nicola.Nolan@dlapiper.com](mailto:Nicola.Nolan@dlapiper.com)

[Koketso.mathebula@dlapiper.com](mailto:Koketso.mathebula@dlapiper.com)

Ref: Ms N Nolan / Mr K Mathebula

Dated at Sandton on the 5 April 2022

DLA PIPER, 6TH, 61 KATHERINE STREET, SANDTON, 2196. Tel: 011 302 0802. Ref: MS N NOLAN/MR K MATHEBULA.

Case No. 10776/11

6

IN THE MAGISTRATE'S COURT FOR  
PORT SHEPSTONE**In the matter between: EKUBO HOME OWNERS ASSOCIATION, Plaintiff and DUMAZILE NGENE (NOW DECEASED), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-09, 10AM, SHERIFF'S OFFICE, NO. 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

ERF 1476, EKUBO ESTATE, LEISURE BAY; REGISTRATION DIVISION ET, PROVINCE OF KWAZULU - NATAL, IN EXTENT 1494 (ONE THOUSAND FOUR HUNDRED & NINETY FOUR ) SQUARE METERS; HELD BY DEED OF TRANSFER NO. T33435/1997

PHYSICAL ADDRESS: 1562, EKUBO ESTATE, LEISURE BAY

ZONING: SPECIAL RESIDENTIAL

THE PROPERTY CONSISTS OF THE FOLLOWING:- VACANT LAND - NOTHING IN THIS REGARD IS GUARANTEED

1. The sale shall be subject to the terms and conditions of the Magistrate's Court Act and rules made thereunder.
  2. The Purchase shall pay a deposit of 10% (ten per centum) of the purchase price together with the Auctioneers commission in cash on the day of the sale and the balance together with interest as set out below against registration of transfer to be secured by way of a Bank or Building Society Guarantee to be furnished to the Plaintiff's Attorneys MOORS & DLAMINI, 8 Berea Road, Port Shepstone, within FOURTEEN (14) days after the date of sale which Guarantee shall be approved by the Plaintiff's Attorneys.
  3. If the transfer is not registered within ONE (1) month after the sale, the Purchaser shall be liable for payment of interest at the rate of 9% per annum to the Plaintiff on the balance of the purchase price calculated from the date of sale to date of registration of transfer in accordance with the Sheriff's Plan for distribution.
  4. Transfer shall be affected by the Attorneys for the Plaintiff MOORS & DLAMINI and the purchaser shall pay all transfer costs, including transfer costs, costs of cancellation of any existing bonds, transfer duty costs and also the current and any arrear rates, taxes and / or levies, value added tax and other necessary charges to effect transfer, upon request by the said Plaintiff's Attorneys.
  5. THE full conditions of the sale may be inspected at the offices of the Sheriff of Magistrate's Court, 17a Mgazi Avenue, Umtentweni, PORT SHEPSTONE, Tel 039.695.0091/5
  6. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:
    - a) Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
    - b) Fica - legislation in respect of proof of identity and address particulars
    - c) Payment of a Registration Fee of R15000.00 in cash
    - d) Registration conditions
- Advertising costs at current publication rate and sale costs according to the court rules apply.

Dated at PORT SHEPSTONE on the 18 March 2022

MOORS & DLAMINI ATTORNEYS, 8 BEREA ROAD, PORT SHEPSTONE 4240. Tel: 039 682 2403. Ref: 039 682 2403.

Case No. 40541/2017

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA**In the matter between: SMALL ENTERPRISE FINANCE AGENCY (Soc) LIMITED, Plaintiff and NEPPA ROADS AND SIGNS (PTY) LTD, 1<sup>st</sup> Defendant, BUSHY PETER NAPPAL, 2<sup>nd</sup> Defendant and SARAH GAZIMBI HLEZIPHI NAPPAL, 3<sup>rd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-05-11, 10h00, 51 KRUGER STREET, BRONKHORSTSPRUIT**

THIS IS A SALE IN EXECUTION IN PURSUANCE OF A JUDGMENT of the above Honourable Court dated 15 December 2020, and judicial attachment in terms of which the following Immovable Property has been placed under judicial attachment and will be sold in execution on the 11th day of May 2022 at 10h00 by the SHERIFF

BRONKHORSTSPRUIT at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE, to the highest bidder.

ERF 695, BRONKHORSTSPRUIT EXT 1, REGISTRATION DIVISION JR, PROVINCE OF GAUTENG, IN EXTENT: 1050m<sup>2</sup> (One Thousand Square Meters) HELD BY DEED OF TRANSFER T6162/1998 situated at 13 SPRINGBOK STREET, CITY OF TSHWANE (KUNGWINI MUNICIPALITY), GAUTENG PROVINCE. ZONING GENERAL RESIDENTIAL (NOTHING GUARANTEED).

The following information is furnished but not guaranteed. MAIN BUILDING; 4 BEDROOMS, 2 BATHROOMS, A DRESSING AREA, ENTRANCE HALL, TV ROOM, STUDY, LOUNGE, PANTRY AND KITCHEN. (The nature, extent, condition and existence of improvements are not guaranteed and are sold "voetstoots". The purchaser shall in addition to the Auctioneers Commission, pay a deposit of 10% of the purchase price in cash or bank guarantee on the day of the sale and the balance against transfer which shall be secure by a Building Society in form acceptable to the conveyancers, which guarantee shall be delivered by the purchaser to the sheriff within 21 (Twenty One) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction are available 24 (Twenty Four) hours before the auction at the office of the sheriff for Sheriff Bronkhorstspuit, at 51 Kruger Street, Bronkhorstspuit, GAUTENG PROVINCE.

The office of the sheriff for BRONKHORSTSPRUIT shall conduct the sale.

Advertising costs at current publication tariffs and sale costs according to Court Rules will apply.

Registration as a buyer is a pre-requisite, subject to certain conditions inter alia;

A. Directions of the Consumer Protection Act of 2008: <http://www.info.gov.za/view/DownloadFileAction?id=99961>.

B. FICA legislation in respect of identity and address particulars.

C. Payment of refundable registration fees.

D. Registration conditions.

NB; In terms of Rule 46:

1. (8)(a) (iii) any interested party may not less than 25 days prior to the date of sale, submit to the sheriff in writing further or amended conditions of sale;

2. (8) (d) any interested party may, not less than 10 days prior to the date of sale and on 24 hours notice to the Execution Creditor, bondholder/s and interested parties, apply to the magistrate of the district for modification of the conditions of sale.

The aforesaid sale shall be subjected to the conditions of sale which may be inspected at the office of the sheriff of the High Court, Bronkhorstspuit at 51 KRUGER STREET, BRONKHORSTSPRUIT, GAUTENG PROVINCE.

Dated at Pretoria on the 24 March 2022

NANDI BULABULA INC, 1000 ARCADIA STREET BETWEEN HILL & FESTIVAL STR, ARCADIA, PRETORIA 0007.  
Tel: 012 342 6456/1465. Fax: 012 342 8966. Ref: BULABULA/ZM/SEFA0023/17.

**Case No. 2977/2021**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL DIVISION, PIETERMARITZBURG

**In the matter between: The Standard Bank of South Africa Limited, Execution Creditor and Lungelo Tshepo Ngubane N.O (In his capacity as Executor for Estate Late NOMPUMELELO SINGIPHIWE HLENGIWE GUMEDE), Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-28, 11:00, Glencoe Magistrates Court, Justice Street, Glencoe, KwaZulu-Natal**

TAKE NOTICE that in execution of a judgment by default in the above court, a sale in execution, will be held by the Sheriff for the High Court, Dundee/Nqutu/Glencoe/Dannhauser, at the Glencoe Magistrates Court, Justice Street, Glencoe, KwaZulu-Natal on 28 April 2022 at 11H00, of the following immovable property, on conditions to be read out by the auctioneer at the time of the sale: THE REMAINDER OF ERF 1317 GLENCOE, REGISTRATION DIVISION GT, PROVINCE OF KWAZULU-NATAL, IN EXTENT 3031 (THREE THOUSAND AND THIRTY ONE) SQUARE METRES; HELD BY DEED OF TRANSFER NUMBER T13104/2011 ("the immovable property");

The following information is furnished regarding the property, though in this respect, nothing is guaranteed:

1. The property's physical address is: 54 Celle Street, Glencoe, KwaZulu-Natal (In the Magisterial District of Dundee);
2. The improvements consist of: A secured plaster/brick dwelling under sink consisting of a lounge, dining room, kitchen, 3 bedrooms, 2 bathrooms, a garage together with a staff room with a bedroom and a bathroom.
3. The town planning zoning of the property is: General Residential.

TAKE FURTHER NOTICE that:

1. This sale is a Sale in Execution pursuant to a judgment obtained in the above Honourable Court on 25 November 2021;

2. The property shall be sold by the Sheriff for the High Court, Dundee/Nqutu/Glencoe/Dannhauser, to the highest bidder, subject to a reserve price in the amount of R190 000.00;
3. The Rules of the auction are available 24 hours before the auction and may be inspected at the office of the Sheriff for the High Court, Dundee/Nqutu/Glencoe/Dannhauser, 74 Gladstone Street, Dundee;
4. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:
  - a) In accordance with the Consumer Protection Act 68 of 2008 as Amended (<http://www.info.gov.za/view/downloadfileAction?id=99961>)
  - b) All bidders are required to pay R10 000.00 registration fee prior to the commencement of the auction in order to obtain a buyers card;
  - c) All bidders are required to present their identity document together with proof of residence for FICA compliance;
  - d) Registration conditions.
5. The auction will be conducted by the Sheriff, Mr Bheki Mbambo;
6. Advertising costs at current publication rates and sale costs, according to court rules, apply;

Dated at Pietermaritzburg on the 18 February 2022

Venns Attorneys, 30 Montrose Park Boulevard, 170 Peter Brown Drive, Victoria Country Club, Montrose, Pietermaritzburg. Tel: 033 355 3120. Ref: N Jooste/Slee/36200262.

**Case No. 73611/2017  
31**

IN THE HIGH COURT OF SOUTH AFRICA

Gauteng Division, Pretoria

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Nonhlanhla Delia Mthonti, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-26, 10:00, Sheriff Johannesburg South, Shop no. 2 Vista Centre, 22 Hillary Road, cnr Trevor Street, Gillview**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as set by the High Court of South Africa, Gauteng Division, Pretoria, as per Court Order dated 3 October 2019 at the office of the Sheriff of Johannesburg South, Shop no. 2 Vista Centre, 22 Hillary Road, cnr Trevor Street, Gillview on 26 April 2022 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the offices of the Sheriff Johannesburg South, 24 hours prior to auction, at the same address as above, and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 950, Regents Park Extension 13 Township, Registration Division I.R. Province of Gauteng, Measuring 267 Square metres, Held by Deed of Transfer No. T70366/2005

Zoned: Residential

Also Known as: Erf 950 Regents Park Extension 13 Township, also known as 37 Andrew Road, Pioneer Park, Regents Park Estate, Gauteng Province

Nothing guaranteed in this regard:

Improvements: Dwelling consisting of: 3 x bedrooms, lounge, dining room, kitchen, 1 bathroom, 2 toilets

Take note of the following requirements for all prospective buyers:

1. Registration as buyer is a pre-requisite subject to conditions, Inter Alia:

(a) Directive of the consumer protection Act 68 of 2008

(URL <http://www.info.gov.za/view/DownloadfileAction?id=99961>)

(b) FICA-LEGISLATION - Proof of identity and address particulars

(c) Payment of a registration fee of - R 50 000.00 - in cash or EFT that must reflect in the Sheriff's account prior to the sale.

(d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA. The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers J.A. Thomas and/or P Ora and/or J Jegels and/or P Ngcobo.

Dated at Pretoria on the 24 March 2022

Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax: 0866732397. Ref: S1234/7852.

**Case No. 1870/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
Mpumalanga Division, Middelburg (Local Seat)

**In the matter between: Absa Home Loans Guarantee Company (RF) Proprietary Limited (Reg. no. 2003/029628/07) First Plaintiff, Absa Bank Limited (Reg. no. 1986/004794/06), Second Plaintiff and Frederik Schalk Van Der Merwe First Defendant, Anne-Marie Erasmus, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-20, 10:00, Sheriff Middelburg, 74 SADC Street, Middelburg**

In pursuance of a Judgment of the abovementioned Court and a Writ of Execution, the undermentioned property will be sold in execution subject to a reserve price as set by the High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat), as per Court Order dated 14 December 2020 on 20 April 2022 at 10:00 at the office of the Sheriff Middelburg at 74 SADC Street, Middelburg, Mpumalanga to the highest bidder.

Full conditions of sale can be inspected at the offices of the Sheriff Middelburg, during office hours at the same address as above, and will also be read out prior to the sale. The following additional information is furnished though in this respect nothing is guaranteed in the event of the information not being correct.

Description: Erf 3216, Middelburg Extension 10 Township, Registration division: J.S., The Province of Mpumalanga, Measuring: 1480 square metres, Held by Deed of Transfer T 3146/2017

Street address: Erf 3216, Middelburg Extension 10 Township, also known as 42 Zebra

Street, Middelburg Extension 10, Mpumalanga Province

Zone: Residential

Improvements:

Nothing Guaranteed in this regard:

Tiled roof Dwelling consisting of: 3 x bedrooms with tiled floor, 2 x bathrooms with tiled floor, 1 x kitchen with wall cupboards and tiled floor, 1 x scullery, 1 x lounge, 1 x dining room, 2 x garages, swimming pool, 1 x carport, 1 x Lapa, Take note of the following requirements for all prospective buyers:

1. As required by the specific Sheriff, a refundable registration fee is payable by EFT or Cash on date of auction.

2. Presentation to the Sheriff of the following FICA documents:

2.1 Copy of Identity Document.

2.2 Proof of residential address.

Dated at Pretoria on the 24 March 2022

Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax: 0866732397. Ref: ABS8/0664.

**Case No. 20533/2018**

**31**

IN THE HIGH COURT OF SOUTH AFRICA

Gauteng Division, Pretoria

**In the matter between The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Molebaleng Alfred Makwela First Defendant Annah Nontsokolo Makwela Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2022-04-22, 10:00, Sheriff Westonaria, 50 Edward Avenue, Westonaria**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without reserve, at the office of the Acting Sheriff Westonaria, at 50 Edwards Avenue, Westonaria on 22 April 2022 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the office of the Acting Sheriff Westonaria, at the same address as above, and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 2682 Bekkersdal Township, Registration, Division: I.Q., The Province of Gauteng, Measuring: 312 Square Metres, Held by Deed of Transfer no. T 40577/2014

Street Address: 2682 Dikeledi Street, Bekkersdal, Gauteng Province.

Zone: Residential

Nothing guaranteed in this regard:

Improvements: Dwelling consisting: lounge, dining room, kitchen, 3 x bedrooms, 1 x bathroom, 1 x servant quarters

Registration as buyer is a pre-requisite subject to conditions: inter alia:

(a) Directive of the consumer protection Act 68 of 2008



(URL: <http://www.infp.gov.za/view/DownloadfileAction?id=99961>)

1. As required by the specific Sheriff, a refundable registration fee of R50 000.00 is payable prior to the commencement of the auction in order to obtain a buyers card. 2. The Sale in Execution is conducted in accordance with the consumer protection Act 68 of 2008 as amended, in pursuant of a Judgement Granted against the Defendant of money owing to the Plaintiff. 3. All Bidders must be FICA complaint: 3.1 Copy of Identity Document. 3.2 Proof of residential address. The auction will be conducted by the Acting Sheriff, Mr M T Mangaba

Dated at Pretoria on the 24 March 2022

Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax: 0866732397. Ref: S1234/9742.

**Case No. 2793/2020P  
0315369700**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU -NATAL DIVISION, PIETERMARITZBURG  
**In the matter between: ABSA BANK LIMITED, 1ST APPLICANT, ABSA HOME LOANS GUARANTEE  
COMPANY (RF) (PTY) LTD, 2ND APPLICANT and KWANELE MFUNDO DUZE, RESPONDENT**  
NOTICE OF SALE IN EXECUTION  
**2022-04-21, 10H00, AT THE SHERIFF OFFICE, 10 HUNTER ROAD, LADYSMITH**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on 21 APRIL 2022 at 10:00 or thereafter at THE SHERIFF'S OFFICE, 10 HUNTER ROAD, LADYSMITH 3370, to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder:

DESCRIPTION: ERF 17616, LADYSMITH (EXTENSION 20), REGISTRATION DIVISION G S, PROVINCE OF KWAZULU-NATAL, IN EXTENT 300 (THREE HUNDRED) SQUARE METERS, HELD BY DEED OF TRANSFER NO. T39685/2016 SUBJECT TO THE CONDITIONS CONTAINED THEREIN. PHYSICAL ADDRESS: 14 INKONJANI STREET, LADYSMITH. MAGISTERIAL DISTRICT: UTHUKELA. THE PROPERTY IS ZONED: RESIDENTIAL. IMPROVEMENTS: 1 LOUNGE/ DINING ROOM, 1 KITCHEN, 2 BEDROOM, 1 BATHROOM PLUS TOILET. The nature, extent, condition and existence of the improvements are not guaranteed, and are "voetstoots")

The full Conditions of Sale may be inspected at the Sheriff's Office at 10 HUNTER ROAD, LADYSMITH 3370. TAKE FURTHER NOTE THAT:

1. The sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as amended, in pursuant of an Order obtained in the above court.
2. The Rules of the Auction and full advertisement may be inspected at the Sheriff's Office at 10 HUNTER ROAD, LADYSMITH 3370, 24 hours prior to the auction.
3. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
  - a) All bidders are required to present their Identity document together with their proof of residence for FICA compliance.
  - b) All bidders are required to pay R10 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. The auction will be conducted by the office of the Sheriff for LADYSMITH with auctioneers MR R RAJKUMAR OR HIS DEPUTY.
5. Advertising costs at current publication rates and sale costs according to the court rules, apply.
6. The Purchaser shall, in addition to the Auctioneer's commission, pay to the Sheriff a deposit of 10% of the purchase price in cash or by EFT on the day of the sale.
7. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor or his or her attorney and shall be furnished to the Sheriff within 21 days after the sale and shall provide for the payment of the full balance and any such interest payable.
8. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and the balance of the purchase price.
9. Should the Purchaser or any other person claiming possession through the Purchaser, receive possession of the property prior to the registration of transfer, the Purchaser shall be liable for occupational rental at the rate of 1% (one percent) of the purchase price, per month, from the date of possession thereof to date of transfer.

10. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High & Magistrate's Court, LADYSMITH, 10 HUNTER ROAD, LADYSMITH 3370. 11. Strict Covid-19 government regulations applies, we have the right to disallow persons that do not adhere to the regulations.

Dated at Umhlanga Rocks on the 14 March 2022

JOHNSTON & PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMLANGA ROCKS. Tel: 0315369700. Fax: 0315369799. Ref: ASHLEY MURUGAN/PC.

**Case No. 701/2015  
0315369700**

IN THE HIGH COURT OF SOUTH AFRICA  
KWAZULU-NATAL DIVISION, PIETERMARITZBURG  
**In the matter between: ABSA BANK LIMITED, APPLICANT and MANDLA BETHUEL MBHELE, FIRST  
RESPONDENT, GLADNESS ZANELE MBHELE (nee MAKHUKO), SECOND RESPONDENT**  
NOTICE OF SALE IN EXECUTION  
**2022-04-20, 10H00, AT THE SHERIFF OFFICE, 15 VANDERBIJL STREET, UNIT 7, NEWCASTLE**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on Wednesday, 20 APRIL 2022 at 10:00, or as soon as thereafter as conveniently possible, at SHERIFF'S OFFICE, 15 VANDERBIJL STREET, UNIT 7, NEWCASTLE to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder:  
DESCRIPTION: OWNERSHIP UNIT NO.8062 OSIZWENI A, SITUATE IN THE NEWCASTLE TRANSITIONAL LOCAL COUNCIL AREA ADMINISTRATIVE DISTRICT OF NATAL, PROVINCE OF KWAZULU-NATAL IN EXTENT 360 SQUARE METRES; HELD UNDER DEED OF GRANT NO.TG000592/94(KZ), SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHT. PHYSICAL ADDRESS: 8062 OB116 STREET, OSIZWENI A, NEWCASTLE MAGISTERIAL DISTRICT: NEWCASTLE, IMPROVEMENTS: MAIN BUILDING: SINGLE STORY, FREESTANDING WALLS BRICK/BLOCKS AND ROOF CORRUGATED IRON AND TILED CONSISTING OF: 1 LOUNGE, 3 BEDROOMS, 1 KITCHEN, 1 BATHROOM AND 1 TOILET. OUTBUILDING: SINGLE STORY, FREESTANDING, WALLS BLOCKS AND PRECAST, ROOF IS CORRUGATED IRON, TILED AND THATCH, FLOORS ARE CEMENT CONSISTING OF: 1 GARAGE, 2 STOREROOM AND 1 RONDAVEL. OTHERS: FENCED WITH BLOCKS AND PRECAST. THE PROPERTY IS ZONED: GENERAL RESIDENTIAL But nothing is guaranteed in respect thereof.

The nature, extent, condition and existence of the improvements are not guaranteed, and are "voetstoots")

The full Conditions of Sale may be inspected at the SHERIFF'S OFFICE, 15 VANDERBIJL STREET, UNIT 7, NEWCASTLE.

TAKE FURTHER NOTE THAT:

1. The sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as amended, in pursuant of an Order granted the the above Honourable Court.

2. The Rules of the Auction and Conditions of Sale may be inspected at the Sheriff's Office, 15 VANDERBIJL STREET, UNIT 7, NEWCASTLE, 24 hours prior to the auction.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

Directive of the Consumer Protection Act 68 of 2008( URL

<http://www.info.gov.za/view/DownloadFileAction?id=99961>)

a) All bidders are required to present their Identity document together with their proof of residence for FICA compliance.

b) All bidders are required to pay R100.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

4. The auction will be conducted by the Sheriff NEWCASTLE.

5. Advertising costs at current publication rates and sale costs according to the court rules, apply.

6. The Purchaser shall, in addition to the Auctioneer's commission, pay to the Sheriff a deposit of 10% of the purchase price in cash or on the day of the sale.

7. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor or his or her attorney, and shall be furnished to the Sheriff within 21 days after the sale and shall provide for the payment of the full balance and any such interest payable.

8. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and the balance of the purchase price.

9. Should the Purchaser or any other person claiming possession through the Purchaser, receive possession of the property prior to the registration of transfer, the Purchaser shall be liable for occupational rental at the rate of 1% (one percent) of the purchase price, per month, from the date of possession thereof to date of transfer.

10. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the Sheriff's Office, 15 VANDERBIJL STREET, UNIT 7, NEWCASTLE. 11. Strict Covid-19 government regulations applies, we have the right to disallow persons that do not adhere to the regulations.

Dated at Umhlanga Rocks on the 3 February 2022

JOHNSTON & PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Tel: 0315369700. Fax: 0315369799. Ref: ASHLEY MURUGAN /PC.

Case No. 1278/2009

2

IN THE HIGH COURT OF SOUTH AFRICA  
FREE STATE DIVISION, BLOEMFONTEIN

**In the matter between: ABSA BANK LIMITED (REGISTRATION NUMBER: 1986/004794/06), Plaintiff and  
DANIEL JOHANNES DU TOIT, (ID NR: 6904135181086), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-22, 08H30, SHERIFF THEUNISSEN at MAGISTRATES COURT, BRANDFORT at 69 VOORTREKKER  
STREET, BRANDFORT**

In execution of a judgment of the High Court of South Africa (Free State Division, Bloemfontein) in the abovementioned suit, a sale with reserve will be held at 08H30 on 22 APRIL 2022 at the offices of the MAGISTRATES COURT, BRANDFORT at 69 VOORTREKKER STREET, BRANDFORT of the undermentioned property of the Defendant on the conditions to be read out by the auctioneer at the time of the sale and which conditions may be inspected at the offices of the Sheriff at 44 ANDRIES PRETORIUS STREET, THEUNISSEN:

CERTAIN: REMAINDER OF THE FARM WASCHBANK NO 921, DISTRICT BRANDFORT, PROVINCE FREE STATE, IN EXTENT: 11,8865 (ELEVEN COMMA EIGHT EIGHT SIX FIVE) HECTARES AS HELD: UNDER DEED OF TRANSFER NUMBER T9155/2006, HELD by DANIEL JOHANNES DU TOIT situated at FARM WASCHBANK 921, BRANDFORT, FREE STATE PROVINCE

THE PROPERTY IS ZONED: for residential purposes.

The following information is furnished in the improvements, though in this respect nothing is guaranteed:

1 Lounge, 1 Kitchen, 1 Dining Room, 1 Bathrooms, 3 Bedrooms, 1 Closed Double Garage, 1 open Garage, 1 Servant Room

TERMS: Ten per cent of the purchase price in cash on the day of the sale, the balance against transfer to be secured by a bank or building society or other acceptable guarantee to be furnished to the Sheriff within 21 days from the date of sale. Should the property be bought by the first bondholder, the cash payment of 10% need not be made. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer.

The sale in execution is conducted in accordance to the Consumer Protection Act 68 of 2008 as Amended, in pursuant of an order granted against the defendants for money owing to the Plaintiff.

The conditions of sale will lie open for inspection during business hours at the offices of the Sheriff of the High Court, 44 ANDRIES PRETORIUS ROAD, THEUNISSEN or at the execution plaintiff's attorneys.

TAKE FURTHER NOTICE THAT:

This is a sale in execution pursuant to a judgment obtained in the above Court, Rules of this auction is available 24 hours foregoing the sale at the office of the Sheriff,

Registration as a buyer, subject to obtain conditions is required i.e.

1. Directions of the CONSUMER PROTECTION ACT 68 OF 2008 as Amended, (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. Fica-legislation i.r.o. identity & address particulars,
3. Payment of registration monies
4. Registration conditions.

The office of the Sheriff Brandfort will conduct the sale with auctioneer MA Matsotso, or his deputy. Advertising costs at current publication tariffs & sale costs according court rules will apply.

SHERIFF OF THE HIGH COURT  
for the district of BRANDFORT

Advertiser:

ATTORNEYS FOR PLAINTIFF, PHATSHOANE HENNEY INC. , 35 MARKGRAAFF STREET, WESTDENE, BLOEMFONTEIN. TEL NR 051 400 4076. EMAIL : [tracyp@phinc.co.za](mailto:tracyp@phinc.co.za), REF: JP OTTO/ABS131/1316

Dated at Bloemfontein on the 30 March 2022

PHATSHOANE HENNEY ATTORNEYS, 35 MARKGRAAFF STREET, BLOEMFONTEIN. Tel: 051 400 4090. Ref: ABS131/1316.

**Case No. 42026/17**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: Body Corporate Varallo Section Title Scheme No. 170/1982, Plaintiff and Nomvuyo Nyoka (ID NO. 6212300645087), Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-25, 10H00, Sheriff Johannesburg Central, 21 Hubert Street Johannesburg**

Varallo sectional title scheme No. 170/1982 and of an undivided share in the common property apportioned thereto, held under Title Deed no. ST22614/1993; and

2. 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 number ST22614/1993;

PHYSICAL ADDRESS: flat number 104 (unit number 4), Varallo, 22 Honey Street, Berea.

THE PROPERTY IS ZONED: SECTIONAL TITLE RESIDENTIAL

IMPROVEMENTS: The following information is furnished but not guaranteed:

A SECTIONAL TITLE UNIT

1X LOUNGE

1X BATHROOM

1X CAR PORT

1X BEDROOM

WINDOWS - WOOD

ROOF - TILES

MAIN BUILDING

(The nature, extent, condition and existence of the improvements are not guaranteed.)

The Purchaser shall in addition to the Sheriff's commission, which is 6 % on the first R100 000.00 and then 3.5% on R100 001.00 to R400 000.00 and then 1.5% on the balance of the proceeds of the sale subject to maximum commission of R40 000.00 in total and a minimum of R3 000.00. If an auctioneer is employed as per Rule 43(9). 3% on first R100 000 and then 2% on R100 001.00 to R400 000.00 and 1% on the balance of the proceeds of the sale subject to maximum commission or R22 850 and a minimum of R3000.00; and

The Purchaser shall pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty-one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

BE PLEASED TO TAKE NOTICE THAT Should the Purchaser elect to pay the balance of the purchase price, this must be paid into the Sheriff's Trust account within 21 days (Court days), from date of sale as per paragraph 4.10 of the Conditions of Sale in which case any claim for interest shall lapse.

BE PLEASED TO TAKE NOTICE FURTHER THAT The Rules of this auction are available 24 hours before the auction at the offices of the Sheriff, Johannesburg Central, 21 Hubert Street, Johannesburg.

BE PLEASED TO TAKE NOTICE FURTHER THAT The Sheriff of the Court, Johannesburg Central will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008 ([URLhttp://www.info.gov.za/view/DownloadFileAction?id=99961](http://www.info.gov.za/view/DownloadFileAction?id=99961));

B) FICA - legislation i.r.o. proof of identity and address particulars

C) Payment of a Registration Fee of R30 000.00 in cash.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the offices of the Sheriff, Johannesburg Central, 21 Hubert Street, Johannesburg during normal office hours Monday to Friday.

Dated at JOHANNESBURG on the 2 February 2022

Joshua Apfel Attorneys, 7A The Avenue Norwood. Tel: 0785841745. Ref: VA12.

**Case No. 22477/2017**  
**Docex 262, JOHANNESBURG**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: NEDBANK LIMITED, Plaintiff and NDLOVU, RICHARD, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-22, 10:00, Acting Sheriff of the High Court, Westonaria at 50 Edwards Avenue, Westonaria**

A unit consisting of Section No. 16 as shown as more fully described on Sectional Plan No. SS321/1996 in the scheme known as Protea Quad in respect of land and buildings situate at Protea Glen Ext 2 in the Local Authority of City of Johannesburg; and an undivided share in the common property in the land and building or buildings as shown and more fully described on the said Sectional Plan apportioned to the Mortgaged Section in accordance with the participation quota of the Mortgaged Section; situated at 16 Protea Quad, Sephooka Street, Protea Glen Extension 2; measuring 29 square metres;

Zoned: Residential; as held by the Defendant under Deed of Transfer Number ST41584/2013.

Improvements: (The nature, extent, condition and existence of the improvements are not guaranteed) Lounge, Kitchen, 1 Bedroom, 1 Bathroom. The Purchaser shall in addition to the Sheriff's commission, which is 6% on the proceeds of the sale up to a price of R100 000.00 (One Hundred Thousand Rand) and thereafter 3.5% on R100 001.00 to R400 000.00 and 1.5 per cent on the balance of the proceeds of the sale, subject to a maximum commission of R40 000.00 plus VAT and a minimum of R3 000.00 plus VAT (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty-one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The Rules of this auction are available 24 hours before the auction at the office of the Acting Sheriff Westonaria at 50 Edwards Avenue, Westonaria.

The Acting Sheriff Westonaria will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of

2008. URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R50 000.00 by EFT or bank guaranteed cheque.

D) Registration conditions. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Acting Sheriff Westonaria at 50 Edwards Avenue, Westonaria during normal office hours Monday to Friday.

Dated at Johannesburg on the 22 March 2022

Biccari Bollo Mariano Inc., Oxford & Glenhove Building 1, Ground Floor, 116 Oxford Road, Melrose Estate, Johannesburg. Tel: 011 628 9300. Fax: 011 788 1736. Ref: W Hodges/RN4747.

**Case No. 11772/2019**  
**Docex 262, JOHANNESBURG**

IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg

**In the matter between: NEDBANK LIMITED, Plaintiff and NELUHENI, JEFFREY, Defendant**

**NELUHENI, JEFFREY, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-25, 10:00, Sheriff of the High Court, Johannesburg Central at 21 Hubert Street, Westgate, Johannesburg**

A unit consisting of Section No. 13 as shown as more fully described on Sectional Plan No. SS30/1978 in the scheme known as Reading Court in respect of land and buildings situate at Hillbrow in the Local Authority of City of Johannesburg; and an undivided share in the common property in the land and building or buildings as shown and more fully described on the said Sectional Plan apportioned to the Mortgaged Section in accordance with the participation quota of the Mortgaged Section situated at Section 13, Door Number 401, Reading Court, Willie Street Hillbrow; measuring 93 square metres;

Zoned: Residential; as held by the Defendant under Deed of Transfer Number ST54536/2008.



Improvements: (The nature, extent, condition and existence of the improvements are not guaranteed) 1 Bedroom, 1 Bathroom, 1 Kitchen, 1 Living Room.

The Purchaser shall in addition to the Sheriff's commission, which is 6% on the proceeds of the sale up to a price of R100 000.00 (One Hundred Thousand Rand) and thereafter 3.5% on R100 001.00 to R400 000.00 and 1.5 per cent on the balance of the proceeds of the sale, subject to a maximum commission of R40 000.00 plus VAT and a minimum of R3 000.00 plus VAT (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty-one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction are available 24 hours before the auction at the office of the Sheriff JOHANNESBURG CENTRAL at 21 HUBERT STREET, WESTGATE, JOHANNESBURG. The Sheriff Johannesburg Central will conduct the sale.

Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.

URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>

B) FICA - legislation i.r.o. proof of identity and address particulars.

C) Payment of a Registration Fee of R25 000.00 by EFT or bank guaranteed cheque.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Johannesburg Central at 21 Hubert Street, Westgate, Johannesburg during normal office hours Monday to Friday.

Dated at Johannesburg on the 22 March 2022

Biccari Bollo Mariano Inc., Oxford & Glenhove Building 1, Ground Floor, 116 Oxford Road, Melrose Estate, Johannesburg. Tel: 011 628 9300. Fax: 011 788 1736. Ref: W Hodges/RN5261.

**Case No: 2010/8439**

IN THE HIGH COURT OF SOUTH AFRICA  
(KWAZULU-NATAL DIVISION, PIETERMARITZBURG)

**In the matter between: OLD MUTUAL INVESTMENT GROUP (SA) (PTY) LTD, Plaintiff and NOMALANGA PROPERTY HOLDINGS (PTY) LTD (Formerly NOMALANGA FARMS (PTY) LTD (registration no. 2004/016234/07)), Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY**

**2022-04-22, 11:00, 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL**

In the execution of the judgment of the High Court of South Africa, Gauteng Division, Johannesburg in the abovementioned matter, a sale will be held of the undermentioned properties by the SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL at 11:00 on 22 April 2022 on the conditions read out by the auctioneer prior to the sale, which conditions of sale shall lie for inspection by interested parties at the office of the SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL of the undermentioned properties of the above Execution Debtor:

**DESCRIPTION OF PROPERTY:**

Portion 1 of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 1369,2373 (one thousand three hundred and sixty nine comma two three seven three) hectares, held by deed of transfer T58542/2007;

Portion 4 (of 3) of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 432,5204 (four hundred and thirty two comma five two zero four) hectares, held by deed of transfer T58542/2007;

Remainder of Portion 3 of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 273,6114 (two hundred and seventy three comma six one one four) hectares, held by deed of transfer T58542/2007;

Remainder of the Farm Vermaaks Kraal 1061, Registration Division F.T. Province of KwaZulu-Natal, measuring: 645,4289 (six hundred and forty five comma four two eight nine) hectares, held by deed of transfer T58542/2007.

Conditions in respect of payment are strictly cash or bank guaranteed cheques only and to the highest bidder.

2 Goods will be sold "voetstoots".



CONTINUES ON PAGE 130 OF BOOK 2

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April

2022

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PART 2 OF 2

**B**

## LEGAL NOTICES WETLIKE KENNISGEWINGS

SALES IN EXECUTION AND OTHER PUBLIC SALES  
GEREGTELIKE EN ANDER OPENBARE VERKOPE

N.B. The Government Printing Works will  
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**AIDS HELPLINE: 0800-0123-22 Prevention is the cure**

3 No guarantees in respect of the properties will be furnished.

4 The rules of the auction will be available 24 hours before the auction at the office of the Sheriff, SHERIFF OF THE HIGH COURT, GREYTOWN, KWAZULU-NATAL located at 121 SERGEANT STREET, GREYTOWN, KWAZULU NATAL.

5 Registration as a buyer is a pre-requisite subject to the specific conditions, inter alia: 5.1 Directive of the Consumer Protection Act 68 of 2008;

5.2 Fica legislation in respect of proof of identity and address particulars;

5.3 Payment of a Registration fee of R 10 000. 00 (Refundable) in cash; and

5.4 Registration conditions

Dated at Sandton, 2022-04-05.

Attorneys for Plaintiff(s): Cliffe Dekker Hofmeyr Inc, 1 Protea Place, Cnr of Fredman and Protea Place, Sandton, Johannesburg, 2196. Telephone: +27 11 562 1835. Fax: +27 11 562 1836. Attorney Ref: Burton Meyer/ 01911100.

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## PAUC

**PUBLIC AUCTIONS, SALES AND TENDERS  
OPENBARE VEILINGS, VERKOPE EN TENDERS****Bidders Choice (Pty) Ltd****E/L: HW NEL (005480/2022) & A DU TOIT (001203/2021)****(Master's Reference: 005480/2022)**

Online Auction: E/L: HW NEL (005480/2022) &amp; A DU TOIT (001203/2021)

**2022-04-20, 08:00, Online @ [www.bidderschoice.co.za](http://www.bidderschoice.co.za) (click on BIDDERSONLINE TAB and register as a bidder)**

1922 Hubmobile Phatou

1978 Mercedes Benz 450 SLC

1969 Mercedes Benz 230.6

1996 Mercedes Benz E320

2 x 1959 Renault CV 4

2005 Mercedes Benz SL500

1934 Chevrolet

BIDS OPEN: 20 APRIL 2022 @ 08H00

BIDS CLOSE: 26 APRIL 2022 @ 11H00

VIEWING - 20 &amp; 25 APRIL 2022 @ 10H00 - 14H00

Franz - 083 630 5532, Corner of Atterbury Road & Jollify Main Road, Mooikloof Office Park West, Building 12, Pretoria. Tel: 0861 44 42 42. Website: [www.bidderschoice.co.za](http://www.bidderschoice.co.za), Email: [franz@bidderschoice.co.za](mailto:franz@bidderschoice.co.za) Ref: E/L: HW Nel & A Du Toit.

**Omniland Auctioneers****Estate Late: Loraine Susan Becker****(Master's Reference: 453/2021)**

AUCTION NOTICE

**2022-04-05, 11:00, B11 Kingswood Village, Corner Roslyn and Gay Street, Newlands, Pretoria.**

Unit 55 Kingswood Village: 247m<sup>2</sup> Kitchen, lounge/diningr, 3x bedr, 2x bathr, dbl garage. Walkways, restaurant, gym, trained caretakers, and lots more. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit plus 6.9% commission with fall of the hammer. Ratification within 14days. Guarantees within 30days. Instructor Executor Est Late LS Becker M/R 453/2021.

Deon Botha, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978. Website: [www.omniland.co.za](http://www.omniland.co.za), Email: [info@omniland.co.za](mailto:info@omniland.co.za)

**Omniland Auctioneers****Estate Late: Margaretha Johanna Wilhelmina Bezuidenhout****(Master's Reference: 26267/2009)**

AUCTION NOTICE

**2022-04-19, 11:00, 246 President Mbeki Drive, Rustenburg**

Stand 1404 Rustenburg: 1 428m<sup>2</sup> TV-lounge, study, diningr, lounge, kitchen, scullery/laundry, 4x bedr, 2x bathr, dbl garage. Staff quarters, thatched lapa, jacuzzi & pool.

Auctioneers note: For more please visit our website.

Conditions: FICA documents required.

10% deposit plus 6.9% commission with fall of the hammer. Ratification within 21 days. Guarantees within 30 days. Instructor Executor Est Late MJW Bezuidenhout M/R 26267/2009.

Deon Botha, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978. Website: [www.omniland.co.za](http://www.omniland.co.za), Email: [info@omniland.co.za](mailto:info@omniland.co.za)

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**Asset Auctions (Pty) Ltd**

**Xtreme Electrical CC**

**(Master's Reference: G116/2021)**

Live Webcast Auction Wednesday 13 April 2022 at 11h00

**2022-04-13, 11:00, Unit 3 Princess Business Park, 12A President Street, Princess, Roodepoort Gauteng**

Acting on instructions from the Joint Liquidators, in the matter of Xtreme Electrical CC (In Liquidation) MRN G116/2021, we will sell by way of public auction the following

±151sqm Mini Unit comprising of: Reception, Boardroom, Offices, Workshop, Kitchen, Toilets and ±80sqm Mezzanine Area

Venue: Unit 3 Princess Business Park, 12A President Street, Princess, Roodepoort

[online.assetauctions.co.za](http://online.assetauctions.co.za)

Viewing: By appointment with the Auctioneer

Auction Terms: R10 000.00 Refundable deposit on registration by way of EFT. 10% Of the purchase price on the fall of the hammer. Balance within 30 days. ID document & proof of residence required for FICA.

Dean Baldwin, 82 Graniet Rd, Valley Settlements. Tel: 0114524191. Fax: 0866966612. Website: [www.assetauctions.co.za](http://www.assetauctions.co.za), Email: [dean@assetauctions.co.za](mailto:dean@assetauctions.co.za), Ref: 2805.

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**WH Auctioneers (Pty) Ltd**

**Nestlife Assurance Corporation (Pty) Ltd (In Liquidation)**

**(Master's Reference: G000907/2021)**

**AUCTION NOTICE**

**2022-04-13, 10:30, 578 16th Road, Randjespark, Midrand**

Duly instructed by the Liquidator, WH Auctioneers (Pty) Ltd will sell the following:

Office Furniture & Automation

0824605989 or [kimr@wh.co.za](mailto:kimr@wh.co.za)

Viewing: Day prior.

Buyers Registration Fee: Refundable R5,000.00 via EFT and FICA

Terms & Conditions Apply.

Details subject to change without prior notice.

Kim Romao, 578 16th Road, Randjespark, Midrand. Tel: 011 574 5700. Fax: 0862412672. Website: [www.whauctions.com](http://www.whauctions.com), Email: [kimr@wh.co.za](mailto:kimr@wh.co.za), Ref: NAC.

**Park Village Auctions**  
**Manhattan Delux Prop (Pty) Ltd (in liquidation)**  
**(Master's Reference: G1820/2021)**

**AUCTION NOTICE**

**2022-04-12, 15:00, Unit Number 3 "Heavens Gate" Residential Complex, Number 33 35 Ethel Avenue,  
Northcliff (Unit Measuring 523 Square Metres)**

Multi-storey sectional title unit comprising on Upper Ground Level of an entrance foyer and passage, storeroom and double garage. Level 2 comprising a study with an en-suite bathroom and a walk-in safe, a guest cloakroom, one en-suite family bedroom and the main en-suite bedroom with dressing room and private deck patio / balcony, a wine cellar is on the mezzanine Level 3, Level 4 comprising an open plan dining room and bar lounge with built-in bar, a TV lounge and a kitchen, patio / balcony, a small courtyard area, laundry room and a staff bathroom. Level 5 comprising a TV lounge, and three en-suite family bedrooms with one of the bedrooms also having a dressing room. The lowest Level 6 is improved with an indoor swimming and Jacuzzi and a timber deck patio / balcony.

R10 000.00 refundable registration deposit payable. Access will only be given to registered bidders.

Viewing: Sunday 10 April, 2022 from 14:00 - 16:00

10% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax: 011-789-4375. Email: [www.parkvillage.co.za](mailto:www.parkvillage.co.za)

**Eli Ströh Auctioneers**  
**Ingogo Wildlife Studio and Taxidermy CC (In liquidation)**  
**(Master's Reference: T.1529/17)**

**AUCTION SALE OF INSOLVENT TAXIDERMIST WITH DIFFERENT TROPHIES, MOULDS, LEATHER PREPARING MACHINES**

**2022-05-12, 11:00, ALLDAYS AIRFIELD, LIMPOPO**  
**CO-ORDINATION: (22°40'38.95"S / 29° 3'14.59"E)**

VARIOUS MOVEABLE ASSETS: Moulds, dry rack, sewing machine, butter, sanders, table & shelves, 600mm shaver, 1200mm shaver, hand shaver & sharpeners, tumblers, canoe, bar tables etc.

Trophies: Hyena, tiger fish, rooikat, buffalo cow, blue wildebeest, black wildebeest, elephant heads, elephants and much more

AUCTIONEERS NOTE: This auction offers a large variety of items. All potential buyers are advised to attend the auction. Viewing one day prior to the auction. List of items subject to change.

ROUTE: From Alldays proceed on the R572 towards Swartwater. Auction arrows will be erected.

CONDITIONS OF SALE: Cash or EFT payments will be allowed on the day of the auction. 15% VAT to be added where applicable. R1 000.00 (one thousand rand) refundable buyer's deposit. The auctioneer reserves the right to withdraw any of the items without prior notice. All potential buyers to register before the auction and proof of identity and residential address are required. Normal Covid-19 rules will be applied inside the venue. Mask and sanitizer are compulsory.

Aggie Ströh, Platinum Place, 2 Watermelon Street, Platinum Park, Bendor, Polokwane, Limpopo. Tel: (015) 287 – 3300. Fax: (086) 691 – 7845. Website: [www.elistroh.co.za](http://www.elistroh.co.za), Email: [auctions@elistroh.co.za](mailto:auctions@elistroh.co.za)



**Eli Ströh Auctioneers**  
**Limpopo Agribox CC (In liquidation)**  
**Master's Ref: L190/2019**

**AUCTION SALE OF VEHICLES, OFFICE FURNITURE, HOUSEHOLD EQUIPMENT AND MUCH MORE**  
**2022-04-12, 10:00, 47 CORUNDUM STREET, FUTURA, POLOKWANE, LIMPOPO**

VEHICLES: 2018 Isuzu KB250 Extended Cab, 2003 Nissan UD20 Truck, Mahindra S6 P/U S/C, 2 x Double Axle Trailers

OFFICE EQUIPMENT AND HOUSEHOLD FURNITURE: Computers, handheld telephones, router, signal booster, photocopier, desks, chairs, lounge set, pressure pump, wooden watch, double bed, single bed, tv cabinet, microwave, fridge/freezer, water tanks and much more

PLANT AND MACHINERY: Hilti gun, portapack, electric motor, vacuum pump, drills, grinder, gauge manifold sets, benders, scaffolding, jigsaw, Mahindra tyre rims

AUCTIONEERS NOTE: This auction offers a large variety of items, too many items to mention. All potential buyers are advised to attend the auction. Viewing one day prior to the auction. List of items subject to change.

CONDITIONS OF SALE: Cash or EFT on the day of the auction. 15% VAT to be added where applicable.

R 2 000.00 (Two thousand rand) refundable buyer's deposit. The auctioneer reserves the right to withdraw any of the items without prior notice. Normal Covid-19 rules will be applied inside the venue. Mask and sanitizer are compulsory. All potential buyers to register before the auction and proof of identity and residential address are required.

Aggie Ströh, Platinum Place, 2 Watermelon Street, Platinum Park, Bendor, Polokwane, Limpopo. Tel: (015) 287 – 3300. Fax: (086) 691 – 7845. Website: [www.elistroh.co.za](http://www.elistroh.co.za), Email: [www.elistroh.co.za](mailto:www.elistroh.co.za)

**Van's Auctioneers**  
**In liquidation: Brooklyn Properties South Africa CC**  
**Master's Ref: T1722/21**

**PRIME LOCATION IN FAERIE GLEN!! BOOMED OFF SKUKUZA STREET!! HOUSE TO BE USED ALSO AS OFFICES AND SPECIAL ZONING!!**

**2022-04-19, 12:00, ONLINE BIDDING: 12:00 19-20 APRIL 2022; BID & REGISTER:**  
**[www.vansauctions.co.za](http://www.vansauctions.co.za). AUCTION OF: 778 SKUKUZA STREET, FAERIE GLEN**

Extent: ± 1053 m<sup>2</sup>

Zoning: Special (Residential, Pilatus, fitness school & small office component)

Current improvements:

(Double storey, ± 350 m<sup>2</sup>)

Ground floor:

- Large open plan lounge/dining area
- 2 reception areas
- 2 large rooms/offices
- Small room, kitchen & toilet
- Lockup double garage
- Outside bathroom & storage room
- Steel carport for 6 vehicles
- Double steel carport and paved

First floor:

- 2 large office areas/rooms
- Smaller room and large room above garage with aircondition unit
- 3 bathrooms
- 2 small balconies

Granny flat: ( $\pm$  45m<sup>2</sup>)

- L-shaped room with large bathroom & small kitchen area

R50,000 Registration fee. 10% Deposit. Bidders to register & supply proof of identity and residence.

Regulations to Consumer Protection Act: [www.vansauctions.co.za](http://www.vansauctions.co.za)

Rules of Auction to be viewed at 36 Gembok Street, Koedoespoort Industrial, Pretoria.

Tel 086 111 8267 | Auctioneer: Anton Shand

BIDDERS TO REGISTER ONLINE, REGISTRATION FEE OF R50,000 PAYABLE VIA EFT ONLY, FICA DOCS REQUIRED

TO BE ABLE TO REGISTER.

Mariska, 36 Gembok Street, Koedoespoort Industrial, Pretoria. Tel: 086 111 8267. Fax: 086 112 8267. Website: [www.vansauctions.co.za](http://www.vansauctions.co.za), Email: [mariska@vansauctions.co.za](mailto:mariska@vansauctions.co.za), Ref: Mariska.

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**PETER MASKELL AUCTIONEERS**  
**NDPP v Erf 1283 and Other Assets (Case no. 7871/2020P)**  
**Master's Ref: 7871/2020P**  
**AUCTION NOTICE**  
**2022-05-04, 12:00, <https://bidlive.maskell.co.za>**

Urgent timed online liquidation auction of prime Northern Natal properties located in Dundee and Hatting Spruit - Duly instructed by the Liquidators of Coinit Trading Pty Ltd, Master's Ref.: N000252/2019. Auction details: Bidding opens: Wednesday, 4th May 2022 commencing at 12 noon (midday) and closes from 12 noon (midday) Thursday, 5th May 2022.

(1) Erven 1304 and 1307 Dundee, Registration Division GT in the Endumeni Local Authority, Province of Kwazulu-Natal in an extent of 1119sqm and 1119sqm respectively and known as 27 Cuthbert Street, Dundee, Kwazulu-Natal held under Title Deed Number: T27710/2019 -

Freestanding residential property that is improved by single storey dwelling with outbuildings.

(2) Erf 90, Hatting Spruit, Registration Division GT in the Dannhauser Municipality, Province of KwaZulu-Natal in an extent of 1.2189ha held under Title Deed Number: T1871/2019 comprising of a large awing and outbuilding with ablution

(3) Erf 92, Hatting Spruit, Registration Division GT in the Dannhauser Municipality, Province of KwaZulu-Natal in an extent of 1.6818ha held under Title Deed Number: T36552/2018 comprising A block improvement currently under construction with two semi-detached blocks joined by a carport.

The improvements are being renovated to incorporate numerous flatlets with ablutions, as well as a larger unit with a large entertainment area. Outbuilding comprises of a small ablution facility that services the pool area. Terms: R50 000 buyer's card deposit payable by EFT; 10% deposit on purchase price payable on fall of hammer by successful bidder;

FICA to be provided; "Above subject to change without prior notice;

Sale subject to confirmation (E&OE); VAT or TRANSFER DUTY shall be applicable.

Danielle Hoskins, 47 Ohrtmann Road, Willowton, Pietermaritzburg. Tel: (033) 397 1190. Website: [www.maskell.co.za](http://www.maskell.co.za), Email: [danielle@maskell.co.za](mailto:danielle@maskell.co.za)

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**In2Assets Properties Pty Ltd**  
**Insolvent Estate J.J De Villiers**  
**Master's Ref: B127/2018**

Auction Notice

**2022-04-21, 11:00, Mount Edgecombe Country Club, Gate 2, 1 Golf Course Drive, Mount Edgecombe**

Section 58 (Door 106) SS Seabrook Flats, William O' Connor Drive, Margate

Duly instructed by Milani Becker & Ethne Mary Van Wyk as appointed Trustees of Insolvent Estate J.J De Villiers, Master Reference: B127/2018; the above mentioned property will be auctioned on 21 April 2022 at 11:00

Improvements: Extent: ± 69 m<sup>2</sup> | 2 Bedrooms | 1 Bathroom | Open Plan Lounge & Dining

Conditions: R 50 000.00 refundable deposit cheque. Strictly NO CASH.

The Conditions of Sale / Rules of Auction may be viewed at: Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge.

Muhammad Ali, Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge. Tel: 0861 444 769. Fax: 0861 444 769. Website: [www.in2assets.com](http://www.in2assets.com), Email: [alim@in2assets.com](mailto:alim@in2assets.com)

**In2Assets Properties Pty Ltd**  
**Estate Late Glenda Denise Bernstein**  
**Master's Ref: 017180/2021**

Auction Notice

**2022-04-21, 11:00, Mount Edgecombe Country Club, Gate 2, 1 Golf Course Drive, Mount Edgecombe**

Section 8 (Door 401) SS Miramar, 284 Musgrave, Road, Musgrave

Duly instructed by, Allan David Van Der Veen & Sidney Eric Lazarus as appointed Executors of Estate Late Glenda Denise Bernstein; the above mentioned property will be auctioned on 21 April 2022 at 11:00

Improvements: Extent: ± 338 m<sup>2</sup> | 2 Bedrooms | 3 Bathrooms | Entertainment Room | Domestic's Room | Fully fitted Kitchen | Exclusive Finishes

Conditions: R 50 000.00 refundable registration deposit. Strictly by EFT. NO CASH.

The Conditions of Sale / Rules of Auction may be viewed at: Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge.

Muhammad Ali, Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge. Tel: 0861 444 769. Fax: 0861 444 769. Website [www.in2assets.com](http://www.in2assets.com). Email: [alim@in2assets.com](mailto:alim@in2assets.com)

**In2Assets Properties Pty Ltd**  
**Shane Dresner**  
**Master's Ref: n/a**

Auction Notice

**2022-04-21, 11:00, Mount Edgecombe Country Club, Gate 2, 1 Golf Course Drive, Mount Edgecombe**

61 Milkwood Drive, Herrwood Park, Umhlanga

The Standard Bank of South Africa Limited, Registration Number: 1962/000738/06, duly authorised in terms of Special Power of Attorney for and on behalf of Shane Dresner, Identity number: 8206305193083, the below mentioned property will be auctioned on 21 April 2022 at 11:00

Improvements: Extent: 1 475 m<sup>2</sup> | Brand new masterpiece home | 40 KVA Generator | Domestic quarters or additional en-suite bedroom | Secure, family sized panic room | Large pool & heated jacuzzi.

Conditions: R 50 000.00 refundable registration deposit. Strictly by EFT. NO CASH.

The Conditions of Sale / Rules of Auction may be viewed at: Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge.

Luke Hearn, Unit 505, 5th Floor, Strauss Daly Place, 41 Richefond Circle, Ridgeside Office Park, Umhlanga Ridge. Tel: 0861 444 769. Fax: 031 574 7601. Website: [www.in2assets.com](http://www.in2assets.com), Email: [lukeh@in2assets.com](mailto:lukeh@in2assets.com), Ref: Andrew Miller

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