



Government Gazette Staatskoerant

REPUBLIC OF SOUTH AFRICA
REPUBLIEK VAN SUID AFRIKA

Vol. 704

23

February
Februarie

2024

No. 50183

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
not be held responsible for the quality of
“Hard Copies” or “Electronic Files”
submitted for publication purposes

ISSN 1682-5845



9 771682 584003

5 0 1 8 3



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.

*CONTENTS / INHOUD***LEGAL NOTICES / WETLIKE KENNISGEWINGS****SALES IN EXECUTION AND OTHER PUBLIC SALES
GEREGTELIKE EN ANDER OPENBARE VERKOPE**

Sales in execution • Geregtelike verkope.....	13
Public auctions, sales and tenders	
Openbare veilings, verkope en tenders.....	156



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

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

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
- 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

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

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

Closing times for **ORDINARY WEEKLY** **2024** **LEGAL A, LEGAL B AND LEGAL C**

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

- **28 December 2023**, Thursday for the issue of Friday **05 January 2024**
- **05 January**, Friday for the issue of Friday **12 January 2024**
- **12 January**, Friday for the issue of Friday **19 January 2024**
- **19 January**, Friday for the issue of Friday **26 January 2024**
- **26 January**, Friday for the issue of Friday **02 February 2024**
- **02 February**, Friday for the issue of Friday **09 February 2024**
- **09 February**, Friday for the issue of Friday **16 February 2024**
- **16 February**, Friday for the issue of Friday **23 February 2024**
- **23 February**, Friday for the issue of Friday **01 March 2024**
- **01 March**, Friday for the issue of Friday **08 March 2024**
- **08 March**, Friday for the issue of Friday **15 March 2024**
- **14 March**, Thursday for the issue of Friday **22 March 2024**
- **20 March**, Wednesday for the issue of Thursday **28 March 2024**
- **27 March**, Wednesday for the issue of Friday **05 April 2024**
- **05 April**, Friday for the issue of Friday **12 April 2024**
- **12 April**, Friday for the issue of Friday **19 April 2024**
- **19 April**, Friday for the issue of Friday **26 April 2024**
- **25 April**, Thursday for the issue of Friday **03 May 2024**
- **03 May**, Friday for the issue of Friday **10 May 2024**
- **10 May**, Friday for the issue of Friday **17 May 2024**
- **17 May**, Friday for the issue of Friday **24 May 2024**
- **24 May**, Friday for the issue of Friday **31 May 2024**
- **31 May**, Friday for the issue of Friday **07 June 2024**
- **07 June**, Friday for the issue of Friday **14 June 2024**
- **13 June**, Thursday for the issue of Friday **21 June 2024**
- **21 June**, Friday for the issue of Friday **28 June 2024**
- **28 June**, Friday for the issue of Friday **05 July 2024**
- **05 July**, Friday for the issue of Friday **12 July 2024**
- **12 July**, Friday for the issue of Friday **19 July 2024**
- **19 July**, Friday for the issue of Friday **26 July 2024**
- **26 July**, Friday for the issue of Friday **02 August 2024**
- **01 August**, Thursday for the issue of Thursday **08 August 2024**
- **08 August**, Thursday for the issue of Friday **16 August 2024**
- **16 August**, Friday for the issue of Friday **23 August 2024**
- **23 August**, Friday for the issue of Friday **30 August 2024**
- **30 August**, Friday for the issue of Friday **06 September 2024**
- **06 September**, Friday for the issue of Friday **13 September 2024**
- **13 September**, Friday for the issue of Friday **20 September 2024**
- **19 September**, Thursday for the issue of Friday **27 September 2024**
- **27 September**, Friday for the issue of Friday **04 October 2024**
- **04 October**, Friday for the issue of Friday **11 October 2024**
- **11 October**, Friday for the issue of Friday **18 October 2024**
- **18 October**, Friday for the issue of Friday **25 October 2024**
- **25 October**, Friday for the issue of Friday **01 November 2024**
- **01 November**, Friday for the issue of Friday **08 November 2024**
- **08 November**, Friday for the issue of Friday **15 November 2024**
- **15 November**, Friday for the issue of Friday **22 November 2024**
- **22 November**, Friday for the issue of Friday **29 November 2024**
- **29 November**, Friday for the issue of Friday **06 December 2024**
- **06 December**, Friday for the issue of Friday **13 December 2024**
- **12 December**, Thursday for the issue of Friday **20 December 2024**
- **18 December**, Wednesday for the issue of Friday **27 December 2024**

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

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 after 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 after submission deadline
Northern Cape Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days after submission deadline
National Liquor License Gazette	Monthly	First Friday of the month	Two weeks before publication	3 working days after 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.
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. 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). 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 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 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
E-mail: info.egazette@gpw.gov.za
Tel: 012-748 6200

Contact person for subscribers: Mrs M. Toka:

E-mail: 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: KZN/PMB/RC1533/20
378 DURBAN

IN THE REGIONAL COURT FOR
(THE REGIONAL DIVISION OF KWAZULU-NATAL HELD AT PIETERMARITZBURG)
**In the matter between: THE STANDARD BANK OF S.A. LIMITED, PLAINTIFF, and NTOKOZO KENNETH
NGCOBO, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2024-03-08, 11:00, Office of the Sheriff Lower Court, Pietermaritzburg at 397 Langalibalele Street,
Pietermaritzburg**

The Property is situate at:

A Unit Consisting of:-

(a) Section No. 18 as shown and more fully described on Sectional Plan No. SS 591/2005 in the scheme known as GREENFIELDS in respect of the land and building or buildings situate at Pietermaritzburg in the Msunduzi Municipality Area of which section the floor area, according to the said sectional plan, is 73 (Seventy Three) 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 NO. ST 46566/2009

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN

(hereinafter referred to as the Property)

PHYSICAL ADDRESS: UNIT 18 GREENFIELDS, 79 GRIMTHORPE AVENUE, LINCOLN MEADE,
PIETERMARITZBURG.

ZONING

Special Residential (nothing guaranteed)

Improvements: (not guaranteed)

The following information is furnished but not guaranteed:

1 x Bathroom, 1 x Lounge, 1 x Kitchen and 3 x bedrooms

TAKE FURTHER NOTICE THAT:-

1. The sale in execution is pursuant to a judgement obtained in the above court.
2. the Rules of the auction and full advertisement are available 24 hours before the auction at the office of SHERIFF OF THE LOWER COURT PIETERMARITZBURG, 397 LANGALIBALELE STREET, PIETERMARITZBURG.

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

(a) Direction of the Consumer Protection Act 68 of 2008

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

(b) FICA - legislation iro 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 of the Lower Court, Pietermaritzburg will conduct the sale with Auctioneers Mr S R Zondi or his deputy Mrs T DU Preez

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

The full conditions of sale may be inspected at the offices of SHERIFF OF THE LOWER COURT, PIETERMARITZBURG, 397 LANGALIBALELE STREET, PIETERMARITZBURG.

Dated at: DURBAN, 2024-01-18.

S D MOLOI AND ASSOCIATES INC., 39 ST THOMAS ROAD, MUSGRAVE, BEREA, DURBAN, Tel. (031) 3012812, Fax. 0865779806, Ref. 0130-20.

Case No: D2209/2023
378 DURBAN

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

In the matter between: **THE STANDARD BANK OF S. A. LIMITED, PLAINTIFF, and TAMARINDA EGLANTINE THANGO, DEFENDANT**

NOTICE OF SALE IN EXECUTION

2024-03-07, 12:00, Sheriff's Office Unit 1/2 Elation House, 350/352 Stamford Hill Road (Mathews Meyiwa), Morningside, Durban and/or online by registering on SHERIFF DURBAN NORTH/ACTING SHERIFF DURBAN SOUTH profile on www.onlineauctions.africa in accordance with the Consumer Protection Act 68 of 2008 as Amended

PROPERTY DESCRIPTION:

1. A Unit consisting of:-

(a) Section Number 1 as shown and more fully described on Sectional Plan Number SS88/1991, in the scheme known as AUTUMN PLACE in respect of the land and building or buildings situate at DURBAN, IN THE ETHEKWINI MUNICIPALITY of which section the floor area according to the said sectional plan, is 105 (ONE HUNDRED AND 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 NUMBER ST 39842/2011

AND SUBJECT TO SUCH CONDITIONS AS CONTAINED THEREIN

2. An exclusive use area described as GARDEN AREA G1 measuring 96 (NINETY SIX) square metres being such part of the common property, comprising the land and the scheme known as AUTUMN PLACE in respect of the land and building or buildings situate at DURBAN, IN THE ETHEKWINI MUNICIPALITY, as shown and more fully described on Sectional Plan Number SS88/1991

Held by NOTARIAL DEED OF CESSION NUMBER SK 3672/2011

AND SUBJECT TO SUCH CONDITIONS AS CONTAINED THEREIN

PHYSICAL ADDRESS: UNIT 1 AUTUMN PLACE, 57 ALAMEIN AVENUE, WOODLANDS (IN THE ETHEKWINI MAGISTERIAL DISTRICT)

IMPROVEMENTS:

The following information is furnished but not guaranteed:

DOUBLE STOREY, SEMI-ATTACHED, BRICK WALLS, TILE ROOF, TILED FLOOR, 1 X LOUNGE, 2 X BEDROOMS WITH BUILT INS AND CARPETS, 1X FULLY FITTED KITCHEN, 1 X BATHROOM AND TOILET COMBINED

(The nature, extent, condition and existence of the improvements are not guaranteed, and are sold strictly "voetstoots").

ZONING

Residential (the accuracy hereof is not guaranteed).

1. 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 Sheriff's offices at Unit 1/2 Elation House, 350/352 Stamford Hill Road (Mathews Meyiwa), Morningside, Durban.

2. The Auction will be conducted by the auctioneers Allan Murugan (Sheriff), or his Deputy.

3. The Purchaser shall pay to the sheriff a deposit of 10% of the purchase price in cash or via electronic transfer immediately after the sale of the property 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 by the sheriff within 21 days after the 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 4.3. of the conditions of sale.

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 the date of occupation to the date of sale.

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

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

(a) In accordance to 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 residential address (municipal account or bank statement not older than 3 months)

(c) Registration closes strictly 10 minutes prior to auction. (11:50am)

(d) 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 provide proof thereof to the satisfaction of the sheriff.

(e) Only registered bidders will be allowed into the Auction Room.

8. 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.

9. 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.

Dated at: DURBAN, 2024-01-16.

S D MOLOI AND ASSOCIATES INC., 39 ST THOMAS ROAD, BEREA, MUSGRAVE, DURBAN, Tel. (031) 3012812, Fax. 0865779806, Ref. 0014-18.

**Case No: 829/2018
DOCEX 3, BLOEMFONTEIN**

IN THE HIGH COURT OF SOUTH AFRICA
(NORTHERN CAPE DIVISION, KIMBERLEY)

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff, and MALVERN JULIUS UKENA (ID NUMBER: 631128 5003 088), and RACHEL GAIL UKENA (ID NUMBER: 600407 0102 088), Defendants

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, 8 ANEMONE ROAD, BLYDEVILLE, UPINGTON

In pursuance of a judgment of the above Honourable Court dated 22 May 2018 and a Writ for Execution, the following property will be sold in execution on THURSDAY the 14 MARCH 2024 at 10:00 at before the Sheriff of UPINGTON held at 8 ANEMONE ROAD, BLYDEVILLE, UPINGTON.

CERTAIN: ERF 2438 UPINGTON SITUATE IN THE UPINGTON TOWN EXTENSION 8 MUNICIPALITY //KHARA HAIS, DIVISION GORDONIA, PROVINCE NORTHERN CAPE

IN EXTENT: 1011 (ONE THOUSAND AND ELEVEN) SQUARE METRES

HELD BY: DEED OF TRANSFER NR T72/2008

SUBJECT TO: THE CONDITIONS OF THE TITLE DEED

ALSO KNOWN AS: 29 DAVITZ STREET, UPINGTON

CONSISTING OF: A RESIDENTIAL UNIT ZONED FOR RESIDENTIAL PURPOSES CONSISTING OF A MAIN BUILDING: SINGLE STORY, FREE STANDING. WALLS: BRICK. ROOF: CORRUGATED IRON. FLOORS: TILES. ROOMS: 1X LOUNGE, 1X DINING ROOM, 1X STUDY, 8X BEDROOMS, 4X BATHROOMS, 4X SHOWERS, 4X TOILETS. OUTBUILDING: SINGLE STOREY FREE STANDING. WALLS: BRICK, ROOF: CORRUGATED IRON, FLOORS: TILES. ROOMS: 2X BEDROOMS, 2X BATHROOMS, 2X SHOWERS, 2X TOILETS. OTHER INFORMATION: FENCED - CONCRETE & STEEL PALLISADE. (NOT GUARANTEED)

The Purchaser shall pay VAT and a deposit of 10% 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 Plaintiff's attorney, to be furnished to the said Sheriff within fourteen (14) days after the date of the Sale.

The conditions of sale will lie open for inspection during business hours at the Offices of the Sheriff for the High Court, UPINGTON.

TAKE FURTHER NOTICE THAT:

This is a sale in execution pursuant to a judgment obtained in the above Court. The Rules of this auction is available 24 hours foregoing the sale at the office of the SHERIFF FOR THE HIGH COURT, UPINGTON, DOCEX 5, UPINGTON.

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

1. Directions of the CONSUMER PROTECTION ACT 68 of 2008 (obtainable at [URLhttp://www.info.gov.za/view/DownloadFileAction?id=99961](http://www.info.gov.za/view/DownloadFileAction?id=99961)).

2. Fica-legislation in respect of identity & address particulars.
3. Payment of registration monies.
4. Registration conditions.

The office of the SHERIFF OF THE HIGH COURT, UPINGTON (MAGDA MOORCROFT) will conduct the sale.

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

Dated at: BLOEMFONTEIN, 2023-11-08.

McINTYRE VAN DER POST INC., 12 BARNES STREET, WESTDENE, BLOEMFONTEIN, Tel. 0515050200, Fax. 0862184922, Ref. NU0092.

**Case No: 86/2022
DOCEX 3, BLOEMFONTEIN**

IN THE HIGH COURT OF SOUTH AFRICA
(NORTHERN CAPE DIVISION, KIMBERLEY)

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff, and JACOBUS GROBBELAAR (ID NUMBER: 791218 5143 087), Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, 8 ANEMONE ROAD, BLYDEVILLE, UPINGTON

In pursuance of a judgment of the above Honourable Court dated 14 July 2023 and a Writ for Execution, the following property will be sold in execution on THURSDAY the 14 March 2024 at 10:00 at before the Sheriff of UPINGTON held at 8 ANEMONE ROAD, BLYDEVILLE, UPINGTON.

CERTAIN: PERSEEL 329, GEDEELTE VAN PERSEEL 644, OLUVENHOUTS DRIFT SETTLEMENT, GELEE IN DIE MUNISIPALITEIT //KHARA HAIS, AFDELING GORDRONIA, NOORD-KAAP PROVINSIE

IN EXTENT : 4364 (VIER DUISEND DRIE HONDERD VIER EN SESTIG) VIERKANTE METER

HELD BY : DEED OF TRANSFER NO T784/2014

SUBJECT TO : DIE VOORWAARDES DAARIN VERMELD

ALSO KNOWN AS: 6 OLYVENHOUTSDRIF SETTLEMENT, UPINGTON

CONSISTING OF: A RESIDENTIAL UNIT ZONED FOR RESIDENTIAL PURPOSES CONSISTING OF A MAIN DWELLING: 1X LOUNGE, 1X DINING ROOM, 1X KITCHEN, 3X BEDROOMS, 2X BATHROOMS. OUTBUILDINGS: 1X STOREROOM/SHED. (NOT GUARANTEED)

The Purchaser shall pay VAT and a deposit of 10% 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 Plaintiff's attorney, to be furnished to the said Sheriff within fourteen (14) days after the date of the Sale.

The conditions of sale will lie open for inspection during business hours at the Offices of the Sheriff for the High Court, UPINGTON.

TAKE FURTHER NOTICE THAT:

This is a sale in execution pursuant to a judgment obtained in the above Court. The Rules of this auction is available 24 hours foregoing the sale at the office of the SHERIFF FOR THE HIGH COURT, 8 ANEMONE ROAD, BLYDEVILLE, UPINGTON.

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

1. Directions of the CONSUMER PROTECTION ACT 68 of 2008 (obtainable at URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).

2. Fica-legislation in respect of identity & address particulars.

3. Payment of registration monies.

4. Registration conditions.

The office of the SHERIFF OF THE HIGH COURT, UPINGTON (MAGDA MOORCROFT) will conduct the sale.

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

Dated at: BLOEMFONTEIN, 2023-11-22.

McINTYRE VAN DER POST INC., 12 BARNES STREET, WESTDENE, BLOEMFONTEIN, Tel. 0515050200, Fax. 0864184922XX, Ref. NG1376.

Case No: 2290/22P

IN THE HIGH COURT OF SOUTH AFRICA
(KwaZulu-Natal Local Division, Pietermaritzburg)

**In the matter between: FirstRand Bank Limited, Execution Creditor, and PHILANI GODFREY MAVUNDLA,
Execution Debtor**

NOTICE OF SALE IN EXECUTION

2024-03-14, 12:00, SHERIFF UTHUKELA 2 at 06 SYMONS ROAD, ESTCOURT, 3310

DESCRIPTION OF PROPERTY AND PARTICULARS OF SALE

The property which will be put up to auction on the 14th day of MARCH 2024 at 12H00 at SHERIFF UTHUKELA 2 at 06 SYMONS ROAD, ESTCOURT, 3310, consists of:

Property Description: ERF 87 BERGVIEW EXTENSION 1, REGISTRATION DIVISION GS, PROVINCE OF KWAZULU-NATAL, IN EXTENT 1976 (ONE THOUSAND NINE HUNDRED AND SEVENTY-SIX) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T006685/07, SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

PHYSICAL ADDRESS: 42 YELLOWWOOD DRIVE, BERGVIEW, WINTERTON, 3340 (IN THE MAGISTERIAL DISTRICT OF PIETERMARITZBURG)

ZONING : GENERAL RESIDENTIAL

IMPROVEMENTS (NOTHING GUARANTEED):

The following information is furnished but not guaranteed:

The property is improved, without anything warranted by a single story dwelling consisting of a main dwelling with: 1 kitchenette, 1 x bathroom/toilet, 2 x bedrooms, 2 bathrooms, 1 x dining room/lounge, 1 x separate toilet, tiled kitchen, cupboards, garden (front), 1 x braai area, 1 x parking area, fencing.

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. 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 15 days prior to the date of sale, at the offices of SHERIFF UTHUKELA 2 at 06 SYMONS ROAD, ESTCOURT, 3310.

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 UTHUKELA 2 at 06 SYMONS ROAD, ESTCOURT, 3310.
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 i.r.o proof of identity and address particulars;
 - (c) Payment of a registration fee of R10, 000.00 in cash;
 - (d) Registration conditions

The office of the Sheriff for UTHUKELA 2 will conduct the sale with auctioneers N P Ndlovu and/or Mrs B Luthuli.

Advertising costs at current publication rates and sale costs according to the Court Rules Apply.

Dated at: La Lucia, 2023-11-30.

Woodhead Bigby Inc, 92 Armstrong Avenue, La Lucia, Durban, Tel. 0313609700, Ref. KN/TG/KG/MAT3651.

Case No: 2457/2021

IN THE HIGH COURT OF SOUTH AFRICA
(MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT))

In the matter between: FIRST RAND BANK LIMITED (formerly known as FIRST NATIONAL BANK OF SOUTH AFRICA LIMITED), Plaintiff, and DANIEL THEMBA MASEKO (1ST DEFENDANT) , MOSES SAMSON MASEKO (2ND DEFENDANT), DANIEL THEMBA MASEKO N.O. AS EXECUTOR IN THE ESTATE OF THE LATE PHILISIWE PATRICIA NKOSI (MASEKO) (3RD DEFENDANT) AND THE MASTER OF THE HIGH COURT, PRETORIA (4TH DEFENDANT)

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, SHERIFF'S OFFICE SECUNDA/EVANDER, 25 PRINGLE STREET, SECUNDA

A Sale in Execution of the undermentioned property as per Court Order dated 23RD MAY, 2022 is to be held with a reserve of R750,000.00 at THE OFFICES OF THE SHERIFF OF THE HIGH COURT EVANDER, 25 PRINGLE STREET, SECUNDA on 13TH MARCH, 2024 at 10H00.

Full Conditions of Sale can be inspected at the offices of the THE OFFICES OF THE SHERIFF OF THE HIGH COURT EVANDER, 25 PRINGLE STREET, SECUNDA 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:

ERF 2225 KINROSS EXTENSION 17 TOWNSHIP
REGISTRATION DIVISION I S PROVINCE OF MPUMALANGA
IN EXTENT : 790 (SEVEN HUNDRED AND NINETY) SQUARE METRES
HELD BY DEED OF TRANSFER NO. T 334381/2007
SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN
KNOWN AS 44 DUIF STREET, KINROSS EXT. 17, KINROSS

IMPROVEMENTS:

LOUNGE, KITCHEN, 3 BEDROOMS, BATHROOM, TOILET, CARPORT
(not guaranteed)
THE PROPERTY IS ZONED: Residential

1. The rules / conditions of this auction are available 24 hours before the auction at the offices of the Sheriff of the High Court, Secunda/Evander, 25 Pringle Street, Secunda during office hours.

2. All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain buyers card

3. Registration a buyer is a pre-requisite subject to condition, inter alia

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

4. Fica-legislation: All bidders are required to present their identity document together with proof of residence not less than 3 months old for FICA compliance

5. The full conditions of sale may be inspected at the offices of the Sheriff of the High court Secunda/Evander, 25 Pringle Street, Secunda

6. The Sheriff will conduct the sale.

Dated at: PRETORIA, 2024-02-16.

HACK STUPEL & ROSS, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA C/O OFFICE 8, 149 COWEN NTULI STREET, MIDDELBURG, Tel. 012 325 4185, Fax. 012 328 3043, Ref. DU PLOOY/LM/GP12752
- e-mail : lorraine@hsr.co.za.

**Case No: D6716/2020
2 pietermaritzburg**

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

**In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Plaintiff, and NWABISA GLORIA
GIQIKA, Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-06, 10h00, Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown

In pursuance of a judgment granted in the above action the immovable property listed hereunder will be sold in execution on the 6 March 2024 at 10H00 by way of physical attendance at the Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown.

Description Of Property: ERF 6088 Kwandengezi A Registration Division FT, Province of KwaZulu-Natal, measuring 981 (Nine Hundred and Eighty One) square metres, held by Deed of Transfer T2134/18 and Indemnity Bond number: 844/18.

Street Address: 187 Mpangele Drive, Kwandengezi Magisterial District

Improvements: it is a single storey brick house under tile roof with timber windows and tiles flooring consisting of: Lounge, Kitchen, 3 Bedrooms, 1 Bathrooms, Boundry wire fence, Carport

Zoning: Residential area

Nothing In The Above Is Guaranteed

Material Conditions Of Sale

The Purchaser shall pay ten per cent (10%) of the purchase price in cash or bank guaranteed cheques at the time of sale and the balance shall be paid or secured by a Bank guarantee approved by the Execution Creditor's Attorneys, to be furnished to the Sheriff of the High Court, at 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal, within twenty one (21) days of the date of sale. The full Conditions of Sale may be inspected at the offices of the Sheriff of the High Court at, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal 24 hours prior to the date of 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 condition 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 from date of occupation to date of transfer.

Take Further Notice That:

1. The sale is a sale in execution pursuant to a judgment obtained in the above court;
2. The rules of this auction and full advertisement are available 24 hours prior to the auction at the office of the Sheriff of the High Court, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal.
3. Registration as a buyer is a pre-requisite subject to the specific conditions, inter alia:
 - 3.1 Directive of the Consumer Protection Act 68 of 2008
(URL <http://info.gov.za/view/DownloadFileAction?id=99961>);
 - 3.2 Fica - legislation in respect of proof of identity and address particulars;
 - 3.3 All bidders attending the auction are required to pay R15 000.00 in cash (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card;
 - 3.4 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 buyers card.
 - 3.5 Registration conditions.

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

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

Dated at: Pietermaritzburg, 2024-01-08.

Randles Inc., Level 2, Mahogany Court, Redlands Estate, 1 George Macfarlane Lane, Wembley, Pietermaritzburg, Tel. (033)3928000, Fax. 0866761831, Ref. N Harry/ 08S398226.

**Case No: 12358/2022
DOCEX 1, TYGERBERG**

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

In the matter between: Nedbank Limited Plaintiff, and Mohammad Faaiz Davids - Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-13, 11:00, Wynberg East Sheriff's Office, Ebenezer Road, House Vincent, 3rd Floor, Wynberg Mews, Wynberg

In pursuance of a judgment of the abovementioned Court and a Writ for Execution, the under mentioned property will be sold in execution on 13th day of March 2024 at 11:00 at wynberg east sheriff's office, ebenezer road, house vincent, 3rd floor, wynberg mews, wynberg by the Sheriff of the High Court, to the highest bidder: Erf 37399 Cape Town, situate in the City of Cape Town, Cape Division, Province of the Western Cape, in extent: 535 Square Metres, held by virtue of Deed of Transfer no. T19494/2019, Street address: 8 Saltire Road, Belgravia, Cape Town

The following additional information is furnished though in this respect nothing is guaranteed in the event of the information not being correct.

Improvements and location: A dwelling comprising: Plastered walls, tiled roof and separate entrance. Main house consists of 3 bedrooms, lounge, kitchen and bathroom with safety gate and built-in cupboards and a wooden fence outside.

Reserved price: The property will be sold subject to a reserve price of R1,150,000.00.

Terms: 10% of the purchase price in cash payable immediately after the sale and the balance to be guaranteed by way of a bank guarantee to be delivered within 21 days from the date of sale and payable simultaneously with registration of transfer.

Auctioneers charges: Payable by the Purchaser on the day of sale.

Conditions of sale: Same shall lie for inspection at the offices of the Wynberg East Sheriff.

Dated at: Bellville, 2024-01-12.

Minde Schapiro & Smith Inc, 2nd Floor Tygervally Office Park Building No 2, cnr Willie van Schoor & Old Oak Roads, Bellville, Tel. 021918 9007, Fax. 0866186304, Ref. H J Crous/La/NED15/2902, Acc. Minde Schapiro & Smith Inc.

**Case No: 2736/2022
DOCEX 21, PORT ELIZABETH**

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, GQEBERHA)

In the matter between: ABSA HOME LOANS GUARANTEE CO (RF) (PTY) LTD, FIRST EXECUTION CREDITOR, ABSA BANK LIMITED, SECOND EXECUTION CREDITOR, and HENDRIK ERASMUS OLIVIER SWART, JUDGMENT DEBTOR

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:30, Sheriff's Office, 21 Saffrey Street, Humansdorp

In pursuance of Judgments of the above Honourable Court dated 28 FEBRUARY 2023 and 8 AUGUST 2023 and the Warrant of Execution dated 21 AUGUST 2023, the following property will be sold, voetstoots, in execution subject to a reserve price of R836 815.56, and in terms of the Order of the above Honourable Court dated 8 August 2023, to the highest bidder on FRIDAY, 8 MARCH 2024 at 10h30 at the Sheriff's Office, 21 Saffrey Street, Humansdorp:

ERF 699 PARADYSSTRAND, IN THE AREA OF THE KOUGA MUNICIPALITY, DIVISION OF HUMANSDORP, PROVINCE EASTERN CAPE

Measuring 770 (SEVEN HUNDRED AND SEVENTY) Square Metres

Held by Title Deed No T11734/2014

Situate at 6 FLAMINGO CRESCENT, PARADISE BEACH

Magisterial District of HUMANSDORP

The following improvements on the property are reported, though in this respect nothing is guaranteed:

Lounge, Dining Room, Kitchen, Scullery, 4 Bedrooms, 2 Bathrooms and a separate Toilet whilst the outbuildings consist of a Double Garage

The full Conditions of Sale may be inspected prior to the date of sale at the office of the Sheriff for the High Court, 21 Saffrey Street, Humansdorp.

Material conditions of sale:

The purchase price will be payable by means of a deposit of 10% and the balance against transfer to be secured by a bank guarantee, to be approved by the Execution Creditors' Attorney, to be furnished within twenty-one (21) days of the date of the sale.

The Purchaser shall pay the following Sheriff's commission on the date of sale:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00; and
- 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.

Dated at: GQEBERHA, 2024-01-10.

McWILLIAMS & ELLIOTT INC, 152 CAPE ROAD, MILL PARK, GQEBERHA, Tel. 041 - 5821250, Fax. 041 - 3730407, Ref. M MARAIS/Lulene/W90237.

Case No: D6716/2020
2 pietermaritzburg

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

In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Plaintiff, and NWABISA GLORIA GIQIKA, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-06, 10h00, Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown

In pursuance of a judgment granted in the above action the immovable property listed hereunder will be sold in execution on the 6 March 2024 at 10H00 by way of physical attendance at the Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown.

Description Of Property: ERF 6088 Kwandengezi A Registration Division FT, Province of KwaZulu-Natal, measuring 981 (Nine Hundred and Eighty One) square metres, held by Deed of Transfer T2134/18 and Indemnity Bond number: 844/18.

Street Address: 187 Mpangele Drive, Kwandengezi Magisterial District

Improvements: it is a single storey brick house under tile roof with timber windows and tiles flooring consisting of: Lounge, Kitchen, 3 Bedrooms, 1 Bathrooms, Boundry wire fence, Carport

Zoning: Residential area

Nothing In The Above Is Guaranteed

Material Conditions Of Sale

The Purchaser shall pay ten per cent (10%) of the purchase price in cash or bank guaranteed cheques at the time of sale and the balance shall be paid or secured by a Bank guarantee approved by the Execution Creditor's Attorneys, to be furnished to the Sheriff of the High Court, at 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal, within twenty one (21) days of the date of sale. The full Conditions of Sale may be inspected at the offices of the Sheriff of the High Court at, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal 24 hours prior to the date of 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 condition 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 from date of occupation to date of transfer.

Take Further Notice That:

1. The sale is a sale in execution pursuant to a judgment obtained in the above court;
2. The rules of this auction and full advertisement are available 24 hours prior to the auction at the office of the Sheriff of the High Court, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal.
3. Registration as a buyer is a pre-requisite subject to the specific conditions, inter alia:
 - 3.1 Directive of the Consumer Protection Act 68 of 2008
(URL <http://info.gov.za/view/DownloadFileAction?id=99961>);
 - 3.2 Fica - legislation in respect of proof of identity and address particulars;
 - 3.3 All bidders attending the auction are required to pay R15 000.00 in cash (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card;
 - 3.5 Registration conditions.

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

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

Dated at: Pietermaritzburg, 2024-01-08.

Randles Inc., Level 2, Mahogany Court, Redlands Estate, 1 George Macfarlane Lane, Wembley, Pietermaritzburg, Tel. (033)3928000, Fax. 0866761831, Ref. N Harry/ 08S398226.

**Case No: 2226/2022
DOCEX 21, PORT ELIZABETH**

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, GQEBERHA)

In the matter between: ABSA HOME LOANS GUARANTEE CO (RF) (PTY) LTD, FIRST EXECUTION CREDITOR, ABSA BANK LIMITED, SECOND EXECUTION CREDITOR, and WANDA SCHMIDT, JUDGMENT DEBTOR

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:30, Sheriff's Office, 21 Saffrey Street, Humansdorp

In pursuance of Judgments of the above Honourable Court dated 31 JANUARY 2023 and 29 AUGUST 2023 and the Warrant of Execution dated 9 SEPTEMBER 2023, the following property will be sold, voetstoots, in execution subject to a reserve price of R825 000.00, and in terms of the Order of the above Honourable Court dated 29 August 2023, to the highest bidder on FRIDAY, 8 MARCH 2024 at 10h30 at the Sheriff's Office, 21 Saffrey Street, Humansdorp:

ERF 751 ASTON BAY, IN THE KOUGA LOCAL MUNICIPALITY, DIVISION HUMANSDORP, PROVINCE EASTERN CAPE

Measuring 339 (THREE HUNDRED AND THIRTY NINE) Square Metres

Held by Title Deed No T16337/2020

Situate at 32 GLENNY BUCHNER DRIVE, ASTON BAY

Magisterial District of HUMANSDORP

The following improvements on the property are reported, though in this respect nothing is guaranteed:

Lounge, Living Room, Kitchen, 4 Bedrooms and 4 Bathrooms

The full Conditions of Sale may be inspected prior to the date of sale at the office of the Sheriff for the High Court, 21 Saffrey Street, Humansdorp.

Material conditions of sale:

The purchase price will be payable by means of a deposit of 10% and the balance against transfer to be secured by a bank guarantee, to be approved by the Execution Creditors' Attorney, to be furnished within twenty-one (21) days of the date of the sale.

The Purchaser shall pay the following Sheriff's commission on the date of sale:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00; and
- 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.

Dated at: GQEBERHA, 2024-01-10.

McWILLIAMS & ELLIOTT INC, 152 CAPE ROAD, MILL PARK, GQEBERHA, Tel. 041 - 5821250, Fax. 041 - 3730407, Ref. M MARAIS/Lulene/W89366.

**Case No: EL851/2021
DOCEX 21, PORT ELIZABETH**

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, EAST LONDON CIRCUIT COURT)

In the matter between: ABSA BANK LIMITED, EXECUTION CREDITOR, and PUMELELE RULUMENI, FIRST JUDGMENT DEBTOR, NTOMBENHLE GLORIA RULUMENI, SECOND JUDGMENT DEBTOR

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:00, Sheriff's Office, 75 Longfellow Street, Quigney, East London

In pursuance of a Judgment of the above Honourable Court dated 28 FEBRUARY 2023 and the Warrant of Execution dated 13 MARCH 2023, the following property will be sold, voetstoots, in execution subject to a reserve price of R816 690.46, and in terms of the Order of the above Honourable Court dated 13 March 2023, to the highest bidder on FRIDAY, 8 MARCH 2024 at 10h00 at the Sheriff's Office, 75 Longfellow Street, Quigney, East London:

ERF 12198 EAST LONDON, BUFFALO CITY LOCAL MUNICIPALITY, DIVISION OF EAST LONDON, PROVINCE OF THE EASTERN CAPE

Measuring 1 584 (ONE THOUSAND FIVE HUNDRED AND EIGHTY FOUR) Square Metres

Held by Title Deed No T6633/2003

Situate at 1 GLEN ROAD, BAYSVILLE, EAST LONDON

Magisterial District of EAST LONDON

The following improvements on the property are reported, though in this respect nothing is guaranteed:

Entrance Hall, Lounge, Dining Room, Living Room, Study, Kitchen, Scullery, 4 Bedrooms, 3 Bathrooms, separate W/C and a Balcony whilst the outbuildings consist of Double Garage, Laundry Room and Servants Quarters consisting of 1 Bedroom and 1 Bathroom

The full Conditions of Sale may be inspected prior to the date of sale at the office of the Sheriff for the High Court, 75 Longfellow Street, Quigney, East London.

Material conditions of sale:

The purchase price will be payable by means of a deposit of 10% and the balance against transfer to be secured by a bank guarantee, to be approved by the Execution Creditor's Attorney, to be furnished within twenty-one (21) days of the date of the sale.

The Purchaser shall pay the following Sheriff's commission on the date of sale:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00; and
- 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.

Dated at: GQEBERHA, 2024-01-11.

Sheriff's Office, 75 Longfellow Street, Quigney, East London, McWILLIAMS & ELLIOTT INC, c/o BAX KAPLAN RUSSELL INC, Tel. 041 - 5821250, Fax. 041 - 3730407, Ref. M MARAIS/Lulene/W86274.

**Case No: 738/23
DOCEX 21, PORT ELIZABETH**

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, EAST LONDON CIRCUIT COURT)

In the matter between: ABSA HOME LOANS GUARANTEE CO (RF) (PTY) LTD, FIRST EXECUTION CREDITOR, ABSA BANK LIMITED, SECOND EXECUTION CREDITOR, and SSX TRADING 1526 (PTY) LTD, FIRST JUDGMENT DEBTOR, BONGIWE CAROLINE XOTYENI, SECOND JUDGMENT DEBTOR, SABELO XOTYENI, THIRD JUDGMENT DEBTOR, NTANZI PETROLEUM (PTY) LTD, FOURTH JUDGMENT DEBTOR

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:00, Sheriff's Office, 75 Longfellow Street, Quigney, East London

In pursuance of a Judgment of the above Honourable Court dated 15 AUGUST 2023 and the Warrant of Execution dated 14 SEPTEMBER 2023, the following property will be sold, voetstoots, in execution, without reserve, to the highest bidder on FRIDAY, 8 MARCH 2024 at 10h00 at the Sheriff's Office, 75 Longfellow Street, Quigney, East London:

ERF 9182 EAST LONDON, BUFFALO CITY METROPLITAN MUNICIPALITY, DIVISION OF EAST LONDON, PROVINCE OF THE EASTERN CAPE

Measuring 1 065 (ONE THOUSAND AND SIXTY FIVE) Square Metres

Held by Title Deed No T10982/2019

Situate at 28 TINDALE ROAD, BEREA, EAST LONDON

Magisterial District of EAST LONDON

The following improvements on the property are reported, though in this respect nothing is guaranteed:

Entrance Hall, Lounge, Dining Room, Kitchen, 4 Bedrooms and 2 Bathrooms whilst the outbuildings consist of a Garage and a Flat/Cottage consisting of a Lounge, Kitchen, 2 Bedrooms and a Bathroom

The full Conditions of Sale may be inspected prior to the date of sale at the office of the Sheriff for the High Court, 75 Longfellow Street, Quigney, East London.

Material conditions of sale:

The purchase price will be payable by means of a deposit of 10% and the balance against transfer to be secured by a bank guarantee, to be approved by the Execution Creditors' Attorney, to be furnished within twenty-one (21) days of the date of the sale.

The Purchaser shall pay the following Sheriff's commission on the date of sale:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00; and
- 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.

Dated at: GQEBERHA, 2024-01-10.

McWILLIAMS & ELLIOTT INC, c/o BAX KAPLAN RUSSELL INC, 34 Pearce Street, Berea, East London, Tel. 041 - 5821250, Fax. 041 - 3730407, Ref. M MARAIS/Lulene/W90779.

**Case No: 11337/2021P
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 Ziphezinhle Ndaba, Execution Debtor

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-14, 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 14 March 2024 at 09H00, of the following immovable property, on conditions to be read out by the auctioneer at the time of the sale: A unit consisting of

a) Section No. 4 As Shown And More Fully Described On Sectional Plan No. SS88/1979, In The Scheme Known as Sunnyside Stores in Respect of the Land And Buildings situate at Pietermaritzburg Msunduzi Municipality of which section the floor area, according to the said Sectional Plan, is 152 (One Hundred And Fifty Two) 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 Endorsed on the Sectional Plan. Held By Deed Of Transfer No. 9515/2015 ("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: Unit 1, Sunny Side Mews, 101 Sweetwaters Road, Pietermaritzburg, KwaZulu-Natal (Magisterial District for Pietermaritzburg);

2. The improvements consist of: A secured brick dwelling under tile consisting of a lounge, dining room, 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 11 October 2022;

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 R480 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 only;

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, 2024-01-22.

Venns Attorneys, 30 Montrose Park Boulevard, 170 Peter Brown Drive, Victoria Country Club, Montrose, Pietermaritzburg, Tel. 033 355 3120, Ref. N Jooste/Seema/36211451.

Case No: 4403/2022

IN THE MAGISTRATE'S COURT FOR
(THE DISTRICT OF UGU, HELD AT PORT SHEPSTONE)

In the matter between: MARGATE RONDEVOUX BODY CORPORATE – APPLICANT, and HENRY COCHRANE (IDENTITY NUMBER: 551104 5188 084) - FIRST RESPONDENT, RAY NKONYENI LOCAL MUNICIPALITY - SECOND RESPONDENT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 10:00, Sheriff Port Shepstone, 17A Mgazi Avenue, Umtentweni.

IN PURSUANCE OF a judgment in the above Honourable Court and a writ of execution dated 26 OCTOBER 2023, the property listed hereinbelow will be sold in execution to the highest bidder. The sale in execution will be conducted by the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE on the 11 March 2024 at 10h00 or as soon as reasonably possible thereafter.

THE PROPERTY:

1. UNIT 44 DOOR DF02, in the sectional title scheme known as MARGATE RONDEVOUX, with scheme number SS209/1998, held by the Execution Debtor under Sectional Title Deed ST35224/2003, which is better known as UNIT 44 DOOR DF02 MARGATE RONDEVOUX BC, in the area of Margate of which section the floor area, according to the sectional title plan is 126 (ONE HUNDRED AND TWENTY SIX) square meters in extent.

2. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as enclosed on the said sectional title plan.

3. As aforementioned, the property is held by Deed of Transfer ST35224/2003.

THE PROPERTY IS ALSO KNOWN AS: UNIT 44 DOOR DF02 MARGATE RONDEVOUX BC.

The following information is furnished regarding the improvements to the property, though in this regard nothing is guaranteed:

The property consists of: Lounge and Dining Room Combined, Bathroom and shower combined, 2 Bedrooms, Kitchen, 1 Bedroom with ensuite, Bathroom and toilet combined, Balcony and Carport

THE CONDITIONS OF SALE:

10% (Ten Percent) of the purchase price, and the Sheriff's costs, to be paid in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or another acceptable guarantee to be furnished to the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE, within 21 (Twenty-One) days from the date of sale.

The conditions of sale are open for inspection at the offices of the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE.

Dated at: ROODEPOORT, 2024-02-12.

Schuler Heerschop Pienaar Attorneys C/O Van Zyl Retief Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735 C/O 27 Wooley Street, Port Shepstone, Tel. (011) 763 3050, Ref. VO/rc/MR1/0004.

Case No: 284/2022

IN THE MAGISTRATE'S COURT FOR
(THE DISTRICT OF UGU, HELD AT PORT SHEPSTONE)

**In the matter between: BONAMONIC BODY CORPORATE T/A BONAMIC BODY CORPORATE – APPLICANT,
and NONDUMISO PRECIOUS MBANJWA (IDENTITY NUMBER: 810306 0355 082) - FIRST RESPONDENT,
STANDARD BANK - SECOND RESPONDENT, RAY NKONYENI LOCAL MUNICIPALITY - THIRD
RESPONDENT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 10:00, Sheriff Port Shepstone, 17A Mgazi Avenue, Umtentweni.

IN PURSUANCE OF a judgment in the above Honourable Court and a writ of execution dated 31 August 2023, the property listed hereinbelow will be sold in execution to the highest bidder. The sale in execution will be conducted by the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE on the 11 March 2024 at 10h00 or as soon as reasonably possible thereafter.

THE PROPERTY:

1. UNIT 6, in the sectional title scheme known as BONAMONIC T/A BONAMIC, with scheme number SS 219/1984, held by the Execution Debtor under Sectional Title Deed ST312/2020, which is better known as UNIT 6 BONAMIC, 44 QUEEN STREET, UVONGO, in the area of Uvongo of which section the floor area, according to the sectional title plan is 70 (SEVENTY) square meters in extent.

2. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as enclosed on the said sectional title plan.

3. As aforementioned, the property is held by Deed of Transfer ST312/2020.

THE PROPERTY IS ALSO KNOWN AS: UNIT 6 BONAMIC, 44 QUEEN STREET, UVONGO.

The following information is furnished regarding the improvements to the property, though in this regard nothing is guaranteed:

The property consists of: Single Storey, Brick Walls, Tile Floors, Lounge, 2 Bedrooms, Kitchen, Toilet, Bathroom and Toilet combined, Balcony. Garage Separate.

THE CONDITIONS OF SALE:

10% (Ten Percent) of the purchase price, and the Sheriff's costs, to be paid in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or another acceptable guarantee to be furnished to the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE, within 21 (Twenty-One) days from the date of sale.

The conditions of sale are open for inspection at the offices of the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE.

Dated at: ROODEPOORT, 2024-02-12.

Schuler Heerschop Pienaar Attorneys C/O Van Zyl Retief Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735 C/O 27 Wooley Street, Port Shepstone, Tel. (011) 763 3050, Ref. VO/rc/BON/0007.

Case No: 4404/2022

IN THE MAGISTRATE'S COURT FOR
(THE DISTRICT OF UGU, HELD AT PORT SHEPSTONE)

In the matter between: MARGATE RONDEVOUX BODY CORPORATE – APPLICANT, and CATHRICH NO 35 CC (Reg Number: 1998/061842/23) - FIRST RESPONDENT, ABSA BANK LIMITED - SECOND RESPONDENT, RAY NKONYENI LOCAL MUNICIPALITY - THIRD RESPONDENT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 10:00, Sheriff Port Shepstone, 17A Mgazi Avenue, Umtentweni.

IN PURSUANCE OF a judgment in the above Honourable Court and a writ of execution dated 24 November 2024, the property listed hereinbelow will be sold in execution to the highest bidder. The sale in execution will be conducted by the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE on the 11 March 2024 at 10h00 or as soon as reasonably possible thereafter.

THE PROPERTY:

1. UNIT 49 DOOR DF07, in the sectional title scheme known as MARGATE RONDEVOUX, with scheme number SS209/1998, held by the Execution Debtor under Sectional Title Deed ST435/1999, which is better known as UNIT DOOR DF07 MARGATE RONDEVOUX, in the MARGATE TRANSITIONAL LOCAL COUNCIL of which section the floor area, according to the sectional title plan is 124 (ONE HUNDRED AND TWENTY FOUR) square meters in extent.

2. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as enclosed on the said sectional title plan.

3. As aforementioned, the property is held by Deed of Transfer ST435/1999.

THE PROPERTY IS ALSO KNOWN AS: UNIT DOOR DF07 MARGATE RONDEVOUX.

The following information is furnished regarding the improvements to the property, though in this regard nothing is guaranteed:

The property consists of: Single Storey, Plastered Walls, Tiled Floors, Lounge and Dining Room combined, 2 x Bedrooms, Kitchen, 1 Bedroom Ensuite, Bathroom and Toilet combined, Carport.

THE CONDITIONS OF SALE:

10% (Ten Percent) of the purchase price, and the Sheriff's costs, to be paid in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or another acceptable guarantee to be furnished to the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE, within 21 (Twenty-One) days from the date of sale.

The conditions of sale are open for inspection at the offices of the Sheriff of the above Honourable Court, SHERIFF PORT SHEPSTONE.

Dated at: ROODEPOORT, 2024-02-12.

Schuler Heerschop Pienaar Attorneys C/O Van Zyl Retief Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735 C/O 27 Wooley Street, Port Shepstone, Tel. (011) 763 3050, Ref. VO/rc/MR1/0005.

Case No: 4150/2021

IN THE MAGISTRATE'S COURT FOR
(THE DISTRICT OF UGU, HELD AT PORT SHEPSTONE)

In the matter between: EDEN PARK BODY CORPORATE (SS NO: 133/1989) – APPLICANT, and LILE SITHABILE ZONDI (Identity Number: 870807 0844 08 9) - FIRST RESPONDENT, RAY NKONYENI LOCAL MUNICIPALITY - SECOND RESPONDENT, ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LIMITED - THIRD RESPONDENT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-04, 10:00, Sheriff Port Shepstone, 17A Mgazi Avenue, Umtentweni.

IN PURSUANCE OF a judgment in the above Honourable Court and a writ of execution dated , the property listed hereinbelow will be sold in execution to the highest bidder. The sale in execution will be conducted by the Sheriff of the above Honourable Court, on the 04 March 2024 at 10h00 or as soon as reasonably possible thereafter.

THE PROPERTY:

1. UNIT 21, in the sectional title scheme known as EDEN PARK, with scheme number SS NO: 133/1989, held by the Execution Debtor under Title Deed ST12130/2019, which is better known as UNIT 21 EDEN PARK BC, 1 EDEN VALLEY ROAD, UMTENTWENI, in the PORT SHEPSTONE LOCAL COUNCIL of which section the floor area, according to the sectional title plan is 49 (FORTY NINE) square meters in extent.

2. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as enclosed on the said sectional title plan.

3. As aforementioned, the property is held by Deed of Transfer ST12130/2019.

THE PROPERTY IS ALSO KNOWN AS: UNIT 21 EDEN PARK BC, 1 EDEN VALLEY ROAD, UMTENTWENI.

The following information is furnished regarding the improvements to the property, though in this regard nothing is guaranteed:

The property consists of: UNKNOWN.

THE CONDITIONS OF SALE:

10% (Ten Percent) of the purchase price, and the Sheriff's costs, to be paid in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or another acceptable guarantee to be furnished to the Sheriff of the above Honourable Court, Port Shepstone, within 21 (Twenty-One) days from the date of sale.

The conditions of sale are open for inspection at the offices of the Sheriff of the above Honourable Court, Port Shepstone.

Dated at: ROODEPOORT, 2024-02-12.

Schuler Heerschop Pienaar Attorneys C/O Van Zyl Retief Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735 C/O 27 Wooley Street, Port Shepstone, Tel. (011) 763 3050, Ref. VO/rc/EDP1/0013.

Case No: 2132/2021

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

In the matter between: FIRST RAND BANK LIMITED (formerly known as FIRST NATIONAL BANK OF SOUTH AFRICA LIMITED), Plaintiff, and KALI JOSIAH HLATSHWAYO, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:00, ACTING SHERIFF VANDERBIJLPARK, CNR. FRIKKIE MEYER AND RUTHERFORD BOULEVARD, VANDERBIJLPARK

KINDLY TAKE NOTICE that pursuant to a Judgment delivered by the High Court of South Africa, Gauteng Division, Pretoria on the 24TH APRIL, 2023 and a Warrant of Execution against Immovable Property a sale in Execution of the undermentioned property is to be held with a reserve of R338,992.40 at THE ACTING SHERIFF VANDERBIJLPARK'S OFFICE, CNR. FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK on 8TH MARCH, 2024 at 10H00.

Full Conditions of Sale can be inspected at the OFFICES OF THE ACTING SHERIFF OF THE HIGH COURT, VANDERBIJLPARK at the abovementioned address 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: ERF 648 VANDERBIJLPARK CENTRAL WEST NO. 6 EXTENSION 1 TOWNSHIP
REGISTRATION DIVISION: IQ PROVINCE OF GAUTENG
MEASURING: 833 SQUARE METRES
HELD BY DEED OF TRANSFER NO. T 48844/2006
KNOWN AS: 22 SCHILLER STREET, VANDERBIJLPARK CENTRAL WEST
NO.6 EXTENSION 1

IMPROVEMENTS:
ENTRANCE HALL, LOUNGE, FAMILYROOM, DININGROOM, KITCHEN, 3 BEDROOMS, SHOER,
TOILET, 2
GARAGES, 2 CARPORTS, BATHROOM/TOILET

ZONING: Residential (the accuracy hereof not guaranteed)

1. The rules of this auction are available 24 hours before the auction at the offices of the Acting Sheriff of the High Court VANDERBIJLPARK, CNR. FRIKKIE MEYER AND RUTHERFORD BOULEVARD, VANDERBIJLPARK during office hours.

Advertising cost at current publication rates and sale costs according to Court Rules apply

Registration a buyer is a pre-requisite subject to condition, inter alia

- (a) Directive of the Consumer Protection Act 68 of 2008
(URL <http://www.info.gov.za/view/DownloadFilesAction?id=99961>)
- (b) Fica-legislation: Requirement proof of ID and residential address
- (c) Payment of a Registration fee of R20 000,00 (refundable) in cash or bank guaranteed cheque
- (d) Registration condition

2. The full conditions of sale may be inspected at the offices of the Acting Sheriff of the High court Vanderbijlpark, CNR. FRIKKIE MEYER AND RUTHERFORD BOULEVARD, VANDERBIJLPARK

3. The auction will be conducted by Acting Sheriff and/or his/her duly appointed Deputy.

Dated at: PRETORIA, 2024-02-16.

HACK STUPEL & ROSS, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA, Tel. 012 325 4185, Fax. 012 328 3043, Ref. DU PLOOY/LM/GP13077 - e-mail : lorraine@hsr.co.za.

Case No: 4820/2022
Docex 101, Pretoria

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REG NO. 1962/000738/06) (EXECUTION CREDITOR), and FIELD SPARES AND EQUIPMENT (PTY) LTD (REG NO. 2019/263829/07)(1ST DEBTOR), MARK ANTHONY VAN LENTE N.O. (TRUSTEE:THE NATAL TRUST IT378/10)(2ND DEBTOR), WILLIAM ALLAN HEPBURN N.O. (TRUSTEE:THE NATAL TRUST IT378/10)(3RD DEBTOR), JAN ABRAHAM VAN RENSBURG N.O. (TRUSTEE:THE NATAL TRUST IT378/10)(4TH DEBTOR), MARK ANTHONY VAN LENTE N.O. (TRUSTEE:THE M.A.R.S. TRUST IT20262/14)(5TH DEBTOR), MARIA SALOME VAN LENTE N.O. (TRUSTEE:THE M.A.R.S. TRUST IT20262/14)(6TH DEBTOR), AND 4 OTHERS

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-13, 09:00, BY THE SHERIFF OF THE HIGH COURT MBOMBELA, AT THE SHERIFF'S OFFICE AT 99 JACARANDA AVE, WEST ACRES, MBOMBELA

In pursuance of judgment granted against the Second, Third and Fourth Judgment Debtors (the Natal Trust) on 3 March 2023 wherein the said Judgment Debtors' immovable property described below was declared specially executable, in the above Honourable Court and under a writ of execution issued thereafter the immovable property belonging to the Second, Third and Fourth Judgment Debtors (the Natal Trust) listed hereunder will be sold in execution on WEDNESDAY, 13 MARCH 2024 at 09h00 by the Sheriff of the High Court MBOMBELA, at the Sheriff's office at 99 Jacaranda Avenue, West Acres, Mbombela, to the highest bidder:

Description: ERF 1517 SONHEUWEL TOWNSHIP,

REGISTRATION DIVISION J.T., PROVINCE OF MPUMALANGA;

In extent: 5791 (FIVE THOUSAND SEVEN HUNDRED AND NINETY ONE) SQUARE METRES;

Physical Address: 51-55 ANDERSON STREET, NELSPRUIT;

Zoned: COMMERCIAL;

HELD by the Second, Third and Fourth Judgment Debtors (the Natal Trust) in its name under Certificate of Consolidated Title No. T14537/2010.

IMPROVEMENTS: The following information is given but not guaranteed: The improvements on the property consist of the following:

Description:

The subject Commercial property is located in the older part of Mbombela CBD and has been developed over years into different business entities. Access is from the street front parking on Anderson and Bester Streets, as well as from the internal parking garage and roof top parking.

Extent of Improvements (approximate): Building 1: Fitment Centre (400m²):

Located on Bester street is a Two (2) level face brick building under a slight pitched IBR roof structure with timber front fascias. Access is from the lean-to and cobble paved walkway via 4 x Industrial roller shutter doors with a pedestrian entrance and comprises of a rectangular floor layout with timber enclosed sales and storage area towards the left front. Adjacent thereto is an L-shaped tyre fitment and wheel balancing workshop with adjacent office corner, storeroom and cloakrooms.

Workshop (385m²):-

Towards the left side of the Fitment Centre via double steel swing gates and concrete driveway to the parking area below is the entrance towards the under building workshop. An internal steel staircase leads into the upper level sales area.

Building 2: Spare Sales (1900m²):-

Three storey concrete structured building under a flat reinforced roof structure with face brick infill, steel and aluminium framed windows and roller shutter doors at the storerooms, receiving, sales and fitment bay entrances. The building is accessible from Bester street via the parking garage as well as from the roof top parking. A second entrance on Anderston street is via double steel swing gates between the fitment centres and driving ramp into the parking garage and roof top parking. Access is on the upper level via industrial roller shutter doors and comprises of a large floor layout with front display areas, cloakrooms, large U-shape wooden sales counter with caged storage areas towards the sides and back thereof. Double steel side doors open onto a large assembly area. Various steel staircases lead into the under building storage areas.

Fitment Centre (340m²):-

Facing Anderson street are two Tyre fitment and Wheel balancing workshops with bull nose front fascias accommodating the advertising boards. Access is from the lean-to and cobble paved walkway via 5 industrial roller shutter street front doors and 1 door on the entrance ramp and comprises of rectangular floor layouts, serving counters, customer waiting room, kitchen and cloakrooms.

Building 3: Shop Front Retail (650m²):-

Located on Anderson street is a rectangular double volume clinker brick building under pitched IBR roofing with the street front being fitted with aluminium framed showroom windows and double entrance doors. The

building has been divided into various street front retail outlets with a drive-thru towards the warehouse receiving building at the back. Access is from the street front parking and lean-to walkway.

Receiving Warehouse (240m²):

Located behind the retail building and with access from the concrete driveway is a free standing face brick building under a flat and concealed corrugated iron roof structure with access from the industrial roller shutter door.

Yard Area:

All the driveways are concrete slabbed with the roof top parking areas being brick paved.

The Erven:

L-shaped with access on Anderson and Bester street.

The full conditions may be inspected at the office of the Sheriff of the High Court MBOMBELA, during office hours, at 99 Jacaranda Avenue, West Acres, Mbombela.

Note: Consumer Protection Act 68 of 2008:

Buyers/Bidders must register to bid and original proof of identity and residential address are required. Should you buy on behalf of someone else, or a legal entity, you will need to present the Sheriff with written authority to this effect. Further information and Regulations in terms of the Consumer Protection Act 68 of 2008 are available at the office of the Sheriff for inspection (or visit <http://www.info.gov.za/view/downloadfileactionid=99961>) to view Directive of the Consumer Protection Act 68 of 2008 & Rule 46 of the Uniform Court Rules). Payment of a registration fee - R10,000.00 in cash - refundable after sale, if not buying.

Dated at: PRETORIA, 2023-12-14.

NEWTONS INC., 2nd Floor, Lobby 3, Brooklyn Forum Building, 337 Veale Street, Nieuw Muckleneuk, Pretoria, Tel. (012) 4250200, Fax. (012) 4609491, Ref. I0007955/L Hurly/lm.

Case No: 1778/2019

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and TEBOGO RICHARD MONYATSI (IDENTITY NUMBER: 621023 5914 018) FIRST DEFENDANT & ONTLOGETSE EDITH MONYATSI (IDENTITY NUMBER: 650705 0948 080) SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-15, 10:00, 232 BEYERS NAUDE DRIVE, RUSTENBURG

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale with a Court reserve price of R250 000.00, will be held by the SHERIFF OF THE HIGH COURT BAFOKENG at 232 BEYERS NAUDE DRIVE, RUSTENBURG on FRIDAY the 15TH of MARCH 2024 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 BAFOKENG during office hours.

CERTAIN:

ERF 1655 TLHABANE UNIT-B

IN EXTENT 254 (TWO HUNDRED AND FIFTY FOUR) SQUARE METRES

HELD BY DEED OF GRANT NO TG56768/1997BP

SUBJECT TO THE CONDITIONS AS SET OUT IN THE AFORESAID DEED

ALSO KNOWN AS: 1655 LENGAU STREET, FOXLAKE TOWNSHIP, TLHABANE, RUSTENBURG.

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

LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM

WALLS: BRICK

FLOORS: TILES

ROOF: 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 in cash 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 BAFOKENG, 232 BEYERS NAUDE DRIVE, RUSTENBURG, 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 BAFOKENG.
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 R25 000.00 (Twenty Five Thousand Rand) (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers 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% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date 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 Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale;
 - (i) 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.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/MV/MAT43527.

Case No: 54519/2020

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 CLINTON ROBERT CAMPBELL SMITH (IDENTITY NUMBER: 800613 5401 080) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-15, 09:30, 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 without a Court reserve price, will be held by the SHERIFF OF THE HIGH COURT BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG on FRIDAY the 15TH of MARCH 2024 at 09:30 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF BOKSBURG during office hours.

CERTAIN:

A UNIT CONSISTING OF -

(A) SECTION NO 183 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS31/2009, IN THE SCHEME KNOWN AS EVELEIGH ESTATES IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT EVELEIGH EXTENSION 38 TOWNSHIP, LOCAL AUTHORITY EKURHULENI

METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 71 (SEVENTY 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 ST013484/09

ALSO KNOWN AS: 183 EVELEIGH ESTATE, 77 EDGAR ROAD, EVELEIGH EXTENSION 38.

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

MAIN BUILDING: 2 BEDROOMS, KITCHEN, BATHROOM, LOUNGE, CAR PORT
FREESTANDING HOUSE
WALLS: PLASTER.

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 BOKSBURG, 182 LEEUWPOORT STREET, BOKSBURG, 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 BOKSBURG.
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 R20 000.00 (Twenty Thousand Rand) (refundable) in cash;
 - (d) Registration conditions.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/BV/MAT65284.

Case No: 12646/2022

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) PLAINTIFF, and SHIOHAN WITNEY APRIL (IDENTITY NUMBER: 780419 5028 087) FIRST DEFENDANT & RIZANE MOSES APRIL (IDENTITY NUMBER: 750225 0146 089) SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-15, 10:00, ERF 7952 MOUNT PLEASANT, HERMANUS (71 FREEZIA STREET, MOUNT PLEASANT, HERMANUS)

In execution of a judgment of the High Court of South Africa, Western Cape Division, Cape Town, abovementioned suit, a sale with a Court reserve price of R455 000.00, will be held by the SHERIFF OF THE HIGH COURT HERMANUS at ERF 7952 MOUNT PLEASANT, HERMANUS (71 FREEZIA STREET, MOUNT PLEASANT, HERMANUS) on FRIDAY the 15TH of MARCH 2024 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 HERMANUS during office hours.

CERTAIN:

ERF 7952 HERMANUS IN THE OVERSTRAND MUNICIPALITY
DIVISION CALEDON PROVINCE OF WESTERN CAPE
IN EXTENT 240 (TWO HUNDRED AND FORTY) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T69170/2016
SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED

ALSO KNOWN AS: 71 FREEZIA STREET, MOUNT PLEASANT, HERMANUS.

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

STANDARD HOUSE CONSISTING OF KITCHEN, 1 BATHROOM, 1 BEDROOM, 1 HALF BUILT ROOM.

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 in cash 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 HERMANUS, 11B ARUM ROAD, HERMANUS, 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 HERMANUS.
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) Payment of a registration fee of R10 000.00 (Ten Thousand Rand) (refundable) in bank guaranteed cheque;
 - (e) Registration conditions;
 - (f) Advertising costs at current publication rates and sale costs according to Court rules apply.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/OM/MAT75917.

Case No: 16810/2022

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 TASMIYAH ESSOP (IDENTITY NUMBER: 810613 0124 081) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale with a Court reserve price of R800 000.00, will be held by the SHERIFF OF THE HIGH COURT RUSTENBURG at GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG on THURSDAY the 14TH of MARCH 2024 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 RUSTENBURG during office hours.

CERTAIN:

A UNIT CONSISTING OF -

(A) SECTION NO 1 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SS359/2004, IN THE SCHEME KNOWN AS KUDU PARK IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT PORTION 2 OF ERF 1519 SAFARITUINE EXTENSION 8 TOWNSHIP, LOCAL AUTHORITY: RUSTENBURG LOCAL MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 138 (ONE HUNDRED AND THIRTY 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 NUMBER ST61885/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

ALSO KNOWN AS: UNIT 1 KUDU PARK, 67 RENSBURG STREET, SAFARI TUINE EXTENSION 8, RUSTENBURG.

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

MAIN BUILDING: LOUNGE, KITCHEN, 3 BEDROOMS, 2 BATHROOMS
OUTBUILDING: 2 GARAGES, 1 TOILET, 1 STORE ROOM
WALLS: BRICK
ROOF: 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 in cash 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 RUSTENBURG, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, 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 RUSTENBURG.
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) Registration fee of R25 000.00;
- (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% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date 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 Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale.
- (i) 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.
- (j) The auction will be conducted by the Sheriff or his Deputy.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/OM/MAT74001.

Case No: 1863/2019

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and WILLEM MARTHINUS GERHARDUS OCKERT VAN TONDER (IDENTITY NUMBER: 650901 5155 082) FIRST DEFENDANT & JOLANDA VAN TONDER (IDENTITY NUMBER: 720106 0052 088) SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, 209 BEYERS NAUDE DRIVE, RUSTENBURG

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale without a Court reserve price, will be held by the SHERIFF OF THE HIGH COURT RUSTENBURG at 209 BEYERS NAUDE DRIVE, RUSTENBURG on THURSDAY the 14TH of MARCH 2024 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 RUSTENBURG during office hours.

CERTAIN:

A UNIT CONSISTING OF -

(a) SECTION NUMBER 7 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN SS70/1976, IN THE SCHEME KNOWN AS JOYCELIN COURT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT PORTION 1 OF ERF 58 RUSTENBURG TOWNSHIP, LOCAL AUTHORITY: RUSTENBURG LOCAL MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 98 (NINETY 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 ST65606/2008

ALSO KNOWN AS: 23 BOOM STREET, RUSTENBURG.

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

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM
WALLS: BRICK
ROOF: METAL.

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 in cash 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 RUSTENBURG, 209 BEYERS NAUDE DRIVE, RUSTENBURG, 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 RUSTENBURG.
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) Registration fee of R25 000.00;
 - (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% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date 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 Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale.
 - (i) 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.
 - (j) The auction will be conducted by the Sheriff or his Deputy.

Dated at: PRETORIA, 2024-02-01.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/BV/MAT53210.

Case No: 1775/2019

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and CHARLES JACOBUS STRYDOM (IDENTITY NUMBER: 660604 5093 083) FIRST DEFENDANT & JOHANNA HELENA STRYDOM (IDENTITY NUMBER: 690512 0075 084) SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale with a Court reserve price of R400 000.00, will be held by the SHERIFF OF THE HIGH COURT RUSTENBURG at GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG on THURSDAY the 14TH of MARCH 2024 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 RUSTENBURG during office hours.

CERTAIN:

REMAINING EXTENT OF ERF 736 RUSTENBURG TOWNSHIP
REGISTRATION DIVISION J.Q. PROVINCE OF NORTH WEST
MEASURING 1290 (ONE THOUSAND TWO HUNDRED AND NINETY) SQUARE METRES
HELD BY DEED OF TRANSFER T149762/2004
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 14A RIDDER STREET, RUSTENBURG.

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

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS
OUTBUILDINGS: GARAGE
FLATLET: 1 BEDROOM, 1 BATHROOM, KITCHEN
WALLS: FACEBRIC/PLASTER
ROOF: 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 in cash 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 RUSTENBURG, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, 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 RUSTENBURG.
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) Registration fee of R25 000.00;
 - (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% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date 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 Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale.
 - (i) 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.
 - (j) The auction will be conducted by the Sheriff or his Deputy.

Dated at: PRETORIA, 2024-02-01.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/BV/MAT52149.

Case No: 6864/2021

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 VUYISILE MALUMO (IDENTITY NUMBER: 780927 5357 181) DEFENDANT**

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, 61 VAN RIEBEEK STREET, ALBERTON NORTH

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a Court reserve price of R450 000.00, will be held by the SHERIFF OF THE HIGH COURT JOHANNESBURG EAST at 61 VAN RIEBEEK STREET, ALBERTON NORTH on WEDNESDAY the 13TH day of MARCH 2024 at 14:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF JOHANNESBURG EAST during office hours.

CERTAIN:

ERF 375 YEOVILLE TOWNSHIP
REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG
MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T000010825/2014
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 12 PAGE STREET, YEOVILLE.

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

MAIN DWELLING: 1 LOUNGE, 1 DINING ROOM, 1 KITCHEN, 3 BEDROOMS, 2 BATHROOMS.

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 OF THE HIGH COURT JOHANNESBURG EAST, 61 VAN RIEBEEK STREET, ALBERTON NORTH 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 JOHANNESBURG 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 R50 000.00 (Fifty Thousand Rand) (refundable) by EFT and must reflect in the Sheriff's account prior to the sale;
 - (d) Advertising costs at current publication rates and sale costs according to Court rules, apply;
 - (e) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA;
 - (f) The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers JA Thomas and/or P Ora and/or A Jegels.

Dated at: PRETORIA, 2023-07-04.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0865603329, Ref. N CROUS/MV/MAT66104.

Case No: 27444/2022

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 NURUDEEN ADEGBOYEGA OKUSANYA (IDENTITY NUMBER: 800527 5988 187) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, 61 VAN RIEBEEK STREET, ALBERTON NORTH

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a Court reserve price of R995 000.00, will be held by the SHERIFF OF THE HIGH COURT JOHANNESBURG EAST at 61 VAN RIEBEEK STREET, ALBERTON NORTH on WEDNESDAY the 13TH day of MARCH 2024 at 14:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF JOHANNESBURG EAST during office hours.

CERTAIN:

ERF 1657 MALVERN TOWNSHIP
REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG
MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES
HELD BY DEED OF TRANSFER T41893/2020
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 269 SAINT AMANT STREET, MALVERN.

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

MAIN BUILDING: SINGLE STOREY, BRICK WALLS, TILED FLOORS, LOUNGE, 3 BEDROOMS, KITCHEN, 1 BATHROOM, 1 SHOWER, 1 TOILET
OUTBUILDING: BRICK WALLS, 2 GARAGES, 1 CARPORT.

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 JOHANNESBURG EAST, 61 VAN RIEBEEK STREET, ALBERTON NORTH 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 JOHANNESBURG 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 R50 000.00 (Fifty Thousand Rand) by EFT that must reflect in the Sheriff's account prior to the sale;
 - (d) Registration conditions: no persons will be allowed on the premises if they are not registered for FICA and CPA;
 - (e) Advertising costs at current publication rates and sale costs according to Court rules, apply;
 - (f) The office of the Sheriff for JOHANNESBURG EAST will conduct the sale with auctioneers JA THOMAS and/or P ORA and/or A JEGELS;

(g) The Purchaser shall pay to the sheriff a deposit of 10% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the day of the sale.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/MVDB/MAT74447.

Case No: 91411/2019

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 MAGDALENA SUSAN VAN BILJON (IDENTITY NUMBER: 791215 0087 087) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, 1ST FLOOR UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale with a reserve price of R200 000.00, will be held by the SHERIFF OF THE HIGH COURT RANDBURG SOUTH WEST at 1ST FLOOR UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG on WEDNESDAY the 13TH day of MARCH 2024 at 11:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF RANDBURG SOUTH WEST during office hours.

CERTAIN:

(1) A Unit consisting of:

(A) Section No 5 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS645/1994 IN THE SCHEME KNOWN AS ELKABARA IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT WINDSOR TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 113 (ONE HUNDRED AND THIRTEEN) 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 ST29413/2012 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER

(2) AN EXCLUSIVE USE AREA DESCRIBED AS GARDEN G5 MEASURING 44 (FORTY FOUR) SQUARE METRES BEING AS SUCH PART OF THE COMMON PROPERTY, COMPRISING THE LAND AND THE SCHEME KNOWN AS ELKABARA IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT WINDSOR TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS645/1994

HELD BY NOTARIAL DEED OF CESSION NUMBER SK1957/2012 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID NOTARIAL DEED OF CESSION

ALSO KNOWN AS: UNIT 5 WINDSOR, 48 KINGS AVENUE, RANDURG.

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

MAIN DWELLING: LOUNGE, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, 1 TOILET
OUTBUILDINGS: 1 GARAGE
WALLS: PLASTER

ROOF: 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 in cash 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 RANDBURG SOUTH WEST, 1ST FLOOR UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG, 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 RANDBURG SOUTH WEST.
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) Payment of a registration fee of R20 000.00 (Twenty Thousand Rand) (refundable) in cash prior to commencement of auction in order to obtain a buyers card;
 - (e) Advertising costs at current publication rates and sale costs according to Court rules, apply;
 - (f) Registration conditions.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0865603329, Ref. N CROUS/BV/MAT61044.

Case No: 2234/2017

IN THE HIGH COURT OF SOUTH AFRICA
(MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT))

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and JABULANE ESAU NHLABATHI (IDENTITY NUMBER: 620328 5386 08 6) FIRST DEFENDANT & GOODNESS NKOSINGIMELE DLAMINI (IDENTITY NUMBER: 650711 0588 082) SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, 25 PRINGLE STREET, SECUNDA

In execution of a judgment of the High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat), abovementioned suit, a sale with a Court reserve price of R760 000.00, will be held by the SHERIFF OF THE HIGH COURT SECUNDA at 25 PRINGLE STREET, SECUNDA on WEDNESDAY the 13TH day of MARCH 2024 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 SECUNDA during office hours.

CERTAIN:

ERF 140 SECUNDA TOWNSHIP

REGISTRATION DIVISION I.S. MPUMALANGA PROVINCE

IN EXTENT: 660 (SIX HUNDRED AND SIXTY) SQUARE METRES

HELD BY DEED OF TRANSFER NO T111677/2000

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN AND ESPECIALLY
SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

ALSO KNOWN AS: 21 LANGENHOVEN STREET, SECUNDA.

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

3 BEDROOMS, KITCHEN, DINING ROOM, SITTING ROOM, 2 BATHROOMS PLUS TOILET, 1 OUTSIDE ROOM PLUS TOILET, 1 GARAGE.

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 SECUNDA, 25 PRINGLE STREET, SECUNDA, 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 SECUNDA.
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) Payment of a registration fee of R20 000.00 (Twenty Thousand Rand) (refundable) in cash;
 - (e) Registration conditions;
 - (f) Advertising costs at current publication rates and sale costs according to Court rules apply.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/MV/MAT21159.

Case No: 7774/2019

IN THE HIGH COURT OF SOUTH AFRICA
(LIMPOPO DIVISION, POLOKWANE)

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and MABAREKI SOPHTER MONYELE (PREVIOUSLY MASETE) (IDENTITY NUMBER: 860320 0500 083) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, 66 PLATINUM STREET, LADINE, POLOKWANE

In execution of a judgment of the High Court of South Africa, Limpopo Division, Polokwane, abovementioned suit, a sale with a Court reserve price of R300 000.00, will be held by the SHERIFF OF THE HIGH COURT POLOKWANE at 66 PLATINUM STREET, LADINE, POLOKWANE on WEDNESDAY the 13TH of MARCH 2024 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 POLOKWANE during office hours.

CERTAIN:

ERF 1834 IVY PARK EXTENSION 22 TOWNSHIP
REGISTRATION DIVISION L.S. PROVINCE OF LIMPOPO
IN EXTENT: 350 (THREE HUNDRED AND FIFTY) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T62777/2011
SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN

ALSO KNOWN AS: 38 ROBE STREET, IVY PARK, POLOKWANE.

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

SINGLE FREESTANDING HOUSE WITH BRICK AND PLASTERED WALL, TILE ROOF AND TILE ROOF, LOUNGE, KITCHEN, 3 BEDROOMS, 1 BATHROOM

OTHER: FENCED PRE-CAST WALLING.

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 in cash 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 POLOKWANE, 66 PLATINUM STREET, LADINE, POLOKWANE, 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 POLOKWANE.
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) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;
 - (e) Registration conditions;
 - (f) Advertising costs at current publication rates and sale costs according to Court rules apply;
 - (g) The auction will be conducted by the Sheriff Mrs AT Ralehlaka, or her Deputy.
 - (h) The purchase shall pay to the Sheriff a deposit of 10% of the purchase price by electronic transfer or by bank guaranteed cheque on the day of the sale. No cash payments are accepted;
 - (i) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution credit or his or her attorney, and shall be furnished to the Sheriff within 21 days after the sale;
 - (j) 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 clause 4 of the Conditions of Sale;
 - (k) 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 until date of registration of transfer.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0865603329, Ref. N CROUS/MV/MAT59471.

Case No: 24477/2020

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 S'THEMBISO CYPRIAN BAYANDA SHABALALA (IDENTITY NUMBER: 871215 6251 086) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, 61 VAN RIEBEEK STREET, ALBERTON NORTH

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a Court reserve price of R994 100.00, will be held by the SHERIFF OF THE HIGH COURT JOHANNESBURG EAST at 61 VAN RIEBEEK STREET, ALBERTON NORTH on WEDNESDAY the 13TH of MARCH 2024 at 14:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF JOHANNESBURG EAST during office hours.

CERTAIN:

ERF 6233 KENSINGTON TOWNSHIP
REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG
MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES
HELD BY DEED OF TRANSFER NO T40598/2017
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 17 FERRET STREET, KENSINGTON.

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

KITCHEN, LOUNGE, DINING ROOM, 2 BEDROOMS, BATHROOM, CARPORT.

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 JOHANNESBURG EAST, 61 VAN RIEBEEK STREET, ALBERTON NORTH 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 JOHANNESBURG 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 R50 000.00 (Fifty 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 office of the Sheriff for JOHANNESBURG EAST will conduct the sale with auctioneers JA THOMAS and/or P ORA and/or A JEGELS;

(g) The Purchaser shall pay to the sheriff a deposit of 10% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the day of the sale.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/CN/MAT63470.

Case No: 2157/2020

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) PLAINTIFF, and PHUTI SILAS MOKOELE (IDENTITY NUMBER: 730615 5669 082) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale with a Court reserve price of R1 630 000.00, will be held by the SHERIFF OF THE HIGH COURT RUSTENBURG at GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG on THURSDAY the 14TH of MARCH 2024 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 RUSTENBURG during office hours.

CERTAIN:

PORTION 53 (A PORTION OF PORTION 19) OF THE FARM RHENOSTERFONTEIN 336
REGISTRATION DIVISION J.Q. NORTH WEST PROVINCE
MEASURING 21,4576 (TWENTY ONE COMMA FOUR FIVE SEVEN SIX) HECTARES
HELD BY DEED OF TRANSFER NUMBER T107351/2004

ALSO KNOWN AS: PORTION 53 (A PORTION OF PORTION 19) OF THE FARM RHENOSTERFONTEIN 336, RUSTENBURG.

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

FIRST STRUCTURE: 1 ENSUITE BEDROOM, 2 BEDROOMS, OPEN PLAN KITCHEN, 1 BATHROOM AND TOILET, 1 DOUBLE DOOR GARAGE, 1 SERVANT ROOM WITH TOILET, 3 VERANDAS WITH DOUBLE DOORS

SECOND STRUCTURE: LIVING ROOM (TURNED OFFICE), KITCHEN, 1 BEDROOM (DOUBLE DOOR ENTRANCE), 1 BATHROOM, 1 TOILET (INCOMPLETE), 1 SHOWER (INCOMPLETE) 1 VERANDA WITH DOUBLE DOOR, 1 FIRE PLACE.

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 in cash 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 RUSTENBURG, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, 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 RUSTENBURG.
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) Registration fee of R25 000.00;
- (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% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date 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 Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale.
- (i) 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.
- (j) The auction will be conducted by the Sheriff or his Deputy.

Dated at: PRETORIA, 2024-02-01.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/MV/MAT65437.

Case No: 44765/2020

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 VUSIMUZI MOYO (IDENTITY NUMBER: 700609 5194 080) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-15, 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, a sale with a Court reserve price of R1 180 456.35, will be held by the SHERIFF OF THE HIGH COURT ROODEPOORT at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT on FRIDAY the 15TH day of MARCH 2024 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:

ERF 201 ONTDEKKERSPARK TOWNSHIP
REGISTRATION DIVISION I.Q. THE PROVINCE OF GAUTENG
MEASURING 1157 (ONE THOUSAND ONE HUNDRED AND FIFTY SEVEN) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T24035/2015
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 47 FINCH STREET, ONTDEKKERSPARK, ROODEPOORT.

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

3 BEDROOMS, 3 BATHROOMS, TV/LIVING ROOM, DINING ROOM, STUDY, KITCHEN, 2 GARAGES, SHED/STOREROOM
FENCING: PALISADE
OUTER WALLS: PLASTER
FLOORS: TILES
ROOF: 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 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 R20 000.00 (Twenty Thousand Rand) in cash;
 - (d) Registration conditions.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/MVDB/MAT64512.

Case No: 22871/2020

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 MOSES BOETI NGEU (IDENTITY NUMBER: 621124 5414 088) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale without a Court reserve price, will be held by the SHERIFF OF THE HIGH COURT PALM RIDGE at 39A LOUIS TRICHARDT STREET, ALBERTON NORTH on WEDNESDAY the 13TH of MARCH 2024 at 09:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF PALM RIDGE during office hours.

CERTAIN:

ERF 1134 WATERVALSPRUIT EXTENSION 9 TOWNSHIP
REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG
MEASURING 150 (ONE HUNDRED AND FIFTY) SQUARE METRES
HELD BY DEED OF TRANSFER T77069/2018
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 1134 PEAMOUTH STREET, WATERVALSPRUIT EXTENSION 9.

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

MAIN BUILDING: SINGLE STOREY, WALLS: BRICK, ROOF: TILES, FLOORS: TILES ROOMS:
LOUNGE, 2 BEDROOMS, KITCHEN, 1 BATHROOM, 1 SHOWER, 1 TOILET
OTHER INFORMATION: BOUNDARY: FENCED.

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 PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH 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 PALM RIDGE.
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 R25 000.00 (Twenty Five 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 Ian Burton, or his Deputy.
 - (g) The Purchaser shall pay to the sheriff a deposit of 10% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the day of the sale.
 - (h) Should the Purchaser fail to pay the deposit and the Sheriff's commission on completion of the sale, then the sale shall be null and void and the Sheriff may immediately put the property up for auction again.
 - (i) 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 7 days after the sale.
 - (j) 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 secured in terms of clause 4 of the conditions of sale.
 - (k) Should the Purchaser receive possession of the property, the Purchaser shall be liable for occupational rental at the rate of 1% (one per centum) of the purchase price per month.

Dated at: PRETORIA, 2024-01-31.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. R ISMAIL/CN/MAT63199.

Case No: 65587/2019

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 RHODA MOLEELE (IDENTITY NUMBER: 780222 0148 086) DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-15, 11:00, 3 VOS AND 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 Court reserve price of R447 309.94, will be held by the SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 on FRIDAY the 15TH day of MARCH 2024 at 11:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF TSHWANE NORTH during office hours.

CERTAIN:

ERF 559 ROSSLYN EXTENSION 15 TOWNSHIP
REGISTRATION DIVISION J.R. THE PROVINCE OF GAUTENG
MEASURING 300 (THREE HUNDRED) SQUARE METRES
HELD UNDER DEED OF TRANSFER T106146/2013

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 6462 MOUSEBIRD STREET, ROSSLYN, AKASIA.

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

MAIN BUILDING: LOUNGE, KITCHEN, 2 BEDROOMS, 1 BATHROOM, PAVING.

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 TSHWANE NORTH, 3 VOS AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, 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 TSHWANE NORTH.
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 R20 000.00 (Twenty Thousand Rand) (refundable) in cash;
 - (d) Registration conditions.

Dated at: PRETORIA, 2024-02-02.

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA, Tel. 012 361 5640, Fax. 0862396955, Ref. N CROUS/MV/MAT59697.

Case No: 3999/2017
Docex 27

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

In the matter between: **THE STANDARD BANK OF SOUTH AFRICA LIMITED, Applicant, Registration Number: 1962/000738/06, and KHELIZA MICHAEL NKOMO, First Respondent, Identity Number 621011 5860 08 1, and GRACE ZAKHONA NKOMO, Second Respondent, Identity Number 680819 0618 08 2**

NOTICE OF SALE IN EXECUTION

2024-03-07, 12:00, AT THE SHERIFF'S OFFICE, ACTING SHERIFF DURBAN SOUTH UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), MORNINGSID, 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 07 MARCH 2024 to be held at 12H00 at the AT THE SHERIFF'S OFFICE, ACTING SHERIFF DURBAN SOUTH UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), MORNINGSID, DURBAN, and / or online by registering on SHERIFF DURBAN NORTH/ACTING SHERIFF DURBAN SOUTH profile on www.onlineauctions.africa in accordance with the Consumer Protection Act 68 of 2008, as amended to the highest bidder to the highest bidder. ERF 2651 LOVU REGISTRATION DIVISION E.T, PROVINCE OF KWAZULU - NATAL, IN EXTENT 342 (THREE HUNDRED AND FORTY TWO) SQUARE METRES HELD BY DEED OF TRANSFER NO.T30780/96PHYSICAL ADDRESS:A2651 ILOVU TOWNSHIP, AMANZIMTOTITHE PROPERTY IS ZONED: RESIDENTIAL (NOTHING GUARANTEED)IMPROVEMENTS:The following information is furnished but not guaranteed: A FREESTANDING HOUSE CONSISTING OF BLOCK WALLS WITH ASBESTOS ROOF-COMPRISING OF 1 LOUNGE WITH TILED FLOOR, 1 KITCHEN WITH TILED FLOOR, 2 BEDROOMS WITH

CONCRETE FLOORS, 1 COMBINED BATHROOM AND TOILET, UNFENCED. (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 EFT 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 are available 24 hours prior to the auction at the office of the Sheriff for ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), MORNINGSIDES, DURBAN. The office of the Sheriff for Acting sheriff Durban South will conduct the sale with auctioneers Alan Murugan (Sheriff) and/or his Deputy. 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) 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>)

B) FICA - To provide an original RSA IDENTITY DOCUMENT AND PROOF OF RESIDENCE (municipal account or bank statement not older than 3 months)

C) 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.

D) 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.

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.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff at UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), MORNINGSIDES, DURBAN.

Dated at: Umhlanga, 2024-02-12.

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfong Circle, Ridgeside Office Park, Umhlanga, Tel. 0315705619, Fax. 0315705796, Ref. S1272/8523, Acc. Thobani Mthembu.

**Case No: D1207/2023
Docex 27**

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Applicant, Registration Number: 1962/000738/06, and GIFT SABELO MLATHA, Respondent, Identity Number: 7803115520082

NOTICE OF SALE IN EXECUTION

2024-03-04, 10:00, SHERIFF'S OFFICE, PORTSHEPSTONE, NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE

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 04th MARCH 2024 at 10H00 at the SHERIFF'S OFFICE, PORTSHEPSTONE, NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE, in accordance with the Consumer Protection Act 68 of 2008, as amended to the highest bidder subject to a reserve price of R760 000.00, to the highest bidder: ERF 1611 MARGATE (EXTENSION NO.3), REGISTRATION DIVISION E.T, PROVINCE OF KWAZULU NATAL, IN EXTENT 1018 (ONE THOUSAND AND EIGHTEEN) SQUARE METRES, HELD BY DEED OF TRANSFER T31624/08; SUBJECT TO THE CONDITIONS THEREIN CONTAINED PHYSICAL ADDRESS: 7 MILNER CRESCENT, MARGATE EXT 3 ZONING: RESIDENTIAL (NOTHING GUARANTEED) IMPROVEMENTS: The following information is furnished but not guaranteed: Main Building, Single storey with plastered walls, tiled roof, tiled floors, lounge and dining room combined, bathroom and shower combined, 1 bedroom, 1 kitchen, 1 bedroom with ensuite, Verandah on first floor, garage attached to the main building. Out Building: Single storey with plastered walls, tiled roof, tiled floors, 2 bedrooms, Kitchen & Bathroom. Fenced Boundary (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 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 attorney, and shall be furnished to the sheriff within 10 days after the date of sale. The purchaser may be taken possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase

price. The rules of this auction and a full advertisement is available 24hours prior the auction at the office of the Sheriff for PORT SHEPSTONE, NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE. The office of the Sheriff for PORT SHEPSTONE will conduct the sale with auctioneers MAB MAHLANGU or her Deputy. 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 proof of residence
- C. Payment of a Registration Fee of R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
- 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, SHERIFF'S OFFICE (NO.17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE).

Dated at: Umhlanga, 2024-02-12.

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfond Circle, Ridgeside Office Park, Umhlanga, Tel. 0315705619, Fax. 0315705796, Ref. S1272/6782, Acc. Thobani Mthembu.

**Case No: D273/2022
DOCEX 27**

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

In the matter between: FirstRand Bank Limited, Plaintiff, and Hilton Jabulani Ntuli, First Defendant, and Zanele Cherubim Thandekile Madi, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, at 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 the 13 March 2024 at 10:00 at, 18 Suzuka Road, Westmead, Pinetown, to the highest bidder with reserve price of R1 725 234.92

Portion 6 of Erf 2945 Westville, Registration Division FT, Province of Kwazulu - Natal, in extent 2825 (two thousand eight hundred and twenty five) square metres; held by Deed of Transfer No. T7010/2016, subject to conditions therein contained. Magisterial district of Pinetown.

physical address:

102 Methven Road, Chiltern, Westville.

zoning : residential(nothing guaranteed)

improvements:

the following information is furnished but not guaranteed:

A dwelling comprising of - entrance hall, lounge, family room, dining room, kitchen, 4 bedrooms, 2 bathrooms, 1 shower, 2 toilets. other: verandahs, 2 garages, servants, bathroom/toilet, paving, walling, swimming pool, gate, wooden deck

(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 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 for Pinetown, 18 Suzuka Road, Westmead, Pinetown The office of the Sheriff Pinetown will conduct the sale with auctioneers N.B.Nxumalo and/or Mrs S Raghuo. 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 full Conditions can be inspected at the offices of the Sheriff of the High Court, Pinetown, 18 Suzuka Road, Westmead, Pinetown 15 days prior to the sale, Our ref; SChetty FIR93/1282.

Dated at: UMHLANGA, 2023-09-20.

Strauss Daly, 9th Floor Strauss Daly Place, 41 Richfond Circle, Ridgeside Office Park, Umhlanga, Tel. 031-5705600, Fax. 031 570 5796, Ref. FIR93/1282, Acc. Thobani Mthembu.

**Case No: D5941/2022
252, Durban**

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

In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and JODACHE OWEN PERUMAL, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, SHERIFF'S OFFICE, SHERIFF INANDA 1, UNIT 3, 1 COURT LANE, VERULAM

KINDLY TAKE NOTICE that in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 26 JANUARY 2023 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 Higher and Lower Courts for the district of Inanda Area 1 on FRIDAY, 08TH MARCH 2024 at 10:00 by way of physical attendance at the SHERIFF'S OFFICE, SHERIFF INANDA 1, UNIT 3, 1 COURT LANE, VERULAM.

PROPERTY DESCRIPTION:

A UNIT CONSISTING OF -

(a) SECTION NO. 10 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS180/1999, IN THE SCHEME KNOWN AS REDFERN IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT REDFERN, IN THE ETHEKWINI MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SECTIONAL PLAN, IS 65 (SIXTY 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 NUMBER ST40277/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

The property is situated at SECTION 10 REDFERN COURT, FLAT NUMBER 106, 88 REDFERN CRESCENT, REDFERN, PHOENIX / MAGISTERIAL DISTRICT OF VERULAM.

Improvements:

Second floor flat, concrete slab roof, block walls, above street level, tiled plus peel and stick, 2 x bedrooms, bathroom, 1 x lounge, 1 x kitchen, built-in cupboards

(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 Inanda Area 1, situated at UNIT 3, 1 COURT LANE, VERULAM 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 Mr TA Tembe, the duly appointed Sheriff for Inanda Area 1 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 via EFT 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 R10 000,00 in cash (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. Registration conditions.

Dated at: DURBAN, 2024-01-11.

Glover Kannieappan Inc., Office 1A, The Stadium Building, The Lion Match Office Park, 892 Umgeni Road, Durban., Tel. 0313011539, Fax. 031 301 6895, Ref. MAT103798/KZN, Acc. M NAIDOO.

Case No: 16975/22P

IN THE HIGH COURT OF SOUTH AFRICA
(KwaZulu-Natal Division, Pietermaritzburg)

**In the matter between: FIRSTRAND BANK LIMITED, PLAINTIFF, and BONGIWE CONSTANTIA NUNGU,
Identity Number 8409140765087, DEFENDANT**

NOTICE OF SALE IN EXECUTION

2024-03-14, 09:00, Sheriff's Office, 20 Otto Street, Pietermaritzburg, KwaZulu-Natal

PLEASE TAKE NOTICE THAT the under-mentioned property will be sold by Public Auction by the Sheriff for the High Court of Pietermaritzburg on Thursday, the 14th of March 2024 at 09h00 at the Sheriff's Office, 20 Otto Street, Pietermaritzburg, KwaZulu-Natal.

The property is described as:-

A Unit consisting of -

(a) Section No. 5 as shown and more fully described on Sectional Plan No. SS 799/2006 in the scheme known as Riverview Mews in respect of the land and building or buildings situate at Lincoln Meade, Msunduzi Municipality area, of which section the floor area according to the said Sectional Plan is 104 (One Hundred and 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 No. ST42087/2014

and situated at Section No. 5, Door No. 6 Riverview Mews, 32 Rodgers Avenue, Lincoln Meade, Pietermaritzburg, KwaZulu-Natal and is zoned as general residential.

The following information is furnished but is not guaranteed:

The property has been improved with a main dwelling consisting of a lounge, dining room, kitchen, 3 bedrooms, 1 bathroom, 1 shower, 2 toilets and out garage.

The Conditions of Sale may be inspected at the office of the Sheriff, Pietermaritzburg 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 Msunduzi 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 are available 24 hours prior to the auction at the Sheriff's Office, 20 Otto Street, Pietermaritzburg, 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 R15,000.00 in cash,
 - d) Registration conditions.

The office of the Sheriff for Pietermaritzburg will conduct the sale with auctioneer AM Mzimela (Sheriff) and/or her Deputies.

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

Dated at: Pietermaritzburg, 2024-01-31.

Stowell & Co, 295 Pietermaritz Street, Pietermaritzburg, Tel. 0338450500, Fax. 0865455685, Ref. GJ Campbell/FIR/2452.

Case No: 1504/2022
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
TEBOGO NICOLAS OAGENG (ID: 860127 5810 080), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-12, 10:00, OFFICES OF SHERIFF KIMBERLEY, 2 BARRISTER STREET, KIMBERLEY NORTH,
KIMBERLEY**

Certain: ERF 41336 KIMBERLEY, SITUATE IN THE SOL PLAATJE MUNICIPALITY, DISTRICT OF KIMBERLEY, NORTHERN CAPE PROVINCE. IN EXTENT 546 (FIVE HUNDRED AND FORTY SIX) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T30/2014. SUBJECT TO THE CONDITIONS THEREIN CONTAINED. BETTER KNOWN AS 20 GRIEKOES STREET, ROODEPAN, KIMBERLEY, NORTHERN CAPE PROVINCE. THE PROPERTY IS ZONED: RESIDENTIAL. A RESIDENTIAL DWELLING CONSISTING OF : LOUNGE, KITCHEN, 3X BEDROOMS, 1X BATHROOM, 1X GARAGE, 1X CARPORT (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 Kimberley's Offices 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 Kimberley. 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, 2024-02-13.

SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN, Tel. 051-5056600, Fax. 051-4304806, Ref. ROCHELLE BRINK, Acc. MMO1128.

**Case No: 2023-25750
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)

In the matter between: Nedbank Limited, Plaintiff, and CHIPENDO: RAY WAKO Execution Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, 1ST FLOOR, UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 31 JULY 2023 in terms of which the below property will be sold in execution by the Sheriff RANDBURG SOUTH WEST on WEDNESDAY, 13 MARCH 2024 at 11:00 at 1ST FLOOR, UNIT 7 BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG to the highest bidder with a court reserve of R792 000.00; A unit consisting of (a) Section No. 80 as shown and more fully described on Sectional Plan Number SS248/1997, in the scheme known as ALPINE VILLAGE in respect of the land and building or buildings situated at SONNEGLANS EXTENSION 17 township, Local Authority: CITY OF JOHANNESBURG, of which section the floor area, according to the said sectional plan, is 77 (SEVENTY SEVEN) 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 ST48260/2021 and subject to such conditions as set out in the aforesaid deed Which is certain and is zoned as a residential property described as: A Double Storey Flat in a Security Estate comprising of 1 x Lounge with tiled floors, x Dining Room with tiled floors, 2 x Bathrooms with tiled floors, 3 x Bedrooms with tiled floors and built in cupboards, 1 Kitchen with tiled floors and built in cupboards. Out Building: 1 x Single Garage, Garden in good condition, Tiled Roof, Steel framed windows and Brick Walls - plaster and stone. WHICH CANNOT BE GUARANTEED. The property is situated at: NO 80 - ALPINE VILLAGE, 7 NYALA ROAD, SONNEGLANS EXTENSION 17. In the magisterial District of JOHANNESBURG NORTH. 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 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 will be available at least 24 hours before the auction at the office of the Sheriff RANDBURG SOUTH WEST at 1ST FLOOR, UNIT 7 BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG. 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 amounting to R10 000.00 (refundable) payable by EFT.3. 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 RANDBURG SOUTH WEST at 1ST FLOOR, UNIT 7 BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-11.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/zm/MAT32527, Acc. Citizen.

**Case No: 11687/2019
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 David De Beyer, Judgement Debtor

NOTICE OF SALE IN EXECUTION

2024-03-14, 14:00, 10 Pierneef Boulevard (Formerly Verwoerd Road), Meyerton

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 Meyerton to the highest bidder subject without reserve, and will be held at 10 Pierneef Boulevard, (formerly Verwoerd Road) Meyerton on 14 March 2024 at 14H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 10 Pierneef Boulevard, (formerly Verwoerd Road) Meyerton, prior to the sale.

Certain :

Erf 667 Henley On Klip Township,

Registration Division I.R, Province of Gauteng, being 35 Burnham Road, Henley On Klip, Meyerton

Measuring: 4064 (Four Thousand and Sixty Four) Square Meters:

Held under Deed of Transfer No: T8555/2018

Situated in the Magisterial District of Meyerton

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, Kitchen, 2 Bedrooms, 2 Bathrooms and a open patio

Outside Buildings: 4 Garages, First Flat/Cottage: Kitchen, 2 Bedrooms, a Bathroom, Separate Toilet and a Covered Patio. Second Flat/Cottage: Kitchen, 1 Bedroom and a Bathroom.

Sundries: Swimming Pool

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, 2023-12-13.

Hammond Pole Majola Inc C/o NVG Attorneys, Menlo Law Chambers, no.49 11th Street, Menlo Park, Pretoria, Tel. 0118741800, Fax. 0866781356, Ref. MAT1253/BJ/IM, Acc. Hammond Pole Majola Inc, Boksburg.

**Case No: 2022-003333
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

In the matter between: Nedbank Limited, Plaintiff, and DHLIWAYO: NYASHA Execution Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, 61 VAN REBEECK STREET, ALBERTON

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 10 JULY 2023 in terms of which the below property will be sold in execution by the (Acting) Sheriff JOHANNESBURG EAST on WEDNESDAY, 13 MARCH 2024 at 14:00 at 61 VAN REBEECK STREET, ALBERTON to the highest bidder with a court reserve of R750 000.00. PORTION 2 OF ERF 693 ELANDSPARK TOWNSHIP REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG MEASURING 612 (SIX HUNDRED AND TWELVE) SQUARE METERS HELD BY DEED OF TRANSFER NUMBER T27452/2020 SUBJECT TO THE CONDITIONS THEREIN CONTAINED ("the mortgaged property") Which is certain and is zoned as a residential property described as: A freestanding single story building comprising of Block walls, Tiles, 1 x Lounge, 3 x Bedrooms, 1 x Kitchen and 1 x Bathroom. Out Building: 2 Carports, concrete fenced and Pallisade WHICH CANNOT BE GUARANTEED. The property is situated at: 104 SANGIRO ROAD, ELANDSPARK, JOHANNESBURG. In the magisterial District of JOHANNESBURG CENTRAL. 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 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 will be available at least 24 hours before the auction at the office of the (Acting) Sheriff JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON. 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/DownloadandFileAction?id=99961>) 2. FICA - legislation i.r.o. proof of identity and address particulars. 3. Payment of a Registration Fee in the amount of R50 000.00 (refundable) by way of EFT or a bank guarantee cheque (no cash). 4. Registration conditions: No person will be allowed on the premises if they are not registered for FICA and CPA. 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 (Acting) Sheriff JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-13.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/zm/MAT30557, Acc. Citizen.

**Case No: 2022-054765
172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

In the application of: FIRSTRAND BANK LIMITED, Plaintiff, and IVAN ENGELBRECHT, and EMMILY FRANCIS SPEEK, Defendants

NOTICE OF SALE IN EXECUTION

2024-03-04, 11:00, SHERIFF CENTURION WEST, 229 BLACKWOOD STREET, HENNOSPARK, CENTURION

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 27th of July 2023 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 CENTURION WEST on MONDAY the 4th day of MARCH 2024 at 11:00 at 229 BLACKWOOD STREET, HENNOSPARK, CENTURION to the highest bidder with a reserve price of R290 693.97.

CERTAIN: ERF 586 VALHALLA TOWNSHIP
REGISTRATION DIVISION J.R.,
THE PROVINCE OF GAUTENG
MEASURING 819 (EIGHT HUNDRED AND NINETEEN) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T171437/2006
SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

ZONING: Special Residential (not guaranteed)

The property is situated at 23 FJORD STREET, VALHALLA and consists of 2 Bedrooms, Bathroom, a Dining room, Laundry, Kitchen, a garage, concrete fencing, plaster as outer wall finishing, thatched roof and tiles as inner floor finishing (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 CENTURION WEST situated at 229 BLACKWOOD STREET, HENNOSPARK, CENTURION 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 R10 000.00 (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, 2024-02-12.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R NEL/CN/18045.

**Case No: 2022/005500
172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Johannesburg)

In the application of: FIRSTRAND BANK LIMITED, Plaintiff, and HENRY CHAUKE & TSHEGOFATSO BRIGET CHAUKE, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-01, 10:00, SHERIFF ROODEPOORT, 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 19th of July 2023 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 on FRIDAY the 1st day of MARCH 2024 at 10:00 at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT to the highest bidder with a reserve price of R780 763.00.

CERTAIN:

ERF 2191 FLORIDA EXTENSION 5 TOWNSHIP
REGISTRATION DIVISION I.Q.,
THE PROVINCE OF GAUTENG
MEASURING 1033 (ONE THOUSAND AND THIRTY THREE) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T44092/2018
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Residential (not guaranteed)

The property is situated at 21 POOLE STREET, FLORIDA, ROODEPOORT and consists of 3 bedrooms, a lounge, a garage, 2 bathrooms, a dining room, a kitchen a granny flat, 1 carport and a swimming pool, brick fencing, plaster outer wall finishing, tiled roof and tile flooring (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions 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 situated at THE SHERIFF'S OFFICE ROODEPOORT, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT 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 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, 2024-01-31.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R NEL/PM/93116.

**Case No: 2016/31589
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)

In the matter between: Nedbank Limited, Plaintiff, and Kekana: Lebogang Moni Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, Acting Sheriff Johannesburg East, 61 VAN REBEECK STREET, ALBERTON

This is a sale in execution pursuant to a judgment/orders obtained in the above Honourable Court dated the 05 May 2017, 28 October 2019 & 05 October 2023 in terms of which the below property will be sold in execution by the Acting Sheriff JOHANNESBURG EAST on WEDNESDAY, 13 MARCH 2024 at 14:00 at 61 VAN RIEBEECK STREET, ALBERTON to the highest bidder without a court reserve.

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

(a) Section number no. 12 as shown and more fully described on Sectional Plan number SS113/1990, ("the sectional plan") in scheme known as SAUSALITO in respect of the land and building or buildings situate at YEOVILLE TOWNSHIP, LOCAL AUTHORITY THE CITY OF JOHANNESBURG, of which section the floor area, according to the said Sectional Plan, is 126 (One Hundred and Twenty Six) 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 ST34752/2008

2. An exclusive use area described as PARKING BAY NO P8 measuring 16 (Sixteen) square metres being as such part of the common property, comprising the land and the scheme known as SAUSALITO in respect of the land and building or buildings situate at YEOVILLE TOWNSHIP LOCAL AUTHORITY THE CITY OF JOHANNESBURG, as shown and more fully described on Sectional Plan no.SS113/1990

held by NOTARIAL DEED OF CESSION NO.SK 2626/2008

which is certain, and is zoned as a residential property inclusive of the following:

Main Building: 3X BEDROOMS, 1X BATH ROOM, KITCHEN, 2X LIVING ROOMS - WHICH CANNOT BE GUARANTEED

The property is situated at: APARTMENT "E" (Also known as unit L or unit 12) SAUSALITO APARTMENTS, 37 RALIEGH STREET, YEOVILLE in the magisterial district of JOHANNESBURG CENTRAL

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 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 will be available at least 24 hours before the auction at the office of the ACTING SHERIFF JOHANNESBURG EAST at 61 VAN RIEBEEK STREET, ALBERTON

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 in cash amounting to R50 000.00 (refundable)
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 ACTING JOHANNESBURG EAST 61 VAN RIEBEEK STREET, ALBERTON at during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-10-18.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/MAT14161/rm, Acc. Citizen.

Case No: 2022-045674
13 Rivonia

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)

In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Execution Creditor, and Kwinana, Nontuthuzelo Execution Debtor

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-13, 14:00, 61 Van Rebeeck Street, Alberton

In execution of a judgement of the High Court of South Africa, Gauteng Division, Johannesburg, in the abovementioned suit, a sale will be held at the offices of the Acting Sheriff of the High Court, Johannesburg East at 61 Van Rebeeck Street, Alberton on Wednesday the 13th day of March 2024 at 14h00 of the undermentioned property of the Judgement Debtor subject to the Conditions of Sale: PROPERTY DESCRIPTION: ERF 518 THE HILL EXTENSION 1 TOWNSHIP REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG IN EXTENT: 714 (SEVEN HUNDRED AND FOURTEEN) SQUARE METRES HELD BY DEED OF TRANSFER T44189/2016 and situate at 49 LEBANON ROAD, THE HILL, JOHANNESBURG, GAUTENG in the Magisterial District of

Johannesburg Central . IMPROVEMENTS: The following information is furnished in respect of the improvements, though in this respect nothing is guaranteed: CONSTRUCTED OF BRICK WALLS AND METAL ROOF MAIN BUILDING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, COVERED PATIO OUTBUILDINGS: GARAGE, STOREROOM, DOUBLE CARPORT PROPERTY ZONED: RESIDENTIAL (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") TERMS AND CONDITIONS:

The sale will be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court (as amended) and the relevant provisions of the Consumer Protection Act No. 68 of 2008 (as amended) and the Regulations promulgated thereunder which can be viewed at https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf. The conditions of Sale may be inspected at the office of the ACTING SHERIFF OF THE HIGH COURT, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON, 24 hours prior to the auction. TAKE NOTICE THAT: The successful bidder on the day of the sale shall be required to pay to the Sheriff a deposit of ten (10) percent of the purchase price in cash or electronic funds transfer. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Plaintiff and shall be furnished to the Sheriff within twenty-one (21) days after the sale. The property may be taken possession of after signature of the conditions of the sale, payment of the deposit and upon the balance of the purchase price being secured. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of one (1) percent of the purchase price per month from date of occupation until date of transfer. All prospective bidders are required to: Register with the Sheriff prior to the auction; Produce to the Sheriff at the time of registration proof of identity and residence in the manner contemplated in Chapter 3 Part 1 of the Financial Intelligence Centre Act No. 38 of 2001. Pay to the Sheriff a refundable registration fee in the sum of R50 000.00 by way of electronic funds transfer prior to commencement of the auction. Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.5. The office of the Acting Sheriff for JOHANNESBURG EAST will conduct the sale with auctioneers J.A. THOMAS and/or P. ORA and/or A. JEGELS. Advertising costs at current publication rates and sale costs according to court rules, apply. Further information in respect of the aforesaid requirements and compliance with same as well as inspection of the abovementioned property may be obtained from the office of the Sheriff.

Dated at: RIVONIA, 2024-02-09.

Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein, Tel. 0118076046, Fax. 0866143218, Ref. Mr. T Cloete/AD/S57413.

**Case No: 1664/2021
PH46A**

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

**In the matter between: Firststrand Bank Limited, Judgement Creditor, and Lutendo Precious Lithole,
1st Judgement Debtor**

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, 39A Louis Trichardt Avenue, Alberton North

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 Palm Ridge to the highest bidder subject to a reserve price of R330 000.00 and will be held at 39A Louis Trichardt Avenue, Alberton North on 13 March 2024 at 09H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 39A Louis Trichardt Avenue, Alberton North prior to the sale.

Certain :

Erf 580 Watervalspruit Extension 9 Township, Registration Division I.R., Province of Gauteng, Situated at 580 Rockfish Street, Watervalspruit Ext 9

Measuring: 142 (One Hundred and Forty Two) Square Meters

Held under Deed of Transfer No. T1081/2018

Situated in the Magisterial District of Palm Ridge

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, 2 Bedrooms, 1 Bathroom, 1 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 SHERIFF'S OFFICE, SHERIFF PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH, 24 hours prior to the auction.

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

All bidder are required to pay R25 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card.

Dated at: Hammond Pole Majola Inc, Boksburg, 2023-12-01.

Hammond Pole Majola Inc C/o NVG Attorneys, Menlo Law Chambers, no.49 11th Street, Menlo Park, Pretoria, Tel. 0118741800, Fax. 0866781356, Ref. MAT444166/LW/RL, Acc. Hammond Pole Majola Inc, Boksburg.

Case No: 2240/2021

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

In the matter between: NEDBANK LIMITED, Plaintiff, and MOGOMUTSI DANIEL GAOSEKWE - ID NO: 740723 5652 088, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-07, 10:00, SHERIFF PRETORIA SOUTH WEST, AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE WEST PARK, PRETORIA

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as with a reserve price of R461 500.00 will be held BY THE SHERIFF PRETORIA SOUTH WEST at SHERIFF PRETORIA SOUTH WEST, AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE WEST PARK, PRETORIA on 7 MARCH 2024 at 10H00 of the undermentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of Pretoria and the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale, during office hours, at the offices of the BY THE SHERIFF PRETORIA SOUTH WEST, AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE WEST PARK, PRETORIA.

BEING:

ERF 5112 LOTUS GARDENS EXTENSION 2 TOWNSHIP
REGISTRATION DIVISION J.R PROVINCE OF GAUTENG
MEASURING 335 (THREE HUNDRED AND THIRTY FIVE) SQUARE METRES
HELD BY DEED OF TRANSFER T61115/2019
SUBJECT TO THE CONDITIONS THEREIN CONTAINED, specially executable

PHYSICAL ADDRESS: 204 PETER MOKABA STREET, LOTUS GARDENS, EXTENSION 2, PRETORIA

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

A DWELLING CONSISTING OF (NOT GUARANTEED)

3 X BEDROOMS, 1 X BATHROOMS, 1 X KITCHEN, 2 X LIVING ROOM AND 2 X CAR PORTS

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 AND ONE THOUSAND 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, 2024-02-06.

Delberg Attorneys., Delberg Attorneys : Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Tel. (012) 361 5001, Fax. (012) 361 6311, Ref. VIJAYTA RANA/ sn / NHL0501.

Case No: 7751/2022

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

In the matter between: Nedbank Limited - Judgement Creditor, and Boitumelo Dickson Mahasha - Judgement Debtor

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, 139 Bayers Naude Drive, Franklin Roosevelt Park

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Johannesburg) in the abovementioned suit, the Property shall be sold by the Sheriff Johannesburg West to the highest bidder subject to a reserve price of R418 000.00 and will be held at 139 Bayers Naude Drive, Franklin Roosevelt Park on 12 March 2024 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 139 Bayers Naude Drive, Franklin Roosevelt Park, prior to the sale.

Certain:

Erf 936 Crosby Township, Registration Division I.Q., Province of Gauteng, being 9 Nurney Avenue, Crosby

Measuring: 556 (Five Hundred And Fifty Six) Square Metres;

Held under Deed of Transfer No. T28836/2021

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: 3 Bedrooms, 1 Bathroom, Kitchen, Lounge.

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 Attorneys, Boksburg, 2024-01-12.

Hammond Pole Attorneys C/o Vermaak & Partners Inc, 3rd Floor 54 On Bath, 54 On Bath Avenue, Rosebank, Tel. 0118741800, Fax. 0866781356, Ref. MAT449151/LW/LC, Acc. Hammond Pole Attorneys, Boksburg.

Case No: 2441/2019

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

In the matter between: HOME OBLIGORS MORTGAGE ENHANCED SECURITIES (PTY) LTD, Plaintiff, and DAVID MARUTA, BORN ON 12 AUGUST 1959, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, NORTH WEST

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, North West Division, Mahikeng, in the above action, a sale as a unit with a reserve price of R175 000.00 will be held by the SHERIFF RUSTENBURG AT THE SHERIFF'S OFFICE: GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, NORTH WEST on the 15th day of July 2022 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of RUSTENBURG 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 GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG, NORTH WEST.

BEING:

A UNIT CONSISTING OF -

(A) SECTION 14 AS SHOWN MORE FULLY DESCRIBED ON SECTIONAL PLAN SS743/2009, IN THE SCHEME KNOWN AS ANJE HOF IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT REMAINING EXTENT OF ERF 1480, RUSTENBURG TOWNSHIP, LOCAL AUTHORITY RUSTENBURG LOCAL MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 89 (EIGHTY 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. ST73960/2009
SUBJECT TO THE CONDITIONS THEREIN CONTAINED,

PHYSICAL ADDRESS: UNIT 14 ANJE HOF, 16 OLIVER TAMBO DRIVE, RUSTENBURG, NORTH WEST.

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

A SECTIONAL TITLE UNIT CONSISTING OF (NOT GUARANTEED)

1X LOUNGE, 1X KITCHEN, 3X BEDROOMS, 1X BATHROOM, 1X SINGLE GARAGE.

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.

The purchaser shall pay to the sheriff a deposit of 10% of the purchase price in cash, EFT or 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 14-21 days after the sale.

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

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

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, 2024-01-09.

Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Gauteng, Tel. (012) 361-5001, Fax. (012) 361-6311, Ref. BONETTE TENNER / AHL1923.

Case No: 2021/16332
172 Johannesburg

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

In the application of: **FIRSTRAND BANK LIMITED, Plaintiff, and MPENDULO GIVEN MASHABANE & JACK MOLAHLWA TLOUBATA, Defendant**

NOTICE OF SALE IN EXECUTION

2024-02-28, 10:00, SHERIFF PRETORIA EAST, CHRIST CHURCH, 820 PRETORIUS STREET, PRETORIA AND ADDITIONAL ENTRANCE AT 813 STANZA BOPAPE STREET, ARCADIA

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 22nd of February 2022 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 SHERIFF PRETORIA EAST on WEDNESDAY the 28th day of FEBRUARY 2024 at 10:00 at CHRIST CHURCH, 820 PRETORIUS STREET, PRETORIA AND ADDITIONAL ENTRANCE AT 813 STANZA BOPAPE STREET, ARCADIA to the highest bidder with a reserve price of R606,249.70.

CERTAIN:

A unit consisting of -

(a) Section No. 187 as shown and more fully described on Sectional Plan No. SS454/2018 in the scheme known as THE BLYDE in respect of the land and building or buildings situated at ZWARTKOPPIES EXTENSION 45 TOWNSHIP, CITY OF TSHWANE METROPOLITAN MUNICIPALITY of which section the floor area, according to the said Sectional Plan is 74 (SEVENTY 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 ST85761/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED AND MORE SPECIFICALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF THE BLYDE HOME OWNERS ASSOCIATION.

ZONING: General Residential (not guaranteed)

The property is situated at SECTION 187 (DOOR 187) THE BLYDE, 1737 TROPICAL STREET, ZWARTKOPPIES EXTENSION 45 and consists of a lounge, 2 bedrooms, 2 bathrooms, 1 shower, 2 water closets, a kitchen and 2 carports (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions of Sale. The conditions and the rules of auction can be inspected 24 hours before the auction at the offices of the sheriff of the High Court for the district of SHERIFF PRETORIA EAST situated at CHRIST CHURCH, 820 PRETORIUS STREET, PRETORIA AND ADDITIONAL ENTRANCE AT 813 STANZA BOPAPE STREET, ARCADIA 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 as amended.
(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 must pay a registration fee (refundable) 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. All bidders are required to present their Identity Document and proof of residence for FICA compliance.

Dated at: Johannesburg, 2024-02-05.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R.NEL/PM/104221.

Case No: 35072/2022

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

In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) (PTY) LTD, and ABSA BANK LIMITED, Plaintiffs, and RORISANG DAWN MAIMANE, IDENTITY NUMBER: 900806 5894 085, Defendants

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, 1281 CHURCH STREET, HATFIELD, 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 with a reserve price of R409 663.34 will be held by the SHERIFF PRETORIA SOUTH EAST AT 1281 CHURCH STREET, HATFIELD, PRETORIA, GAUTENG on the 12th day of March 2024 at 10:00 of the under mentioned immovable property of the Judgment Debtors, 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 1281 CHURCH STREET, HATFIELD, PRETORIA, GAUTENG.

BEING:

A UNIT CONSISTING OF -

(a) SECTION NO 2 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS216/2008 IN THE SCHEME KNOWN AS CONSTANTIA PARK 236 IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 236 CONSTANTIA PARK, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 153 (ONE HUNDRED AND FIFTY THREE) 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 ST24557/2008. SUBJECT TO THE CONDITIONS THEREIN CONTAINED

PHYSICAL ADDRESS: UNIT 7 KAMASSIE GARDENS, 77 KAMASSIE CRESCENT, MORELETA PARK EXT 23, PRETORIA

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

A SECTIONAL TITLE UNIT CONSISTING OF (NOT GUARANTEED)

2X BEDROOMS, 1X BATHROOM AND A CARPORT

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, 2023-12-13.

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 / AHL3826.

Case No: 48751/2016
PH46A

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

In the matter between: Firststrand Bank Limited - Judgement Creditor, Delani Noah Mazibuko - 1st Judgment Debtor, and Chaisha Phillipine Mazibuko - 2nd Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, 39A Louis Trichardt Avenue, Alberton North

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 Palm Ridge to the highest bidder with a reserve price of R412 199.80 and will be held at 39a Louis Trichardt Avenue, Alberton North on 13 MARCH 2024 at 09:00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 39a Louis Trichardt Avenue, Alberton North, prior to the sale.

Certain:

Erf 2425 Spruitview Township, Registration Division I.R, Province of Gauteng, being 2425 Poto Street, Spruitview, Germiston

Measuring: 360 (Three Hundred and Sixty) square metres;

Held under Deed of Transfer No. T39915/2020

Situated in the Magisterial District of Palm Ridge.

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, 2 Bathrooms, 3 Bedrooms, 2 Toilets And Kitchen

Outside Buildings: Double 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.

All bidders are required to present their identity document together with their proof of residence for FICA compliance. all bidders are required to pay R25 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card.

Dated at: Hammond Pole Attorneys, Boksburg, 2023-12-20.

Hammond Pole C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria, Tel. 0118741800, Fax. 0866781356, Ref. MAT223582/IM, Acc. Hammond pole Majola Inc, Boksburg.

Case No: 418/2022

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

In the matter between: ABSA BANK LIMITED, Plaintiff, and MOSIOA PETRUS MASOPHA, IDENTITY NUMBER: 790325 5466 086, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, North West Division, Mahikeng, in the above action, a sale as a unit with a reserve price of R308 000.00 will be held by the SHERIFF RUSTENBURG AT THE SHERIFF'S OFFICE: GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG on the 14th day of March 2024 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of RUSTENBURG 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 GROUND FLOOR, 209 BEYERS NAUDE DRIVE, RUSTENBURG.

BEING: A UNIT CONSISTING OF- (a) SECTION NO. 20 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS535/2010, IN THE SCHEME KNOWN AS DAMION HOF IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT ERF 7162 RUSTENBURG TOWNSHIP, LOCAL AUTHORITY: RUSTENBURG LOCAL MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 60 (SIXTY) 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

PHYSICAL ADDRESS: UNIT 20 DAMION HOF, 95 TUIN STREET, RUSTENBURG, NORTH WEST (BEING THE CHOSEN DOMICILIUM CITANDI ET EXECUTANDI).

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

A DWELLING CONSISTING OF (NOT GUARANTEED)

1X BEDROOM, 1X BATHROOM, 1X KITCHEN AND 1X LOUNGE

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, 2024-01-15.

Delberg Attorneys Inc., Delberg Attorneys: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Tel. (012) 361-5001, Fax. (012) 361-6311, Ref. BONETTE TENNER / AHL3728.

**Case No: 2023-003007
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

In the matter between: Nedbank Limited, Plaintiff, and NOMAVA MANANGA, Execution Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, SHERIFF'S OFFICE PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 1 November 2023 in terms of which the below property will be sold in execution by the Sheriff PALM RIDGE on 13 MARCH 2024 at 9H00 at SHERIFF'S OFFICE PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH to the highest bidder with a court reserve of R900 000,00. ERF 6326 ALBERTSDAL EXTENSION 43 TOWNSHIP REGISTRATION DIVISION I.R.; THE PROVINCE OF GAUTENG MEASURING 180 (ONE HUNDRED AND EIGHTY) SQUARE METRES HELD BY DEED OF TRANSFER T12811/2021 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF LEOPARDS REST HOME OWNERS ASSOCIATION, NPC REGISTRATION NUMBER 2016/237127/08 ("the Mortgaged Property") which is certain, and is zoned as a residential property inclusive of the following: And consists of a residential property comprising of MAIN BUILDING: 3 bedrooms, 2 bathrooms, 2 toilets, 1 shower, 1 lounge, 1 kitchen, 1 dining room - WHICH CANNOT BE GUARANTEED. The property is situated at: 6326 PINK POLYWOG STREET, ALBERTSDAL EXTENSION 43. In the magisterial District of EKURHULENI CENTRAL. 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 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 will be available at least 24 hours before the auction at the office of the SHERIFF PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH. Registration as a buyer is a pre-requisite subject to conditions including, inter alia: 1. 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)) 2. All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R25 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card. 3. The rules of the auction and conditions of the sale may be inspected at SHERIFF'S OFFICE, SHERIFF PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH, 24 hours prior to the auction. 4. The auction will be conducted by the Sheriff Mr Ian Burton, of his Deputy. 5. The Purchaser shall pay the Sheriff a deposit of 10 percent of the purchase price in cash or by bank guaranteed cheque or eft on the day of the sale. 6. The balance shall be paid against the transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor of his or her attorney and shall be furnished to the Sheriff within 21

days after the sale. 7. The property may take possession of after signature of the conditions of sale, payment of deposit and upon the balance of purchase price being secured in condition. 8. Should the purchaser received possession of the property, the purchaser shall be liable for the occupational rent at the rate of 1% of the purchase price per month.

Dated at: Johannesburg, 2023-12-14.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/fp/MAT31698, Acc. Citizen.

**Case No: 2021-27283
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Pretoria)

In the matter between: Nedbank Limited, Plaintiff, and MNGOMEZULU: NSIKA MBEKO Execution Debtor
NOTICE OF SALE IN EXECUTION

2024-03-11, 09:00, 62 LUDORF STREET, BRITS

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 6 June 2022 and varied on 30 June 2023 in terms of which the below property will be sold in execution by the Sheriff BRITS on MONDAY 11 MARCH 2024 at 09:00 at 62 LUDORF STREET, BRITS to the highest bidder with a court reserve of R900 000.00. ERF 203 KOSMOS EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION J.Q., NORTH-WEST PROVINCE MEASURING 1058 (ONE THOUSAND AND FIFTY EIGHT) SQUARE METRES HELD BY DEED OF TRANSFER T15804/2017 SUBJECT TO CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER "the mortgaged property". Which is certain and is zoned as a residential property inclusive of the following: 3 Bedrooms, lounge, dining room, kitchen, 3 bathrooms, 3 showers, 3 toilets and outbuildings comprising of 2 garages - WHICH CANNOT BE GUARANTEED. The property is situated at: 123 COLEMAN STREET, KOSMOS (EXT 1), HARTBEESPOORT in the magisterial district of MADIBENG. 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 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 will be available at least 24 hours before the auction at the office of the Sheriff BRITS at 62 LUDORF STREET, BRITS. 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/DownloadandFileAction?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 BRITS at 62 LUDORF STREET, BRITS during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2024-01-15.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/fp/MAT29143, Acc. Citizen.

Case No: 20507/2019

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

**In the matter between: NEDBANK LIMITED, Plaintiff, and MALESELA SAMUEL MOGALE - ID NO: 791030
5268 081, Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, SHERIFF PRETORIA SOUTH EAST, 1281 CHURCH STREET, HATFIELD, PRETORIA

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as with a reserve price of R350 000.00 will be held BY THE SHERIFF PRETORIA SOUTH EAST at 1281 CHURCH STREET, HATFIELD, PRETORIA on 12 MARCH 2024 at 10H00 of the undermentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of Pretoria and the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection

prior to the sale, during office hours, at the offices of the BY THE SHERIFF PRETORIA SOUTH EAST at 1281 CHURCH STREET, HATFIELD, PRETORIA.

BEING:

A Unit consisting of -

(a) SECTION NO 62 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS27/1979, IN THE SCHEME KNOWN AS SUNNYSIDE GARDENS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 1345 SUNNYSIDE TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 92 (NINETY TWO) 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 ST83148/2011

SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER, specially executable

PHYSICAL ADDRESS: DOOR NO 5K (SECTION 62), SUNNYSIDE GARDENS, 488 REITZ STREET, SUNNYSIDE, PRETORIA

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

A DWELLING CONSISTING OF (NOT GUARANTEED)

3 X BEDROOMS, 2.0 X BATHROOMS, 1 X KITCHEN, 2 X LIVING ROOMS

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 AND ONE THOUSAND 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, 2024-01-08.

Delberg Attorneys., Delberg Attorneys : Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Tel. (012) 361 5001, Fax. (012) 361 6311, Ref. VIJAYTA RANA/ sn / NHL0223.

Case No: 50574/2019

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG DIVISION, PRETORIA)**In the matter between: ABSA BANK LIMITED, Plaintiff, and PRUDENCE NTHABISENG MOSALA,
IDENTITY NUMBER: 760615 0809 082, Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA

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 R350 000.00 will be held by the ACTING SHERIFF SOSHANGUVE AT: AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA on the 14th day of March 2024 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of TSHWANE 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 ZELDA PARK BUILDING, OFFICE NO 8A, 570 GERRIT MARRITZ STREET, PRETORIA NORTH.

BEING:

PORTION 38 (A PORTION OF PORTION 3) OF ERF 288 SOSHANGUVE-BB TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG. MEASURING 357 (THREE HUNDRED AND FIFTY SEVEN) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T38068/2008

PHYSICAL ADDRESS: STAND 288 / 38 BLOCK BB, SOSHANGUVE, GAUTENG (BEING THE CHOSEN DOMICILIUM CITANDI ET EXECUTANDI)

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

A DWELLING CONSISTING OF (NOT GUARANTEED)

MAIN BUILDING:

2X BEDROOMS, 1X BATHROOM, 1X KITCHEN, 1X DINING ROOM AND 1X GARAGE.

OUTBUILDING:

2X BEDROOMS AND 1X BATHROOM.

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, 2024-01-17.

Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Gauteng, Tel. (012) 361-5001, Fax. (012) 361-6311, Ref. BONETTE TENNER / AHL0155.

**Case No: 37916/2020
PH46A**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

In the matter between: Absa bank Limited Judgement Creditor, and Favo Moschini 1st Judgement Debtor, and Aleta Elizabeth Moschini 2nd Judgement Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, 1st Floor, Unit 7 Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, 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 R2 200 000.00 and will be held at 1st Floor, Unit 7 Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg on 13 March 2024 at 11:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 1st Floor, Unit 7 Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg prior to the sale.

Certain:

Remaining Extent of Erf 429 Ferndale Township, Registration Division IQ, Province of Gauteng, being 434 Elgin Avenue, Ferndale

Measuring: 2189 (Two Thousand One Hundred and Eighty Nine) Square Metres;

HELD under Deed of Transfer No.T77416/1993

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: Entrance Hall, Lounge, Dining, Livingroom, Study, Kitchen, Scullery, 4x Bedrooms, 3x Bathrooms, Balcony

Outside buildings: Double Garage, 4x Carports, Bedroom, 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 Attorneys, Boksburg, 2023-12-20.

Hammond Pole Majola Inc C/o NVG Attorneys, NVG Attorneys Menlo Law Chambers, No. 49 11th Street, Menlo Park, Pretoria, Tel. 0118741800, Fax. 0866781356, Ref. MAT440639/IM, Acc. Hammond Pole Attorneys.

Case No: 58497/2021

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

In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) (PTY) LTD, and ABSA BANK LIMITED, Plaintiffs, and PETER BENJAMIN NIENABER, IDENTITY NUMBER: 660306 5044 088, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, 1281 CHURCH STREET, HATFIELD, 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 with a reserve price of R3 381 902.50 will be held by the SHERIFF PRETORIA SOUTH EAST AT 1281 CHURCH STREET, HATFIELD, PRETORIA, GAUTENG on the 12th day of March 2024 at 10:00 of the under mentioned immovable property of the Judgment Debtors, 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 1281 CHURCH STREET, HATFIELD, PRETORIA, GAUTENG.

BEING:

PORTION 1089 (A PORTION OF PORTION 17) OF THE FARM RIETFontein 375, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG

IN EXTENT 4,2826 (FOUR COMMA TWO EIGHT TWO SIX) HECTARES

HELD BY DEED OF TRANSFER NUMBER T29852/2018

SUBJECT TO SUCH TERMS AND CONDITIONS AS ARE MENTIONED OR REFERRED TO IN THE AFORESAID DEED

PHYSICAL ADDRESS: PLOT 17 RIETFontein, Gauteng (being the chosen Domicilium Citandi et Executandi)

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

A DWELLING CONSISTING OF (NOT GUARANTEED) MAIN BUILDING:

3X BEDROOMS, 1X BATHROOM, 1X KITCHEN, 1X STUDY ROOM, 1X LIVING ROOM, 1X DINING ROOM, 1X LOUNGE AND ENTRANCE HALL. OUTBUILDING: 2X BEDROOMS, 1X BATHROOM, 1X KITCHEN, 1X DINING ROOM, 1X LOUNGE AND 6 SINGLE CARPORTS.

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, 2023-12-14.

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 / AHL3646.

**Case No: 2021/43582
172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Johannesburg)

In the application of: FIRSTRAND BANK LIMITED, Plaintiff, and KUMARAN NAICKER & NALINI NAICKER, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-05, 10:00, SSHERIFF JOHANNESBURG SOUTH, SHOP NO 2 VISTA CENTRE, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 7th of June 2022 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 SHERIFF JOHANNESBURG SOUTH on TUESDAY the 5TH day of MARCH 2024 at 10:00 at SHOP NO 2 VISTA CENTRE, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW to the highest bidder with a reserve price of R1 200,000.00.

CERTAIN:

ERF 2190 GLENVISTA EXTENSION 4 TOWNSHIP

REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG

MEASURING 948 (NINE HUNDRED AND FORTY EIGHT) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T4791/2012

SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

ZONING: General Residential (not guaranteed)

The property is situated at 4 FLAVIA PLACE, GLENVISTA, EXTENSION 4, JOHANNESBURG, 2091 and consists of an Entrance Hall, a Lounge, a Family Room, a Dining Room, a Kitchen, 3 Bedrooms, 1 Bathroom, 2 Showers, 3 Water Closets, 2 Out Garages, 2 Carports, a Laundry Room, and a Storeroom and Bathroom/WC (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions of Sale. The conditions, rules of this auctions and a full advertisement can be inspected 24 hours before the auction at the offices of the said sheriff of the High Court for the district of SHERIFF JOHANNESBURG SOUTH situated at SHOP NO 2 VISTA CENTRE, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW 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 as amended.
(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 must register prior to the auction and pay a deposit of R50,000.00 (EFT) that must reflect in the sheriff's account prior to the sale and which amount is refundable.
- 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 JOHANNESBURG SOUTH will conduct the sale with auctioneers J.A. THOMAS and/or A JEGELS.

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

Dated at: Johannesburg, 2024-02-12.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R.Nel/PM/38224.

**Case No: 2023/30439
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 Tafadziwanashe Mudyanadzo, First Judgment Debtor and Shumirai Patience Mudyanadzo, Second Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, 39A Louis Trichardt Avenue, Alberton North

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 04 SEPTEMBER 2023 in terms of which the below property will be sold in execution by the office of Sheriff PALM RIDGE, MR IAN BURTON OR HIS DEPUTY on WEDNESDAY 13 MARCH 2024 at 09:00 at 39a LOUIS TRICHARDT AVENUE, ALBERTON NORTH to the highest bidder subject to a reserve price of R860 000.00.

A UNIT CONSISTING OF- (a) SECTION NO. 4 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO.SS30/1983 IN THE SCHEME KNOWN AS VILLA NEWLYN IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT NEW REDRUTH TOWNSHIP; LOCAL AUTHORITY: CITY OF EKURHULENI METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 122 (ONE HUNDRED AND TWENTY-TWO) 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 ST21369/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED. ("the mortgaged property")

which is certain, and is zoned as a residential property inclusive of the following:

Main Building: 2 bedrooms, 2 bathrooms, 1 lounge, 1 kitchen, 1 shower and 2 toilets - WHICH CANNOT BE GUARANTEED.

The property is situated at: FLAT 4, VILLA NEWLYN, 8 FORE STREET, NEW REDRUTH, ALBERTON and falling within The Magisterial District of EKURHULENI CENTRAL.

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 of the proceeds of the sale and thereafter 3.5% on R100 001.00 to R400 000.00 and 1.5% 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 by 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 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. Advertising costs at current publication rates and sale costs according to court rules apply.

The rules of this auction will be available at least 24 hours before the auction at the office of the Sheriff PALM RIDGE at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH.

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/DownloadandFileAction?id=99961>)

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

3. Payment of a Registration Fee of R25 000.00 (refundable) prior to commencement of the auction in order to obtain a buyer's card.

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 PALM RIDGE at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-19.

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton, Tel. 011-292-5777, Fax. 011-2925775, Ref. M PALM/JD/MAT34012, Acc. The Citizen.

Case No: 2023-009012

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

In the matter between: Nedbank Limited - Judgement Creditor, and Nokuthula Pearl Mqadi - Judgement Debtor

NOTICE OF SALE IN EXECUTION

2024-03-08, 14:00, 127B Kitzinger Avenue, Brakpan

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Johannesburg) in the abovementioned suit, the Property shall be sold by the Sheriff Brakpan to the highest bidder subject to a reserve price of R575 000.00 and will be held at 127B Kitzinger Avenue, Brakpan on 08 March 2024 at 14H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 127B Kitzinger Avenue, Brakpan, prior to the sale. Certain:

Holding 438 Withok Estates Agricultural Holdings, Registration Division I.R., Province of Gauteng, being 438 Hannes Visagie Road, Withok Estates AH, Brakpan

Measuring: 2,3961 (Two Comma Three Nine Six One) Hectares;

Held under Deed of Transfer No. T17457/2020

Situated in the Magisterial District of Brakpan.

Property Zoned - Agriculture

Height -2 (In Storeys)

Cover -30%

Build Line - N/A

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, Lounge, Dining Room, Kitchen, Laundry, Family Room.

Outside Buildings: None.

Sundries: None.

1. 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.

2. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

3. The Purchaser shall pay:

3.1 The Purchaser shall, on the day of the sale, in the form of a bank guaranteed cheque or cash, pay to the Sheriff 6% (six percentum) Sheriff's commission on the first R100,000.00 and 3.5% (three comma five percentum) on R100,001.00 - R400,000.00 and 1.5 % (one point five percentum) 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, (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account, but exclusive in all instances of VAT), which commission shall be paid by the purchaser.

3.2 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 Judgment Creditor's Attorney, which shall be furnished within 21 days after the date of 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.info.gov.za/view/DownloadFILEaCTION?id=99961>)

(b) FICA-Legislation-Proof of Identity and Address Particulars

(c) Payment Of a Registration Fee Of - R20 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 Brakpan, 127B Kitzinger Avenue, Brakpan.

Dated at: Hammond Pole Attorneys, Boksburg, 2023-12-14.

Hammond Pole Attorneys C/o Vermaak & Partners Inc, 3rd Floor 54 On Bath, 54 On Bath Avenue, Rosebank, Tel. 0118741800, Fax. 0866781356, Ref. MAT452143/LW/LC, Acc. Hammond Pole Attorneys, Boksburg.

**Case No: 32282/2021
97, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: ABSA Bank, Execution Creditor, and STEPHEN JOHN POSTON, ID: 680620 5446
18 4, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, Sheriff Centurion East, 33 Kersieboom Street, Zwartkop, Centurion

A sale in execution is conducted in accordance with the Consumer Protection Act 68 of 2008 as amended, and further pursuant to an order granted by the above Honourable Court against the Judgement Debtor on 9 February 2022 in the above action. A sale in execution with a reserve price of R1 275 000.00 will be held by the Sheriff of the High Court, CENTURION EAST at 33 Kersieboom Crescent, Zwartkop, Centurion, Gauteng Province on WEDNESDAY, 13 MARCH 2024 at 10H00 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 prior to the sale at the offices of the Sheriff, Centurion East at 33 Kersieboom Crescent, Zwartkop, Centurion, Gauteng Province.

Erf 2058 Highveld Extension 11 Township, Registration Division J.R., Gauteng Province

Street Address: 163 Malpensa Crescent, Highveld Extension 11, Centurion

Measuring: 694 (six hundred and ninety-four) square meters and held by Judgment Debtor in Terms of Deed of Transfer Nr T98589/1997.

The property is zoned as: Residential

Improvements are: Dwelling consisting of: Double storey: First floor - Entrance Hall, Lounge, Dining Room, Living Room, Study, Kitchen, Scullery, Bathroom, 1 Balcony/Patio. Second floor - 5 Bedrooms, 2 Bathrooms. Double garage, Store room,

Servant quarters: Bedroom Bathroom

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, 2023-12-12.

VZLR Attorneys, Monument Office Park, 71 Steenbok Avenue, 1st Floor, Block 3, Monumentpark, Tel. (012) 435 9444, Fax. (012) 435 9555, Ref. MAT162949/E NIEMAND/ME.

Case No: 2023-040042

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

In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Judgement Creditor, and Noxolo Patricia Radebe, Judgement Debtor

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, Shop No 2 Vista Centre, 22 Hillary 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 R870 000.00 and will be held on 12 March 2024 at Shop No 2 Vista Centre, 22 Hillary Road Cnr Trevor Street, Gillview at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at Shop No 2 Vista Centre, 22 Hillary Road Cnr Trevor Street, Gillview, prior to the sale.

Certain :

Erf 1031 Kenilworth Township, Registration Division I.R., Province of Gauteng, being 43 Leo Street, Kenilworth.

Measuring: 495 (Four Hundred and Ninety Five) Square Metres;

Held under Deed of Transfer No. T36688/2021

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: Lounge, Dining Room, Living Room, Kitchen, 4 Bedrooms, 2 Bathrooms, 1 Separate Toilet, 1 Covered Patio.

Outside Buildings: Garage, 2 Staff Quarters, 1 Staff Bathroom, 1 Laundry.

Sundries: Swimming Pool.

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, 2024-01-16.

Hammond Pole Ndlovu Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria, Tel. 0118741800, Fax. 0866781356, Ref. MAT5040/BJ/RL, Acc. Hammond Pole Ndlovu Inc, Boksburg.

**Case No: 43930/2021
DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)

In the matter between: Nedbank Limited, Plaintiff, and Romero: Julio Cesar Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-13, 14:00, Acting Sheriff Johannesburg East, 61 Van Riebeeck Street, Alberton

This is a sale in execution pursuant to a judgment/orders obtained in the above Honourable Court dated the 18 APRIL 2023 in terms of which the below property will be sold in execution by the Acting Sheriff JOHANNESBURG EAST on WEDNESDAY, 13 MARCH 2024 at 14:00 at 61 VAN RIEBEECK STREET, ALBERTON to the highest bidder with a court reserve of R450 000.00.

ERF 102 BEZUIDENHOUT VALLEY TOWNSHIP,
REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG
MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T26901/02

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

which is certain, and is zoned as a residential property inclusive of the following:

Main Building: 3X BEDROOMS, 1X BATHROOM, 1X SHOWER, 1X TOILET KITCHEN, LOUNGE - WHICH CANNOT BE GUARANTEED

The property is situated at: 94 FIFTH AVENUE, BEZUIDENHOUT VALLEY in the magisterial district of JOHANNESBURG CENTRAL

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 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 will be available at least 24 hours before the auction at the office of the ACTING SHERIFF JOHANNESBURG EAST at 61 VAN RIEBEECK STREET, ALBERTON .

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 in cash amounting to R50 000.00 (refundable) by way of EFT.
4. Registration conditions: No person will be allowed on the premises if they are not registered for FICA and CPA.

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 ACTING JOHANNESBURG EAST at 61 VAN RIEBEECK STREET, ALBERTON during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-14.

Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton, Tel. (011) 292-5777, Fax. (011) 292-5775, Ref. N GAMBUSHE/MAT29014/rm, Acc. Citizen.

Case No: 19801/2023
172 Johannesburg

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

**In the application of: FIRSTRAND BANK LIMITED, Plaintiff, and SAMKELO ANTHONY SHOKO N.O.,
Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-13, 10:00, SHERIFF CENTURION EAST, 33 KERSIEBOOM CRESCENT, ZWARTKOP, CENTURION

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 25th of July 2023 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 CENTURION EAST on WEDNESDAY the 13TH day of MARCH 2024 at 10:00 at 33 KERSIEBOOM CRESCENT, ZWARTKOP, CENTURION with a reserve price of R470 200.00:

CERTAIN:

A Unit consisting of -

(a) Section No. 54 as shown and more fully described on Sectional Plan No. SS555/1999 in the scheme known as SUNSET BOULEVARD in respect of the land and building or buildings situated at HIGHVELD EXTENSION 8 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 73 (SEVENTY THREE) 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 ST53531/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED.

ZONING: Residential Stand (not guaranteed)

The property is situated at UNIT 52 SUNSET BOULEVARD, 37 LOGAN STREET, HIGHVELD EXT 8, CENTURION and consists of 2 bedrooms, 1 bathroom, a kitchen, a lounge and a parking bay (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions 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 CENTURION EAST situated at 33 KERSIEBOOM CRESCENT, ZWARTKOP, CENTURION 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 which is refundable.

Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.

Dated at: Johannesburg, 2024-02-05.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R Nel/RN/103875.

**Case No: 2022/8717
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 Talifhani Frederick Siebane, First Judgment Debtor and Amukelani Siebane, Second Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-08, 14:00, 612 Voortekker Road, Brakpan

This is a sale in execution pursuant to judgments obtained in the above Honourable Court dated the 03 AUGUST 2022 and 20 NOVEMBER 2023 in terms of which the below property will be sold in execution by the Sheriff BRAKPAN on 08 MARCH 2024 at 14:00 at 127B KITZINGER AVENUE, BRAKPAN to the highest bidder subject to a reserve price of R570 000.00.

CERTAIN:

ERF 156 ANZAC EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 1000 (ONE THOUSAND) SQUARE METRES, HELD BY DEED OF TRANSFER NO.T21646/2019, AND SUBJECT TO THE CONDITIONS THEREIN CONTAINED

which is certain and is zoned as a residential property inclusive of the following:

MAIN BUILDING CONSISTS OF: 3 bedrooms, 1 bathroom, entrance hall, 1 lounge, 1 dining room, 1 kitchen and 1 scullery.

FLATLET/COTTAGE CONSISTS OF: 1 bedroom, 1 bathroom, 1 lounge, 1 entrance hall, 1 kitchen and 1 scullery.

OUT BUILDING CONSISTS OF: 2 double garages and 2 double carports - WHICH CANNOT BE GUARANTEED.

The property is situated at: 7 KEURBOOM AVENUE, ANZAC EXT 2, BRAKPAN

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 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 will be available at least 24 hours before the auction at the office of the Sheriff BRAKPAN at 127B KITZINGER AVENUE, BRAKPAN.

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/DownloadandFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration 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 BRAKPAN at 612 VOORTREKKER ROAD & PRINCE GEORGE AVENUE, BRAKPAN during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-12.

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton, Tel. 011-292-5777, Fax. 011-2925775, Ref. M PALM/JD/MAT31771, Acc. The Citizen.

**Case No: 2020/23864
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 Christopher John Watney, Judgment Debtor

**NOTICE OF SALE IN EXECUTION
2024-03-13, 14:00, 61 VAN REBEECK STREET, ALBERTON**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 07 NOVEMBER 2022 in terms of which the below property will be sold in execution by the Acting Sheriff JOHANNESBURG EAST J.A. THOMAS and/or P.ORA and/or A JEGELS on WEDNESDAY the 13 MARCH 2024 at 14:00 at 61 VAN REBEECK STREET, ALBERTON to the highest bidder, subject to a reserve price of R275 000.00.

1. A Unit consisting of:- a) Section No.21 as shown and more fully described on Sectional Plan No. SS23/08, in the scheme known as ROBERTS AVENUE MANSIONS in respect of the land and building or buildings situated at KENSINGTON TOWNSHIP LOCAL AUTHORITY: CITY OF JOHANNESBURG, of which section the floor area, according to the said Sectional Plan, is 73 (SEVENTY-THREE) square metres in the 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 in the said sectional plan. HELD BY DEED OF TRANSFER NO.ST1697/08, Subject to all terms and conditions contained therein.

2. An exclusive use area described as GARAGE No. G8 measuring 16 (SIXTEEN) square metres being as such part of the common property, comprising of the land and the scheme known as ROBERTS AVENUE MANSIONS in respect of the land and building or buildings situate at KENSINGTON TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG as shown and more fully described on Sectional Plan No. SS23/08. Held under Notarial Deed of Cession of Exclusive Use SK123/2008S

which is certain, and is zoned as a residential property inclusive of the following:

MAIN BUILDING CONSISTING OF: 1 bedroom, 1 lounge, 1 dining room, 1 kitchen, 1 bathroom and 1 toilet and 1 study - WHICH CANNOT BE GUARANTEED.

The property is situated at: UNIT 21 ROBERTS AVENUE MANSION, 10 TARRYN STREET, KENSINGTON (also known as 83 ROBERT AVENUE).

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 by 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 will be available at least 24 hours before the auction at the office of the Acting Sheriff JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON.

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/DownloadandFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee of R50 000.00 by EFT that must reflect in the Sheriff's account prior to the sale.
4. Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.
5. The office of Acting Sheriff Johannesburg East will conduct the sale with auctioneers J.A. Thomas and/or P.Ora and/or A Jegels.

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 Acting Sheriff JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON during normal office hours from Monday to Friday.

Dated at: Johannesburg, 2023-12-12.

Lowndes Dlamini, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton, Tel. 011-292-5777, Fax. 011-2925775, Ref. M PALM/JD/MAT27269, Acc. The Citizen.

**Case No: 2018/39891
172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Johannesburg)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and MARGARET GLENDA ZVENYIKA,
Defendant**

NOTICE OF SALE IN EXECUTION

**2024-03-14, 10:00, SHERIFF JOHANNESBURG NORTH, 51 - 61 ROSETTENVILLE ROAD, UNIT B1,
VILLAGE MAIN, INDUSTRIAL PARK, JOHANNESBURG, GAUTENG PROVINCE**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on 22 November 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 JOHANNESBURG NORTH on THURSDAY the 14th day of MARCH 2024 at 10:00 at 51 - 61 ROSETTENVILLE ROAD, UNIT B1, VILLAGE MAIN, INDUSTRIAL PARK, JOHANNESBURG, GAUTENG PROVINCE with a reserve price of R335,279.90.

CERTAIN: SECTION NO 113 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS43/97 IN THE SCHEME KNOWN AS FAIRBRIDGE IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT FAIRLAND EXTENSION 4 TOWNSHIP, CITY OF JOHANNESBURG OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 48 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 ST11152/2007 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED.

ZONING: Special Residential (not guaranteed)

The property is situated at SECTION 113 (DOOR 51) FAIRBRIDGE, 1180 DAVIDSON STREET, FAIRLAND EXTENSION 4, JOHANNESBURG and consist of Lounge, Kitchen, 2 Bedrooms, Bathroom, Shower, Water Closet and a Carport (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 JOHANNESBURG NORTH situated at 51 - 61 ROSETTENVILLE ROAD, UNIT B1, VILLAGE MAIN, INDUSTRIAL PARK, JOHANNESBURG, GAUTENG PROVINCE 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 prerequisite 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 R50 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, 2024-01-23.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. R Nel/GG/Mat89873.

Case No: 2022/047503
172 Johannesburg

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Johannesburg)

In the application of: FIRSTRAND BANK LIMITED, Plaintiff, and JEDD WADE VAN NIEKERK, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-07, 10:00, SHERIFF KEMPTON PARK, 5 ANEMOON STREET, GLEN MARAIS EXT 1

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 18th of July 2023 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 KEMPTON PARK on THURSDAY the 7TH day of MARCH 2024 at 10:00 at 5 ANEMOON STREET, GLEN MARAIS EXT 1 to the highest bidder with a reserve price of R1,500,000.00.

CERTAIN: ERF 459 CROYDON TOWNSHIP
REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG
MEASURING 991 (NINE HUNDRED AND NINETY ONE) SQUARE METRES
HELD BY DEED OF TRANSFER NUMBER T78521/2019
SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: General Residential (not guaranteed)

The property is situated at 7 CACHET AVE, CROYDON, KEMPTON PARK and consists of a main dwelling with 4 bedrooms, 3 bathrooms, 3 showers, 4 waterclosets, a lounge, a family room, a dining room, a study, a kitchen, a pantry, and a scullery, and a second dwelling consisting of a lounge, a kitchen, 1 bedroom, a shower and a watercloset (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions of Sale, which conditions can be inspected during office hours before the sale at the offices of the said sheriff of the High Court for the district of KEMPTON PARK situated at 5 ANEMOON STREET, GLEN MARAIS EXT 1 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 as amended.
(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 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, 2024-02-13.

Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Tel. 011 482 5652, Fax. 011 482 5653, Ref. Mrs R Nel/PM/70992.

Case No: 57245/2021

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Execution Creditor),
and NKOSANA ELIAS MASHININI (Judgment Debtor)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-01, 10:00, at the SHERIFF'S OFFICE, CORNER FRIKKIE MEYER AND RUTHERFORD
BOULEVARD, VANDERBIJLPARK, GAUTENG**

In pursuance of a judgment granted by this Honourable Court on 14 JULY 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution with reserve price of R260 000.00 by the Acting Sheriff of the High Court VANDERBIJLPARK at THE SHERIFF'S OFFICE, CORNER FRIKKIE MEYER AND RUTHERFORD BOULEVARD, VANDERBIJLPARK, GAUTENG on FRIDAY, 1 MARCH 2024 at 10H00, to the highest bidder.

The rules of the auction and the full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF, VANDERBIJLPARK, CORNER FRIKKIE MEYER AND RUTHERFORD BOULEVARD, VANDERBIJLPARK, GAUTENG. The auctioneer will be Mr P Ora and/or his appointed deputy.

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 abovementioned immovable property.

PORTION 563 OF ERF 410 VANDERBIJL PARK CENTRAL EAST NUMBER 4 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING 250 (TWO HUNDRED AND FIFTY) SQUARE METRES. HELD BY DEED OF TRANSFER NO. T107882/2016.

SUBJECT TO THE CONDITIONS CONTAINED IN THE TITLE DEED. ALSO KNOWN AS Portion 563 of Erf 410 (563 Donges Street), Central East No. 4 Township, Vanderbijl Park, Gauteng.

IMPROVEMENTS (not guaranteed): Main Building: Single Dwelling. Walls: Brick. Roof: Tiles. Floors: Tiles. Rooms: Lounge, Kitchen & Bathroom.

TAKE FURTHER NOTICE:

(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 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.

(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 in terms of conditions.

(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 from date of possession to date of transfer.

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

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

(5.2) FICA-legislation: Requirement of proof of ID and residential address and other.

(5.3) All bidders are required to pay R10 000.00 (which is conditionally refundable after conclusion of the sale) in cash or erf registration fee prior to the commencement of the auction in order to obtain a buyer's card.

(5.4) Sheriff's registration conditions.

Dated at: CAPE TOWN, 2023-12-05.

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/M30797.

Case No: 2932/20P

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

**In the matter between: STANDARD BANK OF S A LIMITED, Plaintiff, and LINUS NWAGBO 1st Defendant,
NONSIKELELO NCONYIWE NWAGBO (now MBHELE) 2nd Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-07, 10:00, 10 HUNTER ROAD, LADYSMITH

IN PURSUANCE of a judgment of the Kwazulu Natal High Court, Pietermaritzburg and a writ of execution dated 16 NOVEMBER 2020 the following property will be sold in execution on 7 MARCH 2024 at 10H00 at the Sheriff's Office, 10 HUNTER ROAD, LADYSMITH :

ERF 2978, LADYSMITH (EXTENSION 13), REGISTRATIONS DIVISION GS, PROVINCE OF KWAZULU-NATAL, IN EXTENT 958 (NINE HUNDRED AND FIFTY EIGHT) SQUARE METRES; HELD BY DEED OF TRANSFER NO : T40487/2010; SUBJECT TO THE CONDITIONS THEREIN CONTAINED; situated at 90 BUFFEL STREET, LADYSMITH.

IMPROVEMENTS FIRE PLACE, 2 SITTING ROOMS, BAR PLACE, DINING ROOM, 3 BEDROOMS, KITCHEN WITH BUILT IN CUPBOARDS, BATHROOM and 2 GARAGES; THERE IS AN OUTBUILDING CONSISTING OF A FRONT VERANDA, BACK VERANDA WITH FIRE PLACE, KITCHEN, BEDROOM, SITTING ROOM AND TOILET; but nothing is guaranteed.

I. The purchase price is payable by an immediate payment of 10%, in cash or by way of an electronic transfer, provided that satisfactory proof of payment is furnished immediately on demand to the sheriff, and the unpaid balance shall be paid within 21 (Twenty One) days after date of sale.

II. The property is sold voetstoots and subject to the conditions of the Title Deed.

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 and a full advertisement are available 24 hours before the auction and may be inspected at the office of the Sheriff, 10 HUNTER ROAD, LADYSMITH.
3. Registration as a buyer is pre-requisite subject to specific conditions, inter alia:
 - (a) Directive of the Consumer Protection Act 68 of 2008.
<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.
4. The sale will be conducted by the Sheriff, R RAJKUMAR and/or his Deputy.
5. Conditions of Sales available for viewing at the Sheriff's office, 10 HUNTER ROAD, LADYSMITH.
6. Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at: PIETERMARITZBURG, 2024-01-17.

SOUTHEY ATTORNEYS INCORPORATED, 319 BULWER STREET, PIETERMARITZBURG, Tel. 034 3151241, Ref. HVDV/MAT8152.

Case No: 38021/20216

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG LOCAL DIVISION)**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and GREGORY ALFRED GOMES, Identity Number 650311 5148 089, Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, Sheriff of the High Court, Johannesburg North, at 51/61 Rosettenville Road, Unit B1 Village Main Industrial Park, Johannesburg

In pursuance of a judgment granted on 12 August 2019 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 14 March 2024 at 10:00 or as soon thereafter as conveniently possible, by the Sheriff of the High Court, Johannesburg North, at 51/61 Rosettenville Road, Unit B1 Village Main Industrial Park, Johannesburg, to the highest bidder, subject to a reserve price of R4,500,000 as per the Court Order dated 12 August 2019:

- Description: Remaining Extent of Erf 2287 Houghton Estate, Registration Division I.R., Province of Gauteng, measuring 3414 square metres, held by Deed of Transfer T12340/2008
- Physical address: 43 Houghton Drive, Johannesburg.
- Zoning: residential.
- Improvements: Double story main dwelling consisting of entrance hall, 2 lounges, family room, dining room, study, kitchen, scullery, 3 bedrooms, 2 bathrooms, dressing room, patio, swimming pool, 2 garages and storeroom. Servant's quarters with 2 bedrooms and bathroom. Separate cottage consisting of lounge, kitchen, bedroom, bathroom and garage.
- The description, extent and/or improvements are not guaranteed.

TERMS:

1 The purchaser shall pay a deposit of 10% of the purchase price in cash or by way of electronic fund transfer into the Sheriff's trust account 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 The purchaser shall pay the Auctioneer's charges on the day of the sale, 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 at 51/61 Rosettenville Road, Unit B1 Village Main Industrial Park, Johannesburg, during office hours.

Dated at: SANDTON, 2024-02-13.

WERKSMANS ATTORNEYS, 96 RIVIONIA ROAD, SANDTON, Tel. 011 535 8160, Ref. FIRS7832.796.

Case No: 3987/2021
Docex 63 Cape TownIN THE HIGH COURT OF SOUTH AFRICA
(Western Cape Division)**In the matter between: Firststrand Bank Ltd, Plaintiff, and Eon Adriaan van Dieman, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-05, 10:00, the premises situated at Unit 303, Highveldt Flats, 10 Crassula Road, Table View

IN EXECUTION of a judgment of the High Court of South Africa (Western Cape Division, Cape Town) in the above mentioned suit a sale of the following property will be held at the premises situated at Unit 303, Highveldt Flats, 10 Crassula Road, Table View, on Tuesday 05 March 2024 at 10h00, subject to a minimum reserve price of R 920 000.00 (nine hundred and twenty thousand rand zero cents) as stipulated by the aforementioned Honourable

Court in terms of Uniform Rule of Court 46A(8)(e), on the Conditions which will lie for inspection at the aforesaid sheriff for a period of 15 (fifteen) days prior to the sale:

(1) A Unit consisting of-

(a) Section No. 16 as shown and more fully described on Sectional Plan No. SS146/1992 in the scheme known as HIGHVELDT FLATS, in respect of the land and building or buildings situate at TABLE VIEW, IN THE CITY OF CAPE TOWN, of which section the floor area, according to the said sectional plan, is 78 (seventy 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.

(2) A Unit consisting of-

(a) Section No. 106 as shown and more fully described on Sectional Plan No. SS146/1992 in the scheme known as HIGHVELDT FLATS, in respect of the land and building or buildings situate at TABLE VIEW, IN THE CITY OF CAPE TOWN, of which section the floor area, according to the said sectional plan, is 18 (eighteen) 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 Sectional Deed of Transfer No. ST5833/2013

Situated at Unit 303, Highveldt Flats, 10 Crassula Road, Table View

The property is improved as follows, though in this respect nothing is guaranteed:

2 Bedrooms, Bathroom, Lounge, Kitchen, Balcony, Garage

1. This sale is a sale in execution pursuant to a judgment obtained in the above Honourable Court against the defendant for money owing to the

plaintiff, and in accordance with the Consumer Protection Act 68 of 2008, as amended.

2. The Rules of the auction is available 24 hours before the auction which can be inspected at the office of the Sheriff of the Court and the auction will

be conducted by the sheriff or his deputy.

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

a) In accordance with the Directive of the Consumer Protection Act

b) FICA-legislation requirements: proof of ID and residential address

c) Payment of registration of R 15 000.00 in cash (refundable)

d) Registration conditions

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

5. The purchaser shall in addition to the sheriff's commission, which is 6% (six per cent) on the first R 100 000.00 of the proceeds of the sale, 3.5% (three comma five per cent) on R 100 001.00 to R 400 000.00, and 1.5% on the balance thereof, subject to a maximum commission of R 40 000.00 total plus VAT and a minimum of R 3 000.00 plus VAT, pay a deposit of 10% (ten per cent) 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 financial institution or building society guarantee in a form acceptable to the execution creditor's attorneys, which guarantee shall be delivered by the purchaser to the sheriff within 15 (fifteen) 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 in the conditions of sale.

Dated at: Cape Town, 2023-12-12.

KG Druker & Associates Inc, 19th Floor, SA Reserve Bank Building, 60 St George's Mall, Cape Town, Tel. (021) 423 5060, Fax. (021) 423 5099, Ref. FRB1/0428.

Case No: D6716/2020
2 pietermaritzburg

IN THE HIGH COURT OF SOUTH AFRICA

(Kwazulu-Natal Local Division, Durban)

In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Plaintiff, and NWABISA GLORIA GIQIKA, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-06, 10h00, Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown

In pursuance of a judgment granted in the above action the immovable property listed hereunder will be sold in execution on the 6 March 2024 at 10H00 by way of physical attendance at the Sheriff's Office, 18 Suzuka Road, Westmead, Pinetown.

Description Of Property: ERF 6088 Kwandengezi A Registration Division FT, Province of KwaZulu-Natal, measuring 981 (Nine Hundred and Eighty One) square metres, held by Deed of Transfer T2134/18 Street Address: 187 Mpangele Drive, Kwandengezi Magisterial District

Improvements: it is a single storey brick house under tile roof with timber windows and tiles flooring consisting of: Lounge, Kitchen, 3 Bedrooms, 1 Bathrooms, Boundry wire fence, Carport

Zoning: Residential area

Nothing In The Above Is Guaranteed

Material Conditions Of Sale

The Purchaser shall pay ten per cent (10%) of the purchase price in cash at the time of sale and the balance shall be paid or secured by a Bank guarantee approved by the Execution Creditor's Attorneys, to be furnished to the Sheriff of the High Court, at 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal, within twenty one (21) days of the date of sale. The full Conditions of Sale may be inspected at the offices of the Sheriff of the High Court at, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal 24 hours prior to the date of 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 condition 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 from date of occupation to date of transfer.

Take Further Notice That:

1. The sale is a sale in execution pursuant to a judgment obtained in the above court;
2. The rules of this auction and full advertisement are available 24 hours prior to the auction at the office of the Sheriff of the High Court, 18 Suzuka Road, Westmead, Pinetown, KwaZulu-Natal.
3. Registration as a buyer is a pre-requisite subject to the specific conditions, inter alia:
 - 3.1 Directive of the Consumer Protection Act 68 of 2008
(URL <http://info.gov.za/view/DownloadFileAction?id=99961>);
 - 3.2 Fica - legislation in respect of proof of identity and address particulars;
 - 3.3 All bidders attending the auction are required to pay R15 000.00 in cash (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card;
 - 3.4 Registration conditions.

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

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

Dated at: Pietermaritzburg, 2024-01-08.

Randles Inc., Level 2, Mahogany Court, Redlands Estate, 1 George Macfarlane Lane, Wembley, Pietermaritzburg, Tel. (033)3928000, Fax. 0866761831, Ref. N Harry/ 08S398226.

**Case No: 27137/2019
docex 27**

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

In the matter between: GREENHOUSE FUNDING III (RF) LIMITED, Plaintiff, and HENDRY BIGBOY ADAMS, First Defendant, Identity Number 720421 5312 08 4, and RENATA NATASHA ADAMS, Second Defendant, Identity Number 750830 0154 08 0

NOTICE OF SALE IN EXECUTION

2024-03-15, 14H00, 127B KITZINGER AVENUE, BRAKPAN

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court in terms of which the following property will be sold in execution 15th day of MARCH 2024 at 14H00 at 6127B KITZINGER AVENUE, BRAKPAN to the highest bidder: ERF 3116 GELUKSDAL EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG, MEASURING 335 (THREE HUNDRED AND THIRTY FIVE) SQUARE METRES Held by Deed of Transfer No. T40669/2008 SUBJECT TO THE CONDITIONS THEREIN CONTAINED PHYSICAL ADDRESS: 3116 ATLANTA CRESCENT, GELUKSDAL, ZONING : RESIDENTIAL(NOTHING GUARANTEED) IMPROVEMENTS: The following information is furnished but not guaranteed: SINGLE STOREY BRICK AND PLASTERED UNDER PITCHED METAL ROOF DWELLING CONSISTING OF 3X BEDROOMS, 1X BATH ROOMS, 1X WATER CLOSETS, 1X KITCHENS, 1X LIVING ROOM, 2X OTHER : ENTRANCE AND DINING (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 for BRAKPAN, 61127B KITZINGER AVENUE, BRAKPAN. The office of the Sheriff for Brakpan will conduct the sale with either one of the following auctioneers Mrs M.M. Msimang or his deputy. 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, 6127B KITZINGER AVENUE, BRAKPAN. STRAUSS DALY INC. MRS ADAMS/N0183/5879.

Dated at: UMHLANGA, 2024-01-25.

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfond Circle, Ridgeside Office Park, Umhlanga, Tel. 0315705603, Ref. N0183/5879, Acc. STRAUSS DALY.

**Case No: 10527/2021P
031 5369700**

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

In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, FIRST PLAINTIFF, ABSA BANK LIMITED, SECOND PLAINTIFF, and RYAN NATHAN JANSEN, FIRST DEFENDANT, KRYSTALE AMELIA JANSEN, SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-07, 12H00, AT THE SHERIFF OFFICE, ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN

In terms of a judgment of the above Honourable Court, a sale in execution will be held on THURSDAY, 07TH day of MARCH 2024 at 12:00 at the SHERIFF'S OFFICE, ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder, subject to a reserve. KINDLY NOTE THAT THE AUCTION PROCESS WILL BE CONDUCTED IN THE FOLLOWING MANNER. By way of physical attendance at the SHERIFF'S OFFICE, ACTING SHERIFF DURBAN SOUTH, 350/352 STAMFORDHILL ROAD (MATHEWS MEYIWA), MORNINGSID, DURBAN and / or online by registering on SHERIFF DURBAN NORTH/ACTING SHERIFF DURBAN SOUTH profile on www.onlineauctions.africa in accordance with the Consumer Protection Act 68 of 2008 as Amended. DESCRIPTION: A UNIT CONSISTING OF -a) SECTION NO. 19 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS70/1988, IN THE SCHEME KNOWN AS EKSTEEN FLATS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT AUSTERVILLE, IN THE ETHEKWINI MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 83 (EIGHTY THREE) 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 ST33171/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED. PHYSICAL ADDRESS: FLAT 7 EKSTEEN FLATS, 1 EKSTEEN ROAD, AUSTERVILLE, KWAZULU-NATAL. MAGISTERIAL DISTRICT: DURBAN MAGISTERIAL DISTRICT. THE PROPERTY IS ZONED: RESIDENTIAL IMPROVEMENTS: Single storey semi-attached brick walls, under tile roof and tile floors dwelling consisting of: 1 OPEN PLAN LOUNGE AND DINING ROOM, 3 BEDROOMS, 1 KITCHEN, 1 BATHROOM, 1 TOILET. BOUNDARY IS FENCED WITH WIRE MESH. 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, ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN. 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 against the Defendants for money owing to the Plaintiff. 2. The Rules of the Auction and Conditions of Sale may be inspected at the Sheriff's Office, Acting Sheriff Durban South, 350/352 STAMFORDHILL ROAD, DURBAN, 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 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.c)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.4.The auction will be conducted by the Sheriff, Allan Murugan, 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 bank guaranteed cheque 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, Acting Sheriff Durban South, 350/352 Stamfordhill Road, Durban.

Dated at: UMHLANGA ROCKS, 2024-01-30.

JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RISGESIDE OFFICE PARK, UMHLANGA ROCKS, Tel. 031 5369700, Fax. 031 5369799, Ref. ROMAN REDDY/PC, Acc. MAT13865.

Case No: 2021-63294

IN THE HIGH COURT OF SOUTH AFRICA

((Gauteng Division) Pretoria)

In the matter between: THE BODY CORPORATE OF STOCKS CITY, Plaintiff, and OJO O.S & OTHERS, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-12, 10h00, 1281 Stanza Bopape Street, Hatfield, Pretoria

AUCTION NOTICE

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION) ORETORIA

CASE NO: 2021 - 63294

In the matter between: THE BODY CORPORATE OF STOCKS CITY (SS Number: 71/1980) (PLAINTIFF) AND OJO OLUROPO SAMUEL (Identity Number: 810516 6045 18 6) (FIRST DEFENDANT) AND NEDBANK LTD (SECOND DEFENDANT) CITY OF CITY OF TSHWANE METROPOLITAN MUNICIPALITY (THIRD DEFENDANT) SHERIFF PRETORIA SOUTH EAST (FOURTH DEFENDANT)

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

12th day of March 2024, the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria

In pursuance of a judgment and 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 Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria on 12th day of March 2024 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 36, Door S403 in the scheme known as SS Stocks City with Scheme Number SS71/1980, under Title Deed ST 72592/2010, situated Unit 36, Door S403, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria, Gauteng Province, measuring 90.000 sqm (NINETY SQUARE METRES).

Held by Deed of Transfer Number ST 72592/2010. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 36, Door S403, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria Gauteng Province, measuring 90.000 sqm (NINETY SQUARE METRES).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser will pay auctioneer's commission subject to 6% on the first R100 000.00 of the proceeds of the sale, 3.5% on R100 001.00 to R400 000.00 and 1.5% on the balance subject to a maximum commission of R40 000.00 plus vat if applicable 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 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 attorneys, which shall be furnished to the sheriff within 21 days after the date of sale.

3. The rules of auction are available 24 hours prior to auction at the offices of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. The Sheriff Pretoria South East will conduct the sale.

Registration as a buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 ([url http://www.info.gov.za/view/downloadfileaction?id=99961](http://www.info.gov.za/view/downloadfileaction?id=99961)) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone Number: 010 010 8220. Ref: N ENGELBRECHT/MN/STOCKS36.

Dated at: Johannesburg, 2024-02-15.

DTB Attorneys, AMR Building 3, 9 Concorde East Road, Bedfordview, Tel. 010 001 2628, Ref. N ENGELBRECHT/MN/STOCKS36.

Case No: 2020-41218

IN THE HIGH COURT OF SOUTH AFRICA

((Gauteng Division) Pretoria)

In the matter between: THE BODY CORPORATE OF STOCKS CITY, Plaintiff, and SSEMUGABI SAMUEL & OTHERS, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-12, 10h00, 1281 Stanza Bopape Street, Hatfield, Pretoria

AUCTION NOTICE

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION) PRETORIA

CASE NO: 2020-41218

In the matter between: THE BODY CORPORATE OF STOCKS CITY (SS Number: 71/1980) (PLAINTIFF) AND SSEMUGABI SAMUEL (Identity Number: 600626 6144 18 8) (FIRST DEFENDANT) CITY OF TSHWANE METROPOLITAN MUNICIPALITY (SECOND DEFENDANT) ABSA BANK LTD (THIRD DEFENDANT) SHERIFF PRETORIA SOUTH EAST (FOURTH DEFENDANT)

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

12th day of March 2024, the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria

In pursuance of a judgment and 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 Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria on 12th day of March 2024 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 45, Door S501 in the scheme known as SS Stocks City with Scheme Number SS71/1980, under Title Deed ST50789/2008, situated Unit 45, Door S501, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria Gauteng Province, measuring 76.000 sqm (SEVENTY-SIX SQUARE METRES).

Held by Deed of Transfer Number ST50789/2008. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 45, Door S501, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria, Gauteng Province, measuring 76.000 sqm (SEVENTY-SIX SQUARE METRES).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The

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

1. The purchaser will pay auctioneer's commission subject to 6% on the first R100 000.00 of the proceeds of the sale, 3.5% on R100 001.00 to R400 000.00 and 1.5% on the balance subject to a maximum commission of R40 000.00 plus vat if applicable 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 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 attorneys, which shall be furnished to the sheriff within 21 days after the date of sale.

3. The rules of auction are available 24 hours prior to auction at the offices of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. The Sheriff Pretoria South East will conduct the sale.

Registration as a buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 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 - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone Number: 010 010 8220. Ref: N ENG.

Dated at: Johannesburg, 2024-02-15.

DTB Attorneys, AMR Building 3, 9 Concorde East Road, Bedfordview, Tel. 010 001 2628, Ref. N ENGELBRECHT/MN/STOCKS45.

Case No: 3973/2021

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

In the matter between: SB GUARANTEE COMPANY (RF)(PTY) LTD, Plaintiff, and LOBELO PAUL MMUSI, and PRIMROSE THEMBISA MMUSI, Defendants

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-07, 11:00, 51 MOUNTAIN FERN CRESCENT, FERNWOOD ESTATE, SIR LOWRY'S PASS ROAD, SOMERSET WEST

In pursuance of an order granted by the Free State High Court, Bloemfontein, Republic of South Africa on 20 July 2023, and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution by way of an auction on THURSDAY, 7 MARCH 2024 at 11:00 by the SHERIFF of the High Court SOMERSET WEST at 51 MOUNTAIN FERN CRESCENT, FERNWOOD ESTATE, SIR LOWRY'S PASS ROAD, SOMERSET WEST, to the highest bidder namely:

DESCRIPTION:

CERTAIN: ERF 16575 SOMERSET WEST, IN THE CITY OF CAPE TOWN, DIVISION OF STELLENBOSCH, PROVINCE OF THE WESTERN CAPE better known as 51 MOUNTAIN FERN CRESCENT, FERNWOOD ESTATE, SIR LOWRY'S PASS ROAD, SOMERSET WEST, WESTERN CAPE PROVINCE, and registered in the names of LOBELO PAUL MMUSI and PRIMROSE THEMBISA MMUSI and zoned for residential purposes;

MEASURING: 706 (SEVEN HUNDRED AND SIX) SQUARE METRES

HELD BY VIRTUE OF: DEED OF TRANSFER T71799/2017

SUBJECT TO certain conditions and servitudes;

The improvements on the property in respect of which nothing is guaranteed consist of:

MAIN DOUBLE STOREY DWELLING COMPRISING: 2 x Lounges, Dining Room, Kitchen with scullery, 4 Bedrooms, 3 Bathrooms, enclosed entertainment area with built-in braai, Double Garages. The property has sea and mountain views over Strand and Gordon's Bay; and

A FLATLET COMPRISING: Open plan lounge, kitchen, 1 x en-suite bedroom and a patio.

TERMS: The purchaser shall pay 10% of the purchase price, to the Sheriff immediately after the sale, the balance to be secured by a Bank or Building Society guarantee within 14 (FOURTEEN) days after the sale.

The purchaser shall, immediately, pay the Sheriff's commission calculated as follows: 6% on the proceeds of the sale up to a price of R100 000.00 and thereafter 3.5% on R100 001.01 to R400 000.00 and 1.5% on the balance thereof, of the proceeds of the sale, subject to a maximum commission of R40 000.00 and a minimum of R3 000.00 (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceed into his/her trust account).

The sale shall be conducted in accordance with the provisions of the High Court Act and Rules. The full and complete conditions of sale will be read out by the Sheriff shortly before the sale and is available for perusal at the office of the Sheriff or at the Plaintiff's attorneys and can be viewed during office hours.

TAKE FURTHER NOTICE THAT:

1. This is a sale in execution pursuant to a judgment obtained in the above court;
2. Rules of this auction is available 24 hours foregoing the sale at the office of the SHERIFF OF THE HIGH COURT SOMERSET WEST, 144 MAIN ROAD, SHOP 1, SOMERSET WEST;
3. Registration as a buyer, subject to certain conditions 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 with regard to identity & address particulars;
 - 3.3 Payment of registration money;
 - 3.4 Registration conditions;
4. The office of the SHERIFF SOMERSET WEST will conduct the sale with auctioneer MR. A.J.L TITUS.
5. Advertising costs at current publication tariffs & sale costs according to Court Rules will apply.

Dated at: BLOEMFONTEIN, 2024-02-12.

HONEY ATTORNEYS, HONEY CHAMBERS, NORTHRIDGE MALL, KENNETH KAUNDA ROAD, BLOEMFONTEIN, 9301, Tel. 0514036600, Ref. I32318/BM Jones/bv(it).

**Case No: 4859/2022
67 BLOEMFONTEIN**

IN THE HIGH COURT OF SOUTH AFRICA

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

In the matter between: NEDBANK LIMITED, Plaintiff, and 1. RADISE: BONGANI SAMUEL, Identity number: 720927 5042 083, and 2. RADISE: MACHOGOANE SARAH, Identity number: 790815 0644 083, Defendants

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-13, 11:00, SHERIFF'S OFFICE, 366 STATE WAY, WELKOM

In Pursuance of judgment granted 14/09/2023 in the High Court of South Africa and under a Writ of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on 13 MARCH 2024 at 11:00 am at THE SHERIFF'S OFFICE, 366 STATE WAY, DOORN, WELKOM, to the highest bidder:

CERTAIN:

ERF 3503 RIEBEECKSTAD (EXTENSION 1), DISTRICT WELKOM, PROVINCE FREE STATE

IN EXTENT: 833 (EIGHT HUNDRED AND THIRTY THREE) SQUARE METRES

HELD BY DEED OF TRANSFER T7294/2006; subject to the conditions therein contained.

IMPROVEMENTS: 1 RESIDENTIAL UNIT ZONED FOR RESIDENTIAL PURPOSES, DESTROYED IN A FIRE.

Property is situated at: 10 DVORAK AVENUE, RIEBEECKSTAD.

The purchaser shall pay a deposit of 10% (ten per centum) of the purchase price in cash 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 full conditions of sale will be available for inspection at the SHERIFF'S OFFICE, 366 STATE WAY, DOORN, WELKOM, during normal office hours.

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 before the auction at the office of the SHERIFF WELKOM, 366 STATE WAY, DOORN, WELKOM.

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

3.1 directive of the Consumer Protection Act 68 of 2008 and Rules of Auction.

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

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

3.3 payment of registration monies

3.4 registration conditions

The auction will be conducted by the Sheriff, CP BROWN and auctioneer.

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.

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

SHERIFF FOR THE HIGH COURT, 366 STATE WAY, WELKOM. TEL NO. (057) 392-2881.

Dated at: BLOEMFONTEIN, 2024-02-09.

HILL, McHARDY & HERBST INC, 7 COLLINS ROAD, ARBORETUM, BLOEMFONTEIN, Tel. (051) 447-2171, Fax. (051) 447-6606, Ref. VERWEY/ZC/C21063, Acc. CASH.

**Case No: 2021/2085
27 BEDFORDVIEW**

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, PLAINTIFF, and PHILOU MOTORS CC (REG NO. CK 1988/004510/23 1ST DEFENDANT , and LOUW: PHILLIP (ID NO. 650105 5004 08 0) 2ND DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-14, 10H00, CNR KROON & ENGELBRECHT STREET, VILJOENSKROON

In execution of a judgment of the High Court of South Africa, Free State Division, Bloemfontein in the suit , a sale to the highest bidder subject to a reserve price of R715 000.00 will be held at the offices of the Sheriff VILJOENSKROON, CNR KROON & ENGELBRECHT STREET, VILJOENSKROON on 14 MARCH 2024 at 10h00 of the undermentioned property of the Defendants on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTAIN : PORTION 6 OF THE FARM CIJFERVLEI NUMBER 6 DISTRICT VILJOENSKROON FREE STATE PROVINCE, IN EXTENT 4,1778 (FOUR COMMA ONE SEVEN SEVEN EIGHT) HECTARES, HELD BY DEED OF TRANSFER NUMBER T11090/2019, SITUATE AT : PORTION 6 OF THE FARM CIJFERVLEI NUMBER 6, DISTRICT VILJOENSKROON (BETTER KNOWN AS PLOT 2 CIJFERVLEI FARM, VILJOENSKROON) with chosen domicilium citandi et executandi being PLOT 916 HARTSWATER and registration address being 329 FIFTH AVENUE LAUDIUM. THE PROPERTY IS ZONED : AGRICULTURAL. IMPROVEMENTS: Please note that nothing is guaranteed and/or no warranty is given in respect thereof : double story, freestanding, brick walls, corrugated iron roof wood & tile floors. Open lounge/dining room, 2 bedrooms, kitchen, 1 bathroom with shower & toilet, 1 separate toilet. Wire fencing on the tree sides, open at river bed, 3 camps, 3 damp, agricultural zoning +- 4 hectares OUT BUILDING: 4 storage rooms,/batchelor flats (1 occupied, 3 vacant) single storey, freestanding brick walls, corrugated roof, cement floor, two bedroom flats, two 1 bedroom flats, toilet, 3 showers and basins separate from flats, double carport, corrugated iron roof, storage barn: 9x22 meters no walls corrugated iron roof tile, cement and ground floor, 2 bedrooms, kitchen, bathroom, toilet and double garage. (The accuracy thereof is not warranted to be correct in every respect). 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".1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00 (b) 3.5% on R100 001.00. to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to a maximum commission R40 000.00 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 to the Sheriff within 21 (twenty one) days after the sale. 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 rates of 1% of the purchase price per month as per date of sale to date of transfer of the property. 5. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff VILJOENSKROON. Auctioneers: SUSAN GOUWS & STEPHENIE BURGER. REGISTRATION AS A 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 ID and address particulars (c) Payment of a registration fee of R30 000.00 - 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 VILJOENSKROON, CNR KROON & ENGELBRECHT STREET, VILJOENSKROON.

Dated at: GERMISTON, 2024-02-08.

STUPEL & BERMAN INC, 1ST FLOOR BRADFORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW, Tel. 011 776 3000, Fax. 086 769 0863, Ref. 112037 / D GELDENHUYS / LM.

**Case No: 2019/30305
DOCEX 27 BEDFORDVIEW**

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff, and OUMAPERSADH: MANOJ (ID NO. 710209 5268 089) 1ST DEFENDANT ; OUMAPERSADH: LINDA (ID NO. 750608 0266 08 2) 2ND DEFENDANT ; and PADAYACHEE: PREYASHNI (ID NO. 830303 0277 08 1) 3RD DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, 50 EDWARDS STREET, WESTONARIA

In execution of a judgment of the High Court of South Africa, Gauteng Division - Johannesburg in the suit, a sale to the highest bidder subject to a reserve of R470 775.00 will be held at the offices of the Sheriff WESTONARIA at 50 EDWARDS STREET, WESTONARIA at 10:00 on 8 MARCH 2024 of the undermentioned property of the Defendants on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTAIN: ERF 2106 LENASIA SOUTH EXTENSION 1 TOWNSHIP, THE REGISTRATION DIVISION: I.Q., PROVINCE OF GAUTENG, MEASURING : 912 (NINE HUNDRED AND TWELVE) SQUARE METRES, HELD BY: DEED OF TRANSFER NUMBER T031953/2004, SITUATED AT : 39 MILKWOOD STREET, LENASIA SOUTH EXTENSION 1 also chosen domicilium citandi et executandi, THE PROPERTY IS ZONED : RESIDENTIAL. IMPROVEMENTS: Please note that nothing is guaranteed and/or no warranty is given in respect thereof. MAIN BUILDING: lounge, dining room, kitchen, 3 bedrooms, W.C. shower, and 2 bath rooms. OUTBUILDING: single garage. (The accuracy thereof can however not be guaranteed). 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." 1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00; (b) 3.5% on R100 001.00 to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to a maximum commission R40 000.00 plus VAT and a minimum of R3 000.000 plus VAT. 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 (twenty one) days after the sale. 3. The property may be taken possession of after signature of 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 as per date of sale to date of transfer of the property. 5. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff WESTONARIA. The Sheriff R VERMEULEN or his/her Deputy 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=9991>). (b) FICA LEGISLATION - Proof of ID and address particulars (c) Payment of a registration fee of R50 000.00 refundable (d) Registration fee 1 day prior to the date of sale in order to obtain a buyers card. 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.

Dated at: GERMISTON, 2024-02-08.

STUPEL & BERMAN INC, 1ST FLOOR BRADFORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW, Tel. 011 776 3000, Fax. 086 769 0863, Ref. 105039 / D GELDENHUYS / LM.

Case No: 10929/2022

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

In the matter between: Standard Bank of South Africa Limited, Execution Creditor, and Makinta Emmanuel Setsetsengwane Makinta, Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-05, 11:00, Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand

A Sale In Execution of the undermentioned property, subject to a reserve price of R 515 000.00, is to be held by the Sheriff of Randburg West at Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand on Tuesday, 05 March 2024 at 11h00. Full conditions of sale can be inspected at the offices of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, who can be contacted on 087 330 1094, 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. A Unit consisting of- (a) Section No. 323 as shown and more fully described on Sectional Plan No. SS289/2015 in the scheme known as The View in respect of the land and building or buildings situated at Fourways Ext 60 Township, Local Authority: City of Johannesburg Metropolitan Municipality, of which section of the floor area, according to the said sectional plan is 50 (fifty) 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 ST34457/2015; Also known as 323 The View, 87 Broadacres Drive, Fourways Ext 60. Magisterial District: Johannesburg North Improvements: A Sectional Title Unit with: 1 bedroom, 1 bathroom, lounge, kitchen & carport. Zoned: Residential Registration as a buyer is a pre-requisite subject to 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 i.r.o. proof of identity and address particulars 3.Registration conditions.

Dated at: Pretoria, 2024-02-14.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria, Tel. (012)342-9164, Fax. (012)342-9165, Ref. Mr M Coetzee/AN/F7087.

Case No: 17307/2022

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

In the matter between: Standard Bank of South Africa Limited, Execution Creditor, and Makinta Emmanuel Setsetsengwane Makinta, Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-05, 11:00, Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand

A Sale In Execution of the undermentioned property, subject to a reserve price of R 400 000.00, is to be held by the Sheriff of Randburg West at Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand on Tuesday, 05 March 2024 at 11h00. Full conditions of sale can be inspected at the offices of the Sheriff Randburg West, Unit C1 Mount Royal, 657 James Crescent, Halfway House, who can be contacted on 087 330 1094, 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. A Unit consisting of- (a) Section No. 359 as shown and more fully described on Sectional Plan No. SS289/2015 in the scheme known as The View in respect of the land and building or buildings situated at Fourways Ext 60 Township, of which section of the floor area, according to the said sectional plan is 38 (thirty 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 under Deed of Transfer ST34484/2015; Also known as 359 The View, 87 Broadacres Drive, Fourways Ext 60. Magisterial District: Johannesburg North Improvements: A Sectional Title Unit with: 1 bedroom, 1 bathroom, lounge, kitchen & carport. Zoned: Residential Registration as a buyer is a pre-requisite subject to 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 i.r.o. proof of identity and address particulars 3.Registration conditions.

Dated at: Pretoria, 2024-02-14.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria, Tel. (012)342-9164, Fax. (012)342-9165, Ref. Mr M Coetzee/AN/F7013.

Case No: 3640/2022

IN THE HIGH COURT OF SOUTH AFRICA
(Mpumalanga Division, Mbombela (Main Seat))

In the matter between: SB Guarantee Company (RF) Proprietary Limited, Execution Creditor, and Mbongwa Mduduzi Mahlangu, First Judgment Debtor, Nomfundo Fortunate Mahlangu, Second Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-06, 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, 06 March 2024 at 09h00. Full conditions of sale can be inspected at the offices of the Sheriff Mbombela, 99 Jacaranda Street, 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: Erf 3530 Nelspruit Ext 35 Township Registration Division: J.U, Mpumalanga Province Measuring: 1 557 square metres Deed of Transfer: T9582/2015 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF SHANDON ECO RESERVE NPC REGISTRATION NUMBER 2006/003112/08 Also known as: 3530 alternatively 5 Blue Swallow Street, Shandon Eco Estate, Nelspruit Ext 35. Magisterial District: Mbombela Improvements: VACANT LAND. 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 will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at: Pretoria, 2024-02-14.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria, Tel. (012)342-9164, Fax. (012)342-9165, Ref. Mr M Coetzee/AN/F6935.

Case No: 3390/2019

IN THE HIGH COURT OF SOUTH AFRICA
(Mpumalanga Division Middelburg (Local Seat))

In the matter between: Standard Bank of South Africa Limited, Execution Creditor, and Johannes Mantsu Letageng, First Judgment Debtor, Dorah Letageng, Second Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-06, 10:00, Plot 31 Zeekoewater, cnr Gordon Road and Francois Street, Witbank

A Sale In Execution of the undermentioned property is to be held at the Sheriffs offices situated at Plot 31 Zeekoewater, cnr Gordon Road and Francois Street, Witbank, by the Acting Sheriff Witbank on Wednesday, 06 March 2024 at 10h00. Full conditions of sale can be inspected at the Acting Sheriff Witbank, Plot 31 Zeekoewater, cnr Gordon Road and Francois Street, Witbank 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 5716 Kwa-Guqa Ext 10 Township Registration Division: J.S. Mpumalanga Measuring: 200 square metres Deed of Transfer: T282/2014 Also known as: Erf 5716 Kwa-Guqa Ext 10, Witbank. Magisterial District: Emalahleni Improvements: Main Building: 2 bedrooms, 1 bathroom, lounge, kitchen. Outbuilding: 1 garage. Zoning: Residential Registration as a buyer is a pre-requisite subject to 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 i.r.o. proof of identity and address particulars 3. Registration conditions.

Dated at: Pretoria, 2024-02-14.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria, Tel. (012)342-9164, Fax. (012)342-9165, Ref. Mr M Coetzee/AN/F6040.

Case No: 13774/2019

IN THE HIGH COURT OF SOUTH AFRICA

(Western Cape Division, Cape Town)

In the matter between: SB Guarantee Company (RF) Proprietary Limited, Execution Creditor, and Lewina Paulina Jacobs, Judgment Debtor

NOTICE OF SALE IN EXECUTION

2024-03-07, 10:00, 23 Langverwacht Road, Klipdam, Kuilsriver

A Sale In Execution of the undermentioned property is to be held by the Sheriff Kuils River South at the Sheriff's Office at 23 Langverwacht Road, Klipdam, Kuilsriver on Thursday, 07 March 2024 at 10h00, subject to a reserve price of R 760 000.00. Full conditions of sale can be inspected at the Sheriff Kuils River South, 23 Langverwacht Road, Klipdam, Kuils River - Tel: 021 905 7450 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. Erf 6368 Blue Downs In the City of Cape Town Division Stellenbosch Western Cape Province In Extent: 418 (four hundred and eighteen) square metres Held by Deed of Transfer Number T50156/2017 Subject to the conditions therein contained Also known as 19 Curlew Road, Electric City, Blue Downs Magisterial District: Cape Town Improvements: Main Building: 3 bedrooms, 2 bathrooms, lounge, dining room, kitchen. Outbuilding: 1 garage. 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(s) 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 Kuilsriver South, 23 Langverwacht Road, Klipdam, Kuils River. 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 15 000.00 prior to commencement of the auction in order to obtain a buyers' card iv. Registration conditions The auction will be conducted by the Sheriff, Mrs E.E. Carelse, or her Deputy. Advertising costs at current publication rates and sale costs according to court rules, apply.

Dated at: Pretoria, 2024-02-14.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria, Tel. (012)342-9164, Fax. (012)342-9165, Ref. Mr M Coetzee/AN/F6620.

Case No: 1712/2019

IN THE HIGH COURT OF SOUTH AFRICA

(MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT))

In the matter between: FIRSTRAND BANK LIMITED Applicant, and THEMBA JOHN MABENA, Respondent

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-06, 10:00, THE ACTING SHERIFF WITBANK, AT PLOT 31, ZEEKOEWATER, CNR OF GORDON ROAD AND FRANCOIS STREET, WITBANK

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA, MPUMALANGA DIVISION, MIDDELBURG LOCAL SEAT, A SALE WITH A RESERVE PRICE OF R303 626.79 WILL BE HELD BY THE ACTING SHERIFF WITBANK, AT PLOT 31, ZEEKOEWATER, CNR OF GORDON ROAD AND FRANCOIS STREET, WITBANK ON 06 MARCH 2024 AT 10:00 OF THE UNDER MENTIONED PROPERTY OF THE DEFENDANT/S ON THE RULES OF THE AUCTION AND CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICES OF THE SHERIFF 24 HOURS PRIOR TO THE AUCTION Certain: ERF 1987 DUVHAPARK EXTENSION 9 TOWNSHIP REGISTRATION DIVISION J.S. PROVINCE OF MPUMALANGA IN EXTENT: 214 (TWO HUNDRED AND FOURTEEN) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T. 11279/2013 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED BY CADAZONE HOMEOWNERS ASSOCIATION NPC REGISTRATION NUMBER 2009/003480/08 Zoning: Residential IMPROVEMENTS: Please note that nothing is Guaranteed and / or no Warranty is given in respect thereof MAIN BUILDING: Comprising of 1 X LOUNGE, 1 X KITCHEN, 3 X BEDROOMS, 1 X BATHROOM, 1 X W/C AND 1 STOREROOM Terms: 10% (TEN PERCENT) of the purchase price in cash or Eft on the day of the sale; the balance payable against registration of transfer, a

guarantee to be furnished within 21 (twenty one) calendar days from the date of sale. No third party guarantees will be accepted. AUCTIONEER'S CHARGED, payable on the day of the sale, to be calculated as follows: 6% (SIX PERCENT) on the first R100 000,00; 3.5% (THREE POINT FIVE PERCENT) on R100 001,00 - R400 000,00 plus VAT and 1.5% (ONE POINT FIVE PERCENT) 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 VAT (inclusive in all instances of the Sheriff's bank charged 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 only. No cheques will be accepted and VAT at 15% will be payable. 2. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia: 2.1 Directive of the Consumer Protection Act 68 of 2008; (Url <http://www.info.gov.za/view/downloadfileaction?id=99961>) 2.2 FICA registration in respect of Proof of Identity and address particulars. 2.3 Payment of registration deposit of R15 000,00 in cash or eft. 2.4 The auctioneer will be MR. M. AKKER. COETZER & PARTNERS ATTORNEY FOR PLAINTIFF C/O ALTUS NEL, WELTHAGEN & GELDENHUYS 19 BEYERS NAUDE STREET MIDDELBURG A.F. COETZER/JK/KFM666 (012 343 2560).

Dated at: –

COETZER & PARTNERS, 343 FARENDEN STREET, ARCADIA, Tel. 012 343 2560, Ref. A.F. COETZER/JK/KFM666.

**Case No: 53694/2022
DX 136, PRETORIA**

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 GREGORY RABOTHO, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-07, 10:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, CULLINAN, NO. 1 FIRST STREET, CULLINAN

In terms of a judgment granted on 2 OCTOBER 2023, 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 7 MARCH 2024 at 10h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, NO. 1 FIRST STREET, CULLINAN, subject to a reserve of R550 000.00 (FIVE HUNDRED AND FIFTY THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 9541 MAMELODI EXTENSION 2 TOWNSHIP REGISTRATION DIVISION J.R., GAUTENG PROVINCE MEASURING : 375 (THREE HUNDRED AND SEVENTY FIVE) SQUARE METRES HELD BY THE DEFENDANT IN HIS NAME BY DEED OF TRANSFER T1525/2022 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 1905 Thaga Street, Mamelodi, Extension 2 MAGISTERIAL DISTRICT : CULLINAN IMPROVEMENTS 2 x Bedrooms, 1 x Bathroom, 1 x Kitchen, 1 x Lounge, secured with a gate and one separate outside room 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 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 guarantee 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, NO. 1 FIRST STREET, CULLINAN. 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) Payment of a registration fee of R10 000,00 by way of cash or EFT. (d) Registration Conditions : no person will be allowed on the premises if they are not registered for FICA and CPA. 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, 2024-01-30.

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 / MAT15796 / TH.

Case No: 42727/2020
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 MKHONDO MESHACK PHAKADE, First Defendant , and IRENE PHAKADE, Second Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, CORNER FRIKKIE MEYER & RUTHERFORD BOULEVARDS, VANDERBIJLPARK

In terms of a judgement granted on 30 APRIL 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 FRIDAY 8 MARCH 2024 at 10h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, CORNER FRIKKIE MEYER AND RUTHERFORD BOULEVARDS, VANDERBIJLPARK, to the highest bidder subject to a reserve of R311 773.07 (THREE HUNDRED AND ELEVEN THOUSAND SEVEN HUNDRED AND SEVENTY THREE RAND AND SEVEN CENTS). DESCRIPTION OF PROPERTY PORTION 32 OF ERF 380 VANDERBIJL PARK CENTRAL WEST NO. 5 EXTENSION 1 TOWNSHIP REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG MEASURING : 612 (SIX HUNDRED AND TWELVE) square metres HELD BY DEED OF TRANSFER T37267/2014 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 9 Cullinan Terrace, Vanderbijlpark IMPROVEMENTS A dwelling house with 2 x Bedrooms, Kitchen, Lounge, Toilet/Bathroom and Garage 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 : VANDERBIJLPARK 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. 1. 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, CORNER FRIKKIE MEYER AND RUTHERFORD BOULEVARDS, VANDERBIJLPARK. Registration as buyer is a pre-requisite subject to conditions, inter alia : (a) The sale is for cash or EFT only. No cheques will be accepted and VAT at 15% will be payable. (b) The sale is a sale in execution pursuant to a judgment obtained in the above Honourable Court. Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (c) Fica-Legislation, proof of identity and address and particulars. (d) Payment of registration deposit of R10 000,00 in cash or EFT. (e) Registration Conditions. (f) The auctioneer will be Mr P Ora. 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, 2024-02-01.

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 / F79968 / TH.

Case No: 24167/2022
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 MAHLATSE STEPHINA MADISHA, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 14:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, BRAKPAN, 127B KITZINGER AVENUE, BRAKPAN

In terms of a judgement granted on 29 MARCH 2023, 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 FRIDAY 8 MARCH 2024 at 14h00 in the afternoon at the OFFICE OF THE SHERIFF OF THE HIGH COURT, BRAKPAN, 127B KITZINGER AVENUE, BRAKPAN to the highest bidder, with the reserve price R370,000.00 (THREE HUNDRED AND SEVENTY THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 692 SALFIN EXTENSION 7 TOWNSHIP REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG MEASURING 220 (TWO HUNDRED AND TWENTY) SQUARE METRES HELD BY DEED OF TRANSFER T18131/2015 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 692 Mmutla Street, Salfin Extension 7 IMPROVEMENTS 1 x Lounge, 1 x Kitchen, 3 x Bedrooms, 1 x Bathroom, 1 x Garage 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 : Brakpan 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, BRAKPAN, 127B KITZINGER AVENUE, BRAKPAN 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) Payment of a Registration Fee of R50 000,00 in cash or EFT, which 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 Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at: PRETORIA, 2024-02-09.

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 / MAT13334 / TH.

Case No: 14646/2019

IN THE MAGISTRATE'S COURT FOR
(THE DISTRICT OF SOWETO HELD AT PROTEA)

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Plaintiff (Registration Number: 1962/000738/06), and DEBERONIS KGASHANE MOATI First Defendant (Identity Number: 670309 5242 08 0); and MOSIBUDU MAGDELINE MOATI Second Defendant (Identity Number: 700328 0339 08 3)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-07, 10:00, Sheriff Soweto West, 2241 CNR Rasmeni & Nkopi Street, Protea North

This sale is a sale in execution pursuant to a judgment obtained in the above Honourable Court on the 07th MARCH 2024 in terms of which the following property will be sold in execution on 07 March 2024 at 10h00 at Sheriff Soweto West, 2241 CNR Rasmeni & Nkopi Street, Protea North to the highest bidder with a reserve price of R404 547.67: CERTAIN: ERF 1662 TLADI TOWNSHIP REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG MEASURING 257 (TWO HUNDRED AND FIFTY-SEVEN) SQUARE METERS HELD BY DEED OF TRANSFER NUMBER T18462/2008 SUBJECT TO THE CONDITIONS THEREIN CONTAINED. AS HELD: by the Respondents under Deed of Transfer T18462/2008 SITUATED AT: STAND 1662, TLADI, SOWETO, 1868 The property is zoned residential. Improvements: The following information is furnished but not guaranteed: A brickbuilt residence consisting of the 1 x Dining Room, 1 x Bathroom, 2 x Bedroom, 5 x Outbuilding, 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% on the first R100 000.00; 3.5% on the amount exceeding R100 000.00 to R400 000.00 and 1.5% on the balance thereof, up to a maximum fee of R40 000.00 plus VAT thereon and a minimum of R3 000.00 plus VAT thereon, pay a deposit of 10% (10 percent) 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 (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 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:- 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 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 Soweto West, during normal office hours Monday to Friday.

Dated at: PRETORIA, 2024-01-16.

BOKWA LAW INCORPORATED, 210 Justice Mohamed Road Brooklyn PRETORIA, Tel. 012 424 2900, Fax. 012 346 5265, Ref. XN/FC12216.

Case No: 40897/2017

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG DIVISION, PRETORIA)**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Execution Creditor/Plaintiff,
and ALFRED THAMI DUBE Execution Debtor/Defendant (Id No: 650328 5804 081)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-07, 10:00, SHERIFF KEMPTON PARK & TEMBISA at 5 ANEMOON STREET, GLEN MARAIS
EXTENSION 1**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 14th of APRIL 2022 in terms of which the following property will be sold in execution on 7th MARCH 2024 at 10:00 by the SHERIFF KEMPTON PARK & TEMBISA at 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1 to the highest bidder with reserve of R850 000.00: ERF 7 NORKEM PARK TOWNSHIP REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG, IN EXTENT 992 (NINE HUNDRED AND NINETY-TWO) SQUARE METRES, HELD BY DEED OF TRANSFER T157397/03, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF RIGHTS TO MINERALS. SITUATED AT: 22 JAMES WRIGHT AVENUE, NORKEM PARK ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 3X BEDROOMS, 2X BATHROOMS, 1X LOUNGE, 1X DINING ROOM, 1X KITCHEN, 1XSTUDY, 1X PANTRY, 2XGARAGES (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 fourteen (14) 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 sheriff's office KEMPTON PARK & TEMBISA. The offices 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 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 R30 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 offices of SHERIFF KEMPTON PARK & TEMBISA at 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1. SERVICE ADDRESS: C/O: RAATH LAW UNIT F1, 41 ESCOURT AVENUE WIERDAPARK CENTURION.

Dated at: SANDTON.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J Botha/ff/S1663/5125.

Case No: 1814/2022

IN THE HIGH COURT OF SOUTH AFRICA
((GAUTENG LOCAL DIVISION, JOHANNESBURG))**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration No: 2006/021576/07) Applicant, and GABRIEL XOLANI MAPHUMULO (Identity Number: 750223 5328 08 3) Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-06, 14:00, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court against the Defendant on 23rd of MAY 2023 in terms of which the following property will be sold in execution on 06th MARCH 2024 at 14h00 by the JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON to the highest bidder with reserve of R1 350 000.00: i) ERF 424 HIGHLANDS NORTH TOWNSHIP, REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG, MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES ii) ERF 426 HIGHLANDS NORTH TOWNSHIP, REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG, MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES BOTH HELD BY DEED OF TRANSFER NO. T14773/2019 SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED. ("the Property") Also known as: 118 - 09th AVENUE, HIGHLANDS NORTH, JOHANNESBURG ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 4XBEDROOMS, 4.5XBATHROOM, 5XTOILET, 3XSHOWERS, LOUNGE, KITCHEN, SCULLERY, ENTRANCE HALL, DINING ROOM. OUTBUILDING: 1XBEDROOM, 1XBATHROOM, 1XTOILET,

1XSHOWER, KITCHEN, GARAGE, CARPORT. (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 JOHANNESBURG EAST. The office of the Sheriff for JOHANNESBURG EAST 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 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. 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, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON.

Dated at: SANDTON, 2024-01-29.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J Botha/THE1797/0386.

Case No: 2022/17818

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Execution Creditor/Plaintiff (Registration No: 1962/000738/06), and JOEL RONNIE MTHEMBU Execution Debtor/Defendant (Id No: 711221 5382 082)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, SHERIFF ROODEPOORT SOUTH at 10 LIEBENBERG STREET, ROODEPOORT

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 17th AUGUST 2023 in terms of which the following property will be sold in execution on 8th MARCH 2024 at 10:00 by the SHERIFF ROODEPOORT SOUTH at 10 LIEBENBERG STREET, ROODEPOORT to the highest bidder with reserve of R395 579.65 PORTION 44 OF ERF 13341 KAGISO EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, IN EXTENT 232 (TWO HUNDRED AND THIRTY TWO) SQUARE METRES. HELD BY DEED OF TRANSFER NO. T28926/2013. SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN. SITUATED AT: STAND 13341 / 44 KAGISO EXTENSION 8, ROODEPOORT ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, KITCHEN, 2XBEDROOMS, 1XBATHROOM (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 SOUTH. The office of the Sheriff for ROODEPOORT SOUTH 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 SOUTH at 10 LIEBENBERG STREET, ROODEPOORT.

Dated at: SANDTON, 2024-01-10.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J Botha/ff/S1663/8072.

Case No: 2022/14822

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration Number: 2006/021576/07) Applicant, and MARIA MOSHA ROSE MTENGA (Identity Number: 651224 1445 18 6) Respondent

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-06, 14:00, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court against the Defendant on 25th of JULY 2023 in terms of which the following property will be sold in execution on 06th MARCH 2024 at 14h00 by the JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON to the highest bidder with reserve of R 880 000.00: ERF 70 ORANGE GROVE TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T31260/2018 SUBJECT TO THE CONDITIONS THEREIN CONTAINED. ("the Property") Also known as: 39 SIXTH AVENUE, ORANGE GROVE, JOHANNESBURG ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 8XBEDROOMS, 2XBATHROOMS, TOILET, 1XLounge, KITCHEN. OUTBUILDING: 4XBEDROOMS, 1XBATHROOM, TOILET (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 JOHANNESBURG EAST. The office of the Sheriff for JOHANNESBURG EAST 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 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. 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, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON.

Dated at: SANDTON, 2024-01-29.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J Botha/THE1797/0428.

Case No: 062693/2023

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED Execution Creditor/Plaintiff (Registration No: 2006/021576/07), and WELE THOMAS NGXONGWANA (Identity Number: 770419 5541 081) First Execution Debtor/Defendant, and NOXOLO NGXONGWANA (Identity Number: 761222 0561 083) Second Execution Debtor/Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-05, 10:00, SHERIFF JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 18TH OCTOBER 2023 and respectively in terms of which the following property will be sold in execution on 05 March 2024 at 10h00 by the SHERIFF JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW to the highest bidder with reserve R 570 000.00 PORTION 43 OF ERF 2989 NATURENA EXTENSION 7 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, IN EXTENT 300 (THREE HUNDRED) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T43838/2018 SUBJECT TO THE CONDITIONS THEREIN CONTAINED ("the Property") SITUATED AT: 14 KAMFER STREET, NATURENA EXT 7 ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: KITCHEN, DININGROOM, LOUNGE, 3XBEDROOMS, 1X BATHROOM, 1X TOILET. OUTBUILDING: GARAGE (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 JOHANNESBURG SOUTH The office of the SHERIFF JOHANNESBURG SOUTH 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 or EFT. 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 JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW.

Dated at: SANDTON, 2024-01-29.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J BOTHA/FF/THE1797/0701.

Case No: 72406/2019

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

**In the matter between: FIRSTRAND BANK LIMITED Execution Creditor, and MBAZIMA GARRY BVUMA
Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2024-03-04, 11:00, SHERIFF CENTURION WEST AT 229 BLACKWOOD STREET, HENNOSPARK,
CENTURION**

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA (GAUTENG DIVISION - PRETORIA), IN THE SUIT, A SALE WITH A RESERVE PRICE OF R516 000,00 WILL BE HELD AT THE OFFICES OF THE SHERIFF CENTURION WEST AT 229 BLACKWOOD STREET, HENNOSPARK, CENTURION ON 4 MARCH 2024 AT 11H00 OF THE UNDER MENTIONED PROPERTY OF THE DEFENDANT/S ON THE CONDITIONS WHICH MAY BE INSPECT AT THE OFFICES OF THE SHERIFF, PRIOR TO THE SALE Certain: ERF 8969 OLIEVENHOUTBOS EXTENSION 36 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING : 314 (THREE HUNDRED AND FOURTEEN) SQUARE METRES HELD BY DEED OF TRANSFER T52680/2011 Also known as : 8969 MARITO STREET, OLIEVENHOUTBOS EXTENSION 36 Zoning: Residential IMPROVEMENTS: (Please note that nothing is Guaranteed and / or no Warranty is given in respect thereof) MAIN BUILDING: Comprising of 1 X KITCHEN, 1 X LOUNGE, 3 X BEDROOMS, 1 X BATHROOM, 1 X W/C, 1 X CARPORT, 1 X COVERED PORCH 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 as amended 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. The Purchaser (other than the Execution Creditor) shall pay a deposit of 10% of the purchase price in cash, by bank guaranteed cheque or by way of an electronic transfer on the date 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 calendar days after the sale, provided that satisfactory proof of payment be furnished immediately on demand to the Sheriff. 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 occupation rental at the following rate: 1% calculated on the purchase price per month as per date of sale to date of transfer of property. All bidders are required to present their Identity Document together with their proof of residence for FICA compliance. 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. The auction will be conducted by the Sheriff, D M Buys.

Dated at: –.

COETZER & PARTNERS, 343 FARENDEN STREET, ARCADIA, Tel. 012 343 2560, Ref. KFB065/F COETZER/ar.

Case No: 3478/2019

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG DIVISION, PRETORIA)**In the matter between: FIRSTRAND BANK LIMITED Execution Creditor, and MODIBEDI FRANS MAKUA
Execution Debtor**

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:00, SHERIFF ROODEPOORT SOUTH AT 10 LIEBENBERG STREET, ROODEPOORT

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA (GAUTENG DIVISION, PRETORIA), IN THE SUIT, A SALE WITH A RESERVE PRICE OF R303 000,00 WILL BE HELD AT THE OFFICES OF THE SHERIFF ROODEPOORT SOUTH AT 10 LIEBENBERG STREET, ROODEPOORT ON 8 MARCH 2024 AT 10H00 OF THE UNDER MENTIONED PROPERTY OF THE DEFENDANT/S ON THE CONDITIONS WHICH MAY BE INSPECT AT THE OFFICES OF THE SHERIFF, PRIOR TO THE SALE Certain: A Unit consisting of- (a) Section No. 1 as shown and more fully described on Sectional Plan No. SS27/2013 in the scheme known as FLEURHOF BROOKE in respect of the land and building or buildings situate at FLEURHOF EXTENSION 2 TOWNSHIP, LOCAL AUTHORITY CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 38 (thirty 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 number ST6305/2013 ALSO KNOWN AS UNIT 1 (DOOR 1) FLEURHOF BROOKE, 33 LEADWOOD STREET, FLEURHOF EXTENSION 2 Zoning: Residential IMPROVEMENTS: (Please note that nothing is Guaranteed and / or no Warranty is given in respect thereof) MAIN BUILDING: Comprising of 1 LOUNGE, 1 KITCHEN, 2 BEDROOMS, 1 X BATHROOM, 1 W/C, 1 OPEN BAY PARKING 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 as amended 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. The Purchaser (other than the Execution Creditor) shall pay a deposit of 10% of the purchase price in cash, by bank guaranteed cheque or by way of an electronic transfer on the date 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 calendar 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. Should the purchaser receive possession of the property the purchaser shall be liable for occupation rental at the following rate: 1% calculated on the purchase price per month as per date of sale to date of transfer of property. All bidders are required to present their Identity Document together with their proof of residence for FICA compliance. All bidders are required to pay R30 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a bidders card.

Dated at: –.

COETZER & PARTNERS, 343 FARENDEN STREET, ARCADIA, Tel. 012 343 2560, Ref. KFM793/F
COETZER/ar.

Case No: 42655/2021

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG DIVISION, PRETORIA)**In the matter between: ABSA BANK LIMITED Execution Creditor (Reg nr: 1986/004794/06), and LE ROUX
GELDENHUYS (ID: 610823 5078 08 1) Execution Debtor, and AMANDA GELDENHUYS (ID: 650102 0007 08
5) Execution Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-12, 10:00, Sheriff Pretoria South East at 1281 Church Street, Hatfield

Notice is hereby given, in accordance with the Regulations of The Consumer Protection Act 68 of 2008 that: IN PURSUANCE OF a Rule 31(2)(a), Rule 46(1)(a)(ii) & Rule 46A order granted on 29 June 2023, the above Honourable Court issued a Warrant of execution which was executed by the Sheriff. As a result, thereof, the undermentioned property will be put up for auction by the Sheriff Pretoria South East at 1281 Church Street, Hatfield on 12 March 2024 at 10h00, which is more fully described as: ? CERTAIN: ERF 2238 MORELETAPARK EXTENSION 19 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING 1262 (ONE THOUSAND TWO HUNDRED AND SIXTY-TWO) SQUARE METRES HELD By Deed of Transfer T29965/1991 THE PROPERTY IS ZONED AS: RESIDENTIAL at situated at 749 Louis-John Street, Moreletapark Ext 19 Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. IMPROVEMENTS Main Building 1x e/hall 1x lounge, 1x dining 1x living 1x study 1x kitchen 1x scullery 3x bedrooms 2x bathrooms 1x separate toilet 1x balcony/patio Out Building 1x double garages 1x double carports 1x servants' quarters consisting of 1x bedroom & 1x shower & toilet The immovable property registered in the name of the Defendant is situated in the Magisterial District of Tshwane Central The court set a reserve price at R1 500 00.00 (One Million Five Hundred Thousand Rand) 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 Inspect Conditions at Sheriff Pretoria South East, 1281 Church Street, Hatfield, during office hours.

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. PR4414/ak/mm/MW Letsoalo.

Case No: 20236/2022

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Plaintiff (Registration No: 1962/000738/06), and ISHAAN VALLIE First Defendant (ID NO. 631002 5293 08 2) T, and HORAYAH VALLIE Second Defendant (ID NO. 631107 0091 08 2)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 11:00, WYNBERG COURT HOUSE: CHURCH STREET WYNBERG

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale with a reserve price of R638 000.00 will be held on FRIDAY, 8 MARCH 2024 at 11h00 at WYNBERG COURT HOUSE: CHURCH STREET WYNBERG. The Conditions of Sale will lie for inspection at the offices of the Sheriff for the High Court, WYNBERG SOUTH. ERF 4299 PELIKAN PARK, IN THE CITY OF CAPE TOWN, CAPE DIVISION, WESTERN CAPE PROVINCE, IN THE EXTENT 165 (ONE HUNDRED AND SIXTY-FIVE) SQUARE METRES; SITUATE AT 9 CORMORANT STREET, PELIKAN PARK. THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED). The following information is furnished re the improvements though in this respect nothing is guaranteed: - SEMI- DETACHED BRICK DWELLING UNDER A TILED ROOF COMPRISING OF: 2 X BEDROOMS, OPEN-PLAN LOUNGE/ KITCHEN AND BATHROOM/ TOILET. GENERAL TERMS: 1. The sale in execution is conducted in terms of the Consumer Protection Act 68 of 2008. 2. Registration as a buyer is a pre-requisite subject to: a) FICA legislation requirements: proof of ID and residential address; b) Registration fee payable; c) Registration conditions. 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.

Dated at: CAPE TOWN.

STRAUSS DALY INC. T STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001, Tel. 021 410 2200, Ref. STA801/0375.

Case No: 2015/32582

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

In the matter between: ABSA BANK LIMITED Plaintiff, and MASHABA, GREGORY EUGENIO ALEXANDER Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-15, 09:30, SHERIFF BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG

IN EXECUTION of judgments of the above Honourable Court in the above action, dated 5 DECEMBER 2016 and 26 MAY 2017, a sale will be held at the office of the SHERIFF BOKSBURG at 182 LEEUWPOORT STREET, BOKSBURG on 15 MARCH 2024 at 09:30 of the undermentioned 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 set at R1,000,000.00. ERF 1070 ATLASVILLE EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 992 (NINE HUNDRED AND NINETY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T60691/2002, SITUATED AT: 2

TREKVOËL STREET, EXT 2, ATLASVILLE, 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: IMPROVEMENTS: LOUNGE, KITCHEN, 3 BEDROOMS, 1 BATHROOMS/TOILET, 1 GARAGE 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 Attorneys, 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 office of the SHERIFF at 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. M21255/M756/N. Erasmus/CO.

Case No: 2021/47865

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

**In the matter between: ABSA HOME LOANS GUARANTEE First Plaintiff, f COMPANY (RF) PTY LTD
ABSA BANK LIMITED, Second Plaintiff, and DE LA ROSA, CLINTON Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-05, 11:00, SHERIFF RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT,
HALFWAY HOUSE, MIDRAND**

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated 23 JANUARY 2023, a sale will be held at the office of the SHERIFF RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND on 5 MARCH 2024 at 11H00 of the undermentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the SHERIFF RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, subject to a reserve price set at R250,000.00. A Unit consisting of- a) Section No. 1 as shown and more fully described on Sectional Plan No. SS317/1993 in the scheme known PETRA NERA in respect of the land and building or buildings situate at BLOUBOSRAND EXTENSION 13 TOWNSHIP, Local Authority: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 76 (SEVENTY SIX) 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. ST25873/2019, subject to the conditions therein contained. Situated At: Unit 1, Petra Nera, Riverbend Road, Bloubosrand Ext. 13, Johannesburg Magisterial Court District (Randburg) (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: IMPROVEMENTS: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM, LAUNDRY, CARPORT 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 Plaintiffs' Attorneys, 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 at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. The office of 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.infp.gov.za/view/DownloadFileAction?id=99961>) b. FICA-Legislation - Proof of Identity and address particulars c. Payment of a registration fee - 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 RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 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. JR6837/D595/N. Erasmus/CO.

Case No: 2012/40121

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

In the matter between: ABSA BANK LIMITED, Plaintiff, and MODISANE, MOSES LEMOGO, First Defendant, and MODISANE, MIRIAM KEITHENG, Second Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-14, 10:00, SHERIFF JOHANNESBURG NORTH at UNIT B1, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN, INSTRUSTRIAL PARK, JOHANNESBURG

IN EXECUTION of judgments of the above Honourable Court in the above action, dated 4 JUNE 2013 and 30 SEPTEMBER 2013, a sale will be held at the office of the SHERIFF JOHANNESBURG NORTH at UNIT B1, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN, INSTRUSTRIAL PARK, JOHANNESBURG on 14 MARCH 2024 at 10H00 of the undermentioned property of the Defendants on the Conditions, which will lie for inspection at the offices of the SHERIFF JOHANNESBURG NORTH at UNIT B1, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN, INSTRUSTRIAL PARK, JOHANNESBURG, subject to a reserve price of R660,000.00. PORTION 1 OF ERF 602 BRIXTON TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, MEASURING 248 (TWO HUNDRED AND FORTY EIGHT) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T70080/2007 Situated at: 5 Guildford Street, Brixton, Johannesburg Magisterial Court District (Johannesburg) (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: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 2 BEDROOMS, 1 BATHROOM, 2 GARAGES, 1 SERVANT ROOM, 1 SEPARATE 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 Plaintiffs Attorneys, 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 UNIT B1, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN, INSTRUSTRIAL PARK, JOHANNESBURG. The office of the Sheriff - JOHANNESBURG NORTH 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 - 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 - JOHANNESBURG NORTH at UNIT B1, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN, INSTRUSTRIAL PARK, JOHANNESBURG.

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. JR4749/M941/N. Erasmus/CO.

Case No: 2022/425

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

In the matter between: ABSA HOME LOANS GUARANTEE First Plaintiff COMPANY (RF) PTY LTD, and ABSA BANK LIMITED Second Plaintiffs, and MOFOKENG, PAKISO ELIAS, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, SHERIFF VANDERBIJLPARK at CNR OF FRIKKIE MEYER & RUTHERFORD BOULEVARDS, VANDERBIJLPARK

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated 9 MAY 2023, a sale will be held at the office of the SHERIFF VANDERBIJLPARK at CNR OF FRIKKIE MEYER & RUTHERFORD BOULEVARDS, VANDERBIJLPARK on 8 MARCH 2024 at 10H00 of the undermentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the SHERIFF VANDERBIJLPARK at CNR OF FRIKKIE MEYER & RUTHERFORD BOULEVARDS, VANDERBIJLPARK, subject to a reserve price set at R350,500.00. ERF 58 SEBOKENG UNIT 10 TOWNSHIP, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG, MEASURING 338 (THREE HUNDRED AND THIRTY EIGHT) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T71616/2020 Situated at: Stand 58, Sebokeng Unit 10 Magisterial Court District

(Vanderbijlpark) (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: IMPROVEMENTS: DINING ROOM, KITCHEN, 2 BEDROOMS, 1 BATHROOM, 1 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 "VOETSTOOT" 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 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 Plaintiffs' Attorneys, 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 at CNR OF FRIKKIE MEYER & RUTHERFORD BOULEVARDS VANDERBIJLPARK. The office of the SHERIFF VANDERBIJLPARK 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 R10,000.00 - 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 VANDERBIJLPARK at CNR OF FRIKKIE MEYER & RUTHERFORD BOULEVARDS VANDERBIJLPARK.

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. JR7232/M1189/N. Erasmus/CO.

Case No: 20226/2022

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

In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. Plaintiff, and CHUCK ALEXANDER Defendant (ID NO: 840315 5179 08 6)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-05, 10:00, SHERIFF'S OFFICE KUILS RIVER SOUTH: 23 LANGVERWACHT ROAD KLIPDAM KUILS RIVER

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 R560 000.00, will be held on TUESDAY, 5 MARCH 2024 at 10h00 at the SHERIFF'S OFFICE KUILS RIVER SOUTH: 23 LANGVERWACHT ROAD KLIPDAM KUILS RIVER SOUTH. The conditions of sale which will lie for inspection at the offices of the Sheriff for the High Court, KUILS RIVER SOUTH. (a) ERF 4117 BLUE DOWNS, IN THE CITY OF CAPE TOWN, STELLENBOSCH DIVISION, PROVINCE OF THE WESTERN CAPE; (b) MEASURING 301 (THREE HUNDRED AND ONE) SQUARE METRES; (c) HELD BY DEED OF TRANSFER T27558/2017; (d) SITUATE AT 9 MOSBACH STREET, SILVERSANDS, BLUE DOWNS; THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- 2 X BEDROOMS, LOUNGE, KITCHEN, BATHROOM, CAR PORT 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. T. STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001, Tel. 021 410 2200, Ref. SOU106/1355.

Case No: 2020-38150

IN THE HIGH COURT OF SOUTH AFRICA

((Gauteng Division) Pretoria)

In the matter between: SS STOCKS CITY BODY CORPORATE, Plaintiff, and BITANGALO, MUKUNINWA & OTHERS, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-12, 10h00, 1281 Stanza Bopape Street, Hatfield, Pretoria**AUCTION NOTICE**

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION) PRETORIA

CASE NO: 38150-2020

In the matter between: SS STOCKS CITY BODY CORPORATE (SS Number: 71/1980) (PLAINTIFF) AND BITANGALO, MUKUNINWA (Identity Number: 770225 6014 26 1) (FIRST DEFENDANT) AND BITANGALO, GEORGETTE MWAMINA (Identity Number: 840418 1226 26 3) (SECOND DEFENDANT) CITY OF TSHWANE METROPOLITAN MUNICIPALITY (THIRD DEFENDANT) SB GUARANTEE COMPANY (RF) (PTY) LTD (FOURTH DEFENDANT) SHERIFF PRETORIA SOUTH EAST (FIFTH DEFENDANT)

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

12th day of March 2024, the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria

In pursuance of a judgment and 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 Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria on 12th day of March 2024 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 49, Door S505 in the scheme known as SS Stocks City with Scheme Number SS71/1980, under Title Deed ST93882/2015, situated Unit 49, Door S505, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria Gauteng Province, measuring 81.000 sqm (EIGHTY-ONE SQUARE METRES).

Held by Deed of Transfer Number ST93882/2015. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 49, Door S505, Stocks City South, 180 Steve Biko Street, Sunnyside, Pretoria, Gauteng Province, measuring 81.000 sqm (EIGHTY-ONE SQUARE METRES).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser will pay auctioneer's commission subject to 6% on the first R100 000.00 of the proceeds of the sale, 3.5% on R100 001.00 to R400 000.00 and 1.5% on the balance subject to a maximum commission of R40 000.00 plus vat if applicable 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 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 attorneys, which shall be furnished to the sheriff within 21 days after the date of sale.

3. The rules of auction are available 24 hours prior to auction at the offices of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. The Sheriff Pretoria South East will conduct the sale.

Registration as a buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 ([url http://www.info.gov.za/view/downloadfileaction?id=99961](http://www.info.gov.za/view/downloadfileaction?id=99961)) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone Number: 010 010 8220. Ref:ST49

Dated at: Johannesburg, 2024-02-15.

DTB Attorneys, AMR Building 3, 9 Concorde East Road, Bedfordview, Tel. 010 001 2628, Ref. N ENGELBRECHT/MN/STOCKS49.

Case No: CA12200/2022

IN THE HIGH COURT OF SOUTH AFRICA
(Western Cape Division)**In the matter between: Changing Tides 17 (Pty) Ltd. N.O, Plaintiff and Janap Ebrahim, Defendant**
Sale In Execution**2024-03-13, 11:00, Ebenezer Road, House Vincent, 3rd Floor, Wynberg Mews, Wynberg**

In execution of judgment in this matter, a sale will be held on WEDNESDAY, 13 March 2024 at 11H00 at the WYNBERG EAST SHERIFF'S OFFICES situated at EBENEZER ROAD, HOUSE VINCENT, 3RD FLOOR, WYNBERG MEWS, WYNBERG of the immovable property described as:

ERF 168955 CAPE TOWN, IN THE CITY OF CAPE TOWN, CAPE DIVISION, WESTERN CAPE PROVINCE

IN EXTENT: 176 (ONE HUNDRED AND SEVENTY-SIX) SQUARE METRES

HELD BY CERTIFICATE OF REGISTERED TITLE NUMBER TT 47050/2011

SITUATED AT: 18C Rylands Road, Rylands Estate, Cape Town, 7764

IMPROVEMENTS (not guaranteed): A plastered house with a tiled roof and asbestos, consisting of: 2 x bedrooms, 2 x bathrooms, 1 x kitchen, 1 x lounge, built in cupboards, electric fencing and single garage.

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: G Naidoo

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 Wynberg East Sheriff at Ebenezer Road, House Vincent, 3rd Floor, Wynberg Mews, Wynberg, subject to a reserve price of R770 000.00.

Rules of the auction and conditions of sale may be inspected at the Sheriff's Office: Ebenezer Road, House Vincent, 3rd Floor, Wynberg Mews, Wynberg, 24 hours prior to the auction.

Dated at Cape Town, 2024-01-23.

Attorneys for Plaintiff(s): Herold Gie Attorneys, Wembley 3, 80 McKenzie Street, Cape Town. Telephone: 021 464 4727. Fax: 021 464 4810. Attorney Ref: PALR/ac/SA2/1394.

Case No: 22449/2022

Docex: 7, PORT ELIZABETH

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and BASIL MORRISON, First Defendant and MARISKA JESSICA MORRISON, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-08, 14:00, OFFICE OF THE SHERIFF BRAKPAN, 127B KRINZINGER AVENUE, BRAKPAN

In pursuance of a judgment dated 16 January 2023 of the above Honourable Court and an attachment in execution, the Defendants' property described below will be sold by the sheriff or the deputy on duty at the Office of the Sheriff Brakpan, 127b Kitzinger Avenue, Brakpan by public auction and with a reserve of R 500,000.00 on Friday 08 March 2024 at 14h00:

Erf 656 Geluksdal Township Registration Division I.R., The Province of Gauteng in extend: 900 (Nine Hundred) square metres Held by Deed of Transfer Number T091424/2007, subject to the Terms and Conditions therein contained, which property is situated at 656 Yvonnia Bend, Geluksdal Brakpan.

Description of Property:

Consisting of Lounge, Kitchen, Dining room, 3x Bedrooms, 1x Bathroom, 1x Toilet, 1x Garage, Tiled Roof and Brick Plaster Walls. The description of the property is not guaranteed or warranted.

The Conditions of Sale or the Rules of the auction is available 24 hours prior to the auction at the Sheriff's office.

Terms: 10% deposit and Sheriff's charges of 6% of the proceeds of the sale which shall be paid by the Purchaser up to a price of R100,000.00 and thereafter 3,5% on R100,001.00 to R400,000.00 and 1,5% on the balance of the proceeds of the sale provided that the minimum amount payable shall be R3,000.00 plus VAT and the maximum R40,000.00, plus VAT, on the date of sale, the balance against transfer to be secured by a bank or bank guarantee, to be approved of by Plaintiff's Attorneys, to be furnished to the Sheriff within twenty-one (21) days from the date of 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
(<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 Condition.

Dated at Port Elizabeth, 2024-02-14.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027216. Fax: 04158522398094. Attorney Ref: Mariska Kruger. Attorney Acct: STA304/0041.

Case No: 31291/2019

Docex: 7, PORT ELIZABETH

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and DAVID BATJHOBOKE MATHIBELA, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-08, 14:00, OFFICE OF THE SHERIFF BRAKPAN, 127B KRINZINGER AVENUE, BRAKPAN

In pursuance of a judgment dated 25 JUNE 2020 of the above Honourable Court and an attachment in execution, the Defendants' property described below will be sold by the sheriff or the deputy on duty at the Office of the Sheriff Brakpan, 127B Kitzinger Avenue, Brakpan by public auction and with a reserve of R 250,000.00 on Friday 08 March 2024 at 14h00:

Erf 32253 Tsakane Extension 12 Township, Registration Division I.R., Province of Gauteng, in extent 403 (Four Hundred and Three) square metres, Held by deed of Transfer No. T4487/2016, subject to the Terms and Conditions therein contained, which property is situated at 32253 Vuka Street, Tsakane Ext 12, Brakpan

Description of Property:

Consisting of 3 bedrooms, 1 bathrom, 1 Kitchen and 1 Lounge. The description of the property is not guaranteed or warranted.

The Conditions of Sale or the Rules of the auction will be read prior to the sale and may be inspected at the Sheriff's abovementioned office.

Terms: 10% deposit and Sheriff's charges of 6% of the proceeds of the sale which shall be paid by the Purchaser up to a price of R100,000.00 and thereafter 3,5% on R100,001.00 to R400,000.00 and 1,5% on the balance of the proceeds of the sale provided that the minimum amount payable shall be R3,000.00 plus VAT and the maximum R40,000.00, plus VAT, on the date of sale, the balance against transfer to be secured by a bank or bank guarantee, to be approved of by Plaintiff's Attorneys, to be furnished to the Sheriff within twenty-one (21) days from the date of 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
(<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 Condition.

Dated at Port Elizabeth, 2024-02-14.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027216. Fax: 0415852239. Attorney Ref: Mariska Kruger. Attorney Acct: STA269/0244.

Case No: 58008/2022

Docex: 7, PORT ELIZABETH

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

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and MOHAMMED GOOLAB MALEK MURTUJA N.O, First Defendant, MOHAMMED ZAEED ESSACK N.O, Second Defendant and MOHAMMED ZAEED ESSACK, Third Defendant

NOTICE OF SALE IN EXECUTION

2024-03-06, 08:00, OFFICE OF THE SHERIFF LENASIA at NO. 5 2nd AVENUE CNR. STATION ROAD AND ARMADALE (KNOWN AS VIKING)

In pursuance of a judgment dated 19 July 2023 of the above Honourable Court and an attachment in execution, the Defendants' property described below will be sold by the sheriff or the deputy on duty at the Office of the Sheriff Lenasia, No. 5 2nd Avenue cnr. Station Road and Armadale (known as Viking) by public auction and with a reserve of R627,000.00 on Wednesday 06 March 2024 at 08h00:

ERF 11257 Lenasia Extension 13 Township Registration Division I.Q., Province of Gauteng in extent 1 071 (One Thousand and seventy One) square metres held by Deed of Transfer T45/2019, , subject to the conditions therein contained, which property is situated at 3 multan Road, Lenasia, Extension 13, Johannesburg

Description of Property:

Consisting of estimate 5 bedrooms, 3 bathrooms, 1 kitchen, 1 lounge, 1 dining room, 1 Laundry, 2 Garage, tiled roof and the property is enclosed with plaster walls. The description of the property is not guaranteed or warranted.

FICA auction registration requirements are available at Sheriff's office notice board.

All bidders should timeously request the registration requirements from the sheriff, under no circumstances will registration requirements be condoned.

Terms: 10% deposit and Sheriff's charges of 6% of the proceeds of the sale which shall be paid by the Purchaser up to a price of R100,000.00 and thereafter 3,5% on R100,001.00 to R400,000.00 and 1,5% on the balance of the proceeds of the sale provided that the minimum amount payable shall be R3,000.00 plus VAT and the maximum R40,000.00, plus VAT, on the date of sale, the balance against transfer to be secured by a bank or bank guarantee, to be approved of by Plaintiff's Attorneys, to be furnished to the Sheriff within twenty-one (21) days from the date of 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
(<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 via eft.
- d) Registration Condition.

Dated at Port Elizabeth, 2024-02-12.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027216. Fax: 0415852239. Attorney Ref: Mariska Kruger. Attorney Acct: STA269/1069.

Case No: 65243/2020

Docex: 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 MECHANIC PANIC DISTRIBUTORS CC, REGISTRATION NUMBER: 2002/052676/23, 1st Defendant, JOHAN PHILLIP GOUGH, I.D.: 631121 5070 08 2, 2nd Defendant and WILHELMINA MARGARETHA ELIZABETH GOUGH, I.D.: 650506 0032 08 5, 3rd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-15, 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 2023, 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.

PORTION 299 (A PORTION OF PORTION 84) OF THE FARM WITFONTEIN 301

REGISTRATION DIVISION J.R., THE PROVINCE OF GAUTENG

IN EXTENT: 1,1663 (ONE COMMA ONE SIX SIX THREE) HECTARES

HELD UNDER DEED OF TRANSFER T89041/2007

SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

(also known as: 104 PEARL STREET, KLERKSOORD AH, AKASIA, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, STUDY, 4 BEDROOMS, 3 BATHROOMS, SEPARATE TOILET & OUTBUILDING: WORKSHOP

Dated at PRETORIA, 2024-01-22.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G12377/DBS/N FOORD/CEM.

Case No: 2557/2021

Docex: DOCEX 178, PRETORIA

IN THE HIGH COURT OF SOUTH AFRICA
(EASTERN CAPE DIVISION, GQEBERHA)

In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and MADODA THOMPSON, 1st Defendant and PAMELA NOMAZIZI THOMPSON, 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-15, 12:00, THE SHERIFF'S OFFICE, PORT ELIZABETH NORTH: DANELLYN BUILDING, 12 THEALE STREET, NORTH END, GQEBERHA

In pursuance of judgments granted by this Honourable Court on 15 MARCH 2022 and 7 MARCH 2023, 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 R240 487.70, by the Sheriff of the High Court PORT ELIZABETH NORTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PORT ELIZABETH 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 8237 MOTHERWELL, IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY, DIVISION OF UITENHAGE, PROVINCE OF THE EASTERN CAPE

IN EXTENT: 317 (THREE HUNDRED AND SEVENTEEN) SQUARE METRES

HELD BY DEED OF TRANSFER T17908/2015CTN

SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 48 MGWENYANA STREET, MOTHERWELL NU6, PORT ELIZABETH, EASTERN CAPE)

MAGISTERIAL DISTRICT: NELSON MANDELA BAY

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN BUILDING: LOUNGE, DINING ROOM, 5 BEDROOMS, KITCHEN, BATHROOM, TOILET

Dated at PRETORIA, 2024-01-15.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S12059/DBS/N FOORD/CEM.

Case No: 20855/2020

Docex: 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 SEIPATI ELIZABETH DITSE, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-15, 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 18 AUGUST 2022, 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 R249 740.78, 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 1179 SOSHANGUVE EAST TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG

MEASURING 253 (TWO HUNDRED AND FIFTY THREE) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T135371/1998

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 6634 BANKDUIKER STREET, SOSHANGUVE EAST, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM

Dated at PRETORIA, 2024-01-12.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G11886/DBS/N FOORD/CEM.

Case No: 20441/2022

Docex: 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 BATLOKOA NKETU, Defendant**

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, THE SHERIFF'S OFFICE, PALM RIDGE: 39a LOUIS TRICHARDT STREET, ALBERTON NORTH

In pursuance of a judgment granted by this Honourable Court on 7 MARCH 2023, 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 R300 000.00, by the Sheriff of the High Court PALM RIDGE, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PALM RIDGE: 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 578 RADEBE TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG

IN EXTENT: 279 (TWO HUNDRED AND SEVENTY NINE) SQUARE METRES

HELD BY DEED OF TRANSFER T40423/2017

SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 578 RADEBE STREET, RADEBE, KATLEHONG, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, COVERED PATIO & OUTBUILDINGS: TOILET, 2 CARPORTS

TAKE FURTHER NOTICE THAT:

1. The Sale in Execution is conducted in accordance with the Consumer Protection Act 68 of 2008, as amended, pursuant to an order granted against the Judgment Debtor for money owing to the Execution Creditor.

2. The auction will be conducted by the Sheriff for Palm Ridge, Mr Ian Burton, or his Deputy.

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

4. 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>)

5. Auction Terms and Conditions and the Conditions of Sale may be inspected at the office of the Sheriff for Palm Ridge, 39a Louis Trichardt Street, Alberton North, 24 hours prior to the auction.

6. All bidders are required to present their Identity Document together with their proof of residence for FICA compliance. All bidders are required to pay R25 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card.

7. The Purchaser shall pay the Sheriff a deposit of 10 (ten) per cent of the purchase price in cash or by bank guaranteed cheque or by electronic transfer on the day of the sale.

8. 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 25 (twenty five) days after the sale.

9. 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.

10. Should the Purchaser receive possession of the property, the Purchaser shall be liable for occupational rental at the rate of 1% per month of the purchase price from date of possession to date of transfer.

Dated at PRETORIA, 2024-01-11.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S14841/DBS/N FOORD/CEM.

Case No: 53227/2020

Docex: 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 MORELETA PARK X 48 ERF 6285 CC, REGISTRATION NUMBER: 1999/069573/23, 1st Defendant and CHRISTOFFEL JOHANNES POTGIETER, I.D: 551213 5136 08 2, (Married out of community of property), 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH EAST: 1281 STANZA BOPAPE STREET (FORMERLY KNOWN AS CHURCH STREET), HATFIELD, PRETORIA

In pursuance of a judgment granted by this Honourable Court on 23 MAY 2022, 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 R650 000.00, by the Sheriff of the High Court PRETORIA SOUTH EAST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA SOUTH EAST: 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 PORTION 389 (A PORTION OF PORTION 52) OF THE FARM GARSTFONTEIN 374,, REGISTRATION DIVISION J.R., PROVINCE GAUTENG

IN EXTENT 6,4612 (SIX COMMA FOUR SIX ONE TWO) HECTARES

HELD BY DEED OF TRANSFER NO. T157161/2000

SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

(also known as: REMAINING EXTENT OF PORTION 389 (A PORTION OF PORTION 52) OF THE FARM GARSTFONTEIN 374, J.R., GAUTENG ALSO KNOWN AS 54 HESKETH DRIVE, MORELETAPARK EXTENSION 48, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): VACANT LAND

Dated at PRETORIA, 2024-01-11.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G12201/DBS/N FOORD/CEM.

Case No: 61989/2021

Docex: 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 CELIWE MOTHA, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, THE SHERIFF'S OFFICE, PALM RIDGE: 39a LOUIS TRICHARDT STREET, ALBERTON NORTH

In pursuance of a judgment granted by this Honourable Court on 4 MAY 2022, a Warrant of Execution issued on 30 SEPTEMBER 2022, and an Order in terms of Rule 46A(9)(c) granted on 24 NOVEMBER 2023, the undermentioned immovable property will be sold in execution without reserve by the Sheriff of the High Court PALM RIDGE, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PALM RIDGE: 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 338 THINTWA VILLAGE TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG
IN EXTENT: 230 (TWO HUNDRED AND THIRTY) SQUARE METRES

HELD BY DEED OF TRANSFER NO. T5477/2017

SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 338 SEREMA STREET, PHOMOLAMQUASHI, THINTWA VILLAGE, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN BUILDING: LOUNGE, KITCHEN, BEDROOM, BATHROOM, TOILET

TAKE FURTHER NOTICE THAT:

1. The Sale in Execution is conducted in accordance with the Consumer Protection Act 68 of 2008, as amended, pursuant to an order granted against the Judgment Debtor for money owing to the Execution Creditor.

2. The auction will be conducted by the Sheriff for Palm Ridge, Mr Ian Burton, or his Deputy.

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

4. 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>)

5. Auction Terms and Conditions and the Conditions of Sale may be inspected at the office of the Sheriff for Palm Ridge, 39a Louis Trichardt Street, Alberton North, 24 hours prior to the auction.

6. All bidders are required to present their Identity Document together with their proof of residence for FICA compliance. All bidders are required to pay R25 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card.

7. The Purchaser shall pay the Sheriff a deposit of 10 (ten) per cent of the purchase price in cash or by bank guaranteed cheque or by electronic transfer on the day of the sale.

8. 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 25 (twenty five) days after the sale.

9. 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.

10. Should the Purchaser receive possession of the property, the Purchaser shall be liable for occupational rental at the rate of 1% per month of the purchase price from date of possession to date of transfer.

Dated at PRETORIA, 2024-01-10.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S14438/DBS/N FOORD/CEM.

Case No: 146/2022

IN THE MAGISTRATE'S COURT FOR
(PORT SHEPSTONE HELD AT PORT SHEPSTONE)

In the matter between: BODY CORPORATE OF CEST-SI-BON REGISTRATION NUMBER: SCHEME SS 309/2008 - Execution Creditor and BUKIWE DEBRA MAQUBA IDENTITY NUMBER: 621002 0909 08 0 - First Execution Debtor, RAY NKONYENI MUNICIPALITY - Second Respondent and UGU MUNICIPALITY - Third Respondent

**NOTICE OF SALE IN EXECUTION IMMOVABLE PROPERTY
2024-03-04, 10:00, 17A MGAZI AVENUE UMTENTWENI PORT SHEPSTONE**

In pursuance of a judgment granted on 15 July 2022, in the Port Shepstone Magistrate's Court and a Writ of Execution issued thereafter, the immovable property listed hereunder will be sold in execution, by public auction, to the highest bidder for cash by the Sheriff of the Magistrate Court, Port Shepstone at the Sheriff's Office, 17A Mgazi Avenue, Umtentweni, Port Shepstone on MONDAY, 4 MARCH 2024 at 10h00 or so soon thereafter as possible.

(a) ERF 786, 1, UNIT 80, SCHEME NUMBER 309/2008, SS CEST-SI-BON, SHELLY BEACH, 786, 1, HIBISCUS COAST, KWAZULU NATAL, REGISTRATION DIVISION ET, PROVINCE OF KWAZULU NATAL, 96 (NINETY-SIX) SQUARE METRES IN EXTENT

(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; and

(c) Held by Deed of Transfer ST27391/2016

MATERIAL CONDITIONS

1. Nothing in the above is guaranteed.
2. The sale shall be subject to the terms and conditions of the Magistrate Court Act, and the rules made thereunder.
3. The purchaser shall pay a deposit of ten per cent (10%) of the purchase price and the commission plus VAT in cash or bank guarantee cheque due to the Sheriff of the Magistrate Court (hereinafter referred to as "the Sheriff") immediately after the sale or such extended period as may be agreed with the Sheriff 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 Sheriff within ten (10) days after the date of sale.
4. The purchaser shall be liable for payment of interest to the Execution Creditor at the rate of 9.35% per annum on the respective amounts of the award to the Execution Creditor on the plan of distribution as from the expiration of one (1) month after the sale to date of transfer.
5. The purchaser may take possession of the property on condition that the purchaser pays occupational rent at the rate of 1% per month on the purchase price.
6. The property is to be sold as it stands, that is voetstoots, and without any warranties whatsoever.
7. 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.
8. Registration as a buyer is a pre-requisite subject to conditions, inter alia; Directive of the Consumer Protection Act 68 of 2008. URL Reference Number (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
9. FICA - legislation i.r.o proof of identity and address particulars.
10. Payment of a Registration Fee of R15 000.00 (refundable) prior to the commencement of the auction in order to obtain a buyer's card.
11. Registration conditions.
12. The office of the Sheriff for Magistrate Court Port Shepstone will conduct the sale with auctioneer MAB Mahlangu or her Deputy.

Rules of the Auction and the full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate Court, Port Shepstone, 17A Mgazi Avenue, Umtentweni, Port Shepstone, 24 hours prior to the Auction.

Dated at PORT SHEPSTONE, 2024-02-15.

Attorneys for Plaintiff(s): BARRY BOTHA & BREYTENBACH INCORPORATED, 16 BISSET STREET, PORT SHEPSTONE. Telephone: 039 682 5540. Attorney Ref: HBC/CF/16CS01003.

Case No: 4889/22

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

In the matter between: BODY CORPORATE MARGATE SANDS (SS NO: 153/1986), Plaintiff and PATRICIA GAIL ROGERS (ID NO: 460202 0033 006), Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-04, 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 share in Section No 29 (TIMESHARE WEEK: P008) as shown and more fully described in Sectional Plan No SS153/1986 in the scheme known as MARGATE SANDS in respect of the land and building situate at Erf 3671, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 116 (One Hundred and Sixteen) 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 2114-90/1987. Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed) Improvements: The main building consists of a single storey with walls, a tiled roof and tiled floors. Lounge and dining room combined 2 bedrooms, kitchen, 1 bedroom with en-suite, bathroom and toilet combined. The unit has a balcony on the top floor and a separate garage. Property is fenced. The common property consists of a swimming pool and a 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, 2024-01-23.

Attorneys for Plaintiff(s): KINGSLEY DU PLESSIS INC, ERF 3158 BOYES LANE, MARGATE. Telephone: 0393173196. Attorney Ref: KDUP/cb/031M00010000044.

Case No: 4890/22

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

In the matter between: BODY CORPORATE MARGATE SANDS (SS NO: 153/1986), Plaintiff and PATRICIA GAIL ROGERS (ID NO. 460202 0033 006), Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-04, 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 share in Section No 29 (TIMESHARE WEEK: P009) as shown and more fully described in Sectional Plan No SS153/1986 in the scheme known as MARGATE SANDS in respect of the land and building situate at Erf 3671, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 116 (One Hundred and Sixteen) 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 2114-10/1987. Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed) Improvements: The main building consists of a single storey with walls and a roof. The floors are tiled. 2 bedrooms, 1 bedroom with en-suite, bathroom and toilet combined. The unit has a balcony on the top floor and a separate garage. Property is fenced. The common property consists of a swimming pool and a 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, 2024-01-23.

Attorneys for Plaintiff(s): KINGSLEY DU PLESSIS INC, ERF 3158 BOYES LANE, MARGATE. Telephone: 0393173196. Attorney Ref: KDP/cb/031M00010000045.

Case No: 4888/22

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

In the matter between: **BODY CORPORATE MARGATE SANDS (SS NO: 153/1986), Plaintiff and PATRICIA GAIL ROGERS (ID NO. 460202 0033 006), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-04, 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 share in Section No 28 (TIMESHARE WEEK: MR16) as shown and more fully described in Sectional Plan No SS153/1986 in the scheme known as MARGATE SANDS in respect of the land and building situate at Erf 3671, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 117 (One Hundred and Seventeen) 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 8051-8/1988. 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, a roof and tiled floors. Lounge and dining room combined 2 bedrooms, kitchen, 1 bedroom with en-suite, bathroom and toilet combined. The unit has a balcony on the top floor. Property is fenced. The common property consists of a swimming pool and a 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, 2024-01-23.

Attorneys for Plaintiff(s): KINGSLEY DU PLESSIS INC, ERF 3158 BOYES LANE, MARGATE. Telephone: 0393173196. Attorney Ref: KDP/cb/031M00010000019.

Case No: 4887/22

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

In the matter between: **BODY CORPORATE MARGATE SANDS (SS NO: 153/1986), Plaintiff and PATRICIA GAIL ROGERS (ID NO. 460202 0033 006), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-04, 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 share in Section No 32 (TIMESHARE WEEK: P007) as shown and more fully described in Sectional Plan No SS153/1986 in the scheme known as MARGATE SANDS in respect of the land and building situate at Erf 3671, Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 116 (One Hundred and Sixteen) 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 5417/1986. 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, a roof and tiled floors. Lounge and dining room combined 2 bedrooms, kitchen, 1 bedroom with en-suite , bathroom and toilet combined. The unit has a balcony on the top floor and a separate garage. Property is fenced. The common property consists of a swimming pool and a 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, 2024-01-23.

Attorneys for Plaintiff(s): KINGSLEY DU PLESSIS INC, ERF 3158 BOYES LANE, MARGATE. Telephone: 0393173196. Attorney Ref: KDP/cb/031M00010000046.

Case No: 15634/2020

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Plaintiff) and NELISA MTSELU, Identity Number: 7612030794080 (First Defendant)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 09:00, AT THE SHERIFF'S OFFICE OF MITCHELLS PLAIN NORTH AT 145 MITCHELLS AVENUE, WOODRIDGE, WOODLANDS

1. Property: 776 Yanta Avenue, Nyanga
2. Domicile: NY 69 9, Guguletu Hostels
3. Residential: 776 Yanta Avenue, Nyanga

In execution of a judgment of the above honourable court dated 4 JUNE 2021 and 9 JUNE 2023, the undermentioned immovable property will be sold in execution on MONDAY, 11 MARCH 2024 at 09:00 at the SHERIFF'S OFFICE at 145 MITCHELL AVENUE, WOODRIDGE, WOODLANDS

ERF 10812 NYANGA, IN THE CITY OF CAPE TOWN, DIVISION CAPE, WESTERN CAPE PROVINCE;

In Extent: 198 square metres

Held by Deed of Transfer No T60328/2011

ALSO KNOWN AS: 776 YANTA AVENUE, NYANGA

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 R15,000.00 (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:

BRICK WALLS, ASBESTOS ROOF, 2 BEDROOMS, CEMENT FLOORS, OPEN-PLAN KITCHEN, A LOUNGE, A TOILET, A BATHROOM, A DINING ROOM; NOTE THERE ARE 3 FLATS IN THE YARD

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, MITCHELLS PLAIN NORTH 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 R320 000.00

Dated at Tyger Valley, 2024-01-12.

Attorneys for Plaintiff(s): Marais Müller Hendricks Inc, 1st Floor, Tygerforum A, 53 Willie van Schoor Drive, TYGER VALLEY. Telephone: (021) 943 5800. Attorney Ref: GM de wet.

Case No: 10584/2019

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

In the matter between: NEDBANK LIMITED, Plaintiff and HEIN VAN VUUREN (ID NO: 771116 5172 086), 1st Defendant and HELEN MIRIAM VAN VUUREN (ID NO: 741207 0105 085), 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-07, 10:00, SHERIFF KUILS RIVER SOUTH AT 23 LANGVERWACHT ROAD, KLIPDAM, KUILS RIVER

The immovable property as described below ("hereinafter referred to as the "property") will be put up for auction on THURSDAY, 7 MARCH 2024 at 10h00 at THE OFFICE OF THE SHERIFF KUILS RIVER SOUTH AT 23 LANGVERWACHT ROAD, KLIPDAM, KUILSRIVER.

CERTAIN: ERF 116 KUILS RIVER, SITUATED IN THE CITY OF CAPE TOWN, DIVISION STELLENBOSCH, PROVINCE OF THE WESTERN CAPE,

IN EXTENT 1 042 (ONE THOUSAND AND FORTY TWO) SQUARE METRES

HELD BY DEED OF TRANSFER NO: T75389/2017

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

THE PROPERTY IS ZONED: RESIDENTIAL

ALSO KNOWN AS: 23 DE WET STREET, BOSMANS ESTATE, KUILSRIVER.

COMPRISING - (not guaranteed) - 3 BEDROOMS, LOUNGE, KITCHEN, BATHROOM AND CARPORT.

The Sale shall be by Public Auction subject to a reserve price of R1,425,000.00 to the highest bidder, subject to the High Court Act and Rules.

1. 10% of the price is payable at the time of the Sale with the balance plus interest thereon at the Bondholder's prevailing rate will be payable upon registration of transfer.

2. The full conditions of sale may be perused at the offices of the Sheriff of the Court for 23 LANGVERWACHT STREET, KLIMPDAM, KUILSRIVER and will be read out by the Auctioneer prior to the Sale.

3. This Sale is a sale in execution pursuant to a judgement obtained in the above honourable court.

4. The Rules of the auction is available 24 (twenty four) hours before the auction and can be inspected at the office of the Sheriff of the court for KUILSRIVER SOUTH, 23 LANGVERWACHT STREET, KLIMPDAM, KUILSRIVER

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

a) In accordance to the Consumer Protection Act 68 of 2008.

b) FICA-legislation requirements: proof of ID and residential address.

c) Payment of a registration fee of R15,000.00 in cash or as approved by the Sheriff.

d) Registration conditions.

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

Dated at DURBANVILLE, 2024-02-12.

Attorneys for Plaintiff(s): Kemp & Associates, 8 Church Street, Durbanville. Telephone: 0219793280. Fax: 0219750745. Attorney Ref: DW FRITTELLI/CB/W0027338.

Case No: CA18516/2021

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

In the matter between: Nedbank Limited, Plaintiff and Mas-Oodah Shabudin, Defendant

Sale In Execution

2024-03-12, 11:00, The Sheriff, Unit B5, Coleman Business Park, Coleman Street, Elsies River

In execution of judgment in this matter, a sale will be held on TUESDAY, 12 MARCH 2024 at 11H00 at THE SHERIFF, UNIT B5, COLEMAN BUSINESS PARK, COLEMAN STREET, ELSIES RIVER, of the immovable property described as:

ERF 730 THORNTON, in the City of Cape Town, Cape Division, Western Cape Province

IN EXTENT: 644 Square Metres,

Held under Deed of Transfer No: T52633/2019

ALSO KNOWN AS: 2 KEURBOOM STREET, THORNTON

IMPROVEMENTS (not guaranteed): Single storey, brick walls, tile roof, tile & marble floors, lounge, dining room, 4 bedrooms with en-suites, kitchen, pantry, 1 bathroom with toilet, out building - granny flat, freestanding single storey, brick walls, tile roof, tile floor, lounge, 1 bathroom with shower & toilet, kitchen, 1 carport, brick fenced boundary, general residential zoning, paving.

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 F van Greunen.

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 R10 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 Goodwood Sheriff at Unit B5, Coleman Business Park, Coleman Street, Elsies River, subject to a reserve price of R1,700,000.00.

Rules of the auction and conditions of sale may be inspected at the Sheriff's Office: Unit B5, Coleman Business Park, Coleman Street, Elsies River, 24 hours prior to the auction.

HEROLD GIE

Dated at Cape Town, 2024-01-22.

Attorneys for Plaintiff(s): Herold Gie Attorneys, Wembley 3, 80 McKenzie Street, Cape Town. Telephone: 021 464 4786. Fax: 021 465 1651. Attorney Ref: PALR/dg/NED2/3259.

Case No: 18639/2020

Docex: (021)683-3553

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

In the matter between: Standard Bank of South Africa Limited, Plaintiff and Norman le Keur, First Defendant and Nicolene Venessa le Keur, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-05, 10:00, At the Sheriff's office, 23 Langverwacht Road, Klipdam, Kuils River

In pursuance of a judgment granted on the 28 July 2023 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 5 March 2024 at 10:00, by the Sheriff of the Court Kuils River South at the Sheriff's office, 23 Langverwacht Road, Klipdam, Kuils River to the highest bidder subject to a reserve of R630 000.00 (six hundred and thirty thousand rand)

Description: Erf 15468 Blue Downs, in the City of Cape Town, Cape Division, Province of the Western Cape

In extent: 300 (three hundred) square metres

Held by: Deed of Transfer no. T68614/2006

Address: Known as 4 Susan Close, Brentwood Park

Zoned: Residential

The Rules of the auction will be available twenty-four (24) hours before the auction and can be inspected at the office of the Sheriff of the Court for Strand

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

1.1 In accordance with the Consumer Protection Act 68 of 2008 (URL
<http://www.info.gov.za/view/downloadfileAction?id=9961>)

1.2 FICA legislation requirements : proof of ID and residential address

1.3 Payment of registration of R15 000.00 cash (refundable)

1.4 Registration conditions

2. Advertising costs at current publication rates and sale costs according to the Court Rules apply

3. Payment: 10% of the purchase price must be paid in cash or bank guaranteed cheque at the time of the sale, and the balance (plus interest at 5.85% per annum calculated on the Applicant's claim from the date of sale to the date of transfer) against registration of transfer, which amounts are to be secured by approved bank guarantee to be delivered within twenty-one (21) days of the sale

4. The following improvements are stated but not guaranteed : Two (2) bedrooms, one (1) bathroom and on-suite, single garage, open plan kitchen/lounge

5. The Sheriff shall require of any bidder satisfactory proof of his ability to pay the said deposit

6. The Purchase shall immediately on demand by the Sheriff, pay the sheriff's commission as follows : 6% on the first R100 000.00 of the proceeds of the sale; 3.5% on R100 001.00 to R400 000.00; and 1.5% 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 after expenses incurred in paying the proceeds into his or her Trust Account), which Commission shall be paid by the Purchaser.

6. Conditions: The full Conditions of Sale will be read out immediately prior to the sale and may be inspected at the office of the Sheriff for Kuils River south 0219057450

Dated at Claremont, 2024-02-14.

Attorneys for Plaintiff(s): De Klerk & Van Gend Inc, 2 Oakdale Road, Claremont, care of De Klerk & Van Gend Inc, 3rd Floor, Absa Building, 132 Adderley Street, Cape Town. Email: dvanlelyveld@dkvg.co.za. Telephone: (021) 683-3553. Fax: (021) 671-3829. Attorney Ref: DEB111978/dvl.

Case No: 3275/2023
Docex: (021)683-3553

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

In the matter between: Standard Bank of South Africa Limited, Plaintiff and Anna Philips, First Defendant and Erika Hettie Phillips, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 11:00, At the the property, 26 Hospital Street, Wellington

In pursuance of a judgment granted on the 24 July 2023 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 14 March 2024 at 11.00, by the Sheriff of the Court Wellington at the the property, 26 Hospital Street, Wellington to the highest bidder subject to a reserve of R644 000.00 (six hundred and forty four thousand rand)

Description: Erf 7744 Wellington, in the Drakenstein Municipality, Paarl Division, Province of the Western Cape

In extent: 422 (four hundred and twenty two) square metres

Held by: Deed of Transfer no. T64931/1997

Address: Known as 26 Hospital Street, Wellington

Zoned: Residential

The Rules of the auction will be available twenty-four (24) hours before the auction and can be inspected at the office of the Sheriff of the Court for Wellington

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

1.1 In accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>)

1.2 FICA legislation requirements : proof of ID and residential address

1.3 Payment of registration of R15 000.00 cash (refundable)

1.4 Registration conditions

2. Advertising costs at current publication rates and sale costs according to the Court Rules apply

3. Payment: 10% of the purchase price must be paid in cash or bank guaranteed cheque at the time of the sale, and the balance (plus interest at 9.750% per annum calculated on the Applicant's claim from the date of sale to the date of transfer) against registration of transfer, which amounts are to be secured by approved bank guarantee to be delivered within twenty-one (21) days of the sale

4. The following improvements are stated but not guaranteed: Lounge, kitchen, two (2) bedrooms, one (1) bathroom

5. The Sheriff shall require of any bidder satisfactory proof of his ability to pay the said deposit

6. The Purchase shall immediately on demand by the Sheriff, pay the sheriff's commission as follows : 6% on the first R100 000.00 of the proceeds of the sale; 3.5% on R100 001.00 to R400 000.00; and 1.5% 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 after expenses incurred in paying the proceeds into his or her Trust Account), which Commission shall be paid by the Purchaser.

6. Conditions: The full Conditions of Sale will be read out immediately prior to the sale and may be inspected at the office of the Sheriff for Wellington 021 864 2989.

Dated at Claremont, 2024-02-14.

Attorneys for Plaintiff(s): De Klerk & Van Gend Inc, 2 Oakdale Road, Claremont, care of De Klerk & Van Gend Inc, 3rd Floor, Absa Building, 132 Adderley Street, Cape Town. Email: dvanlelyveld@dkvg.co.za. Telephone: (021) 683-3553. Fax: (021) 671-3829. Attorney Ref: DEB12422/Mrs van Lelyveld.

CONTINUES ON PAGE 130 OF BOOK 2

Printed by and obtainable from the Government Printer, Bosman Street, Private Bag X85, Pretoria, 0001
Contact Centre Tel: 012-748 6200. eMail: info.egazette@gpw.gov.za
Publications: Tel: (012) 748 6053, 748 6061, 748 6065



Government Gazette Staatskoerant

REPUBLIC OF SOUTH AFRICA
REPUBLIEK VAN SUID AFRIKA

Vol. 704

23

February
Februarie

2024

No. 50183

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
not be held responsible for the quality of
"Hard Copies" or "Electronic Files"
submitted for publication purposes

ISSN 1682-5845



9 771682 584003

5 0 1 8 3



AIDS HELPLINE: 0800-0123-22 Prevention is the cure

Case No: 7299/2020
Docex: (021)683-3553

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

In the matter between: Standard Bank of South Africa Limited, Plaintiff and Denver Jacques Miller, First Defendant and Annelize Josephine Miller, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-06, 10:00, At the Sheriff's office, 19 Marais Street, Kuils River

In pursuance of a judgment granted on the 28th April 2023 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 6 March 2024 at 10:00, by the Sheriff of the Court Kuils River North at the Sheriff's office 19 Marais Street, Kuils River to the highest bidder subject to a reserve of R645 240.00. Description: Erf 3979 Kraaifontein, the City of Cape Town, Cape Division, Province of the Western Cape

In extent: 450 (four hundred and fifty) square metres

Held by: Deed of Transfer no. T37914/2012

Address: Known as 5 North Lane Crescent, Kraaifontein

Zoned: Residential

The Rules of the auction will be available twenty-four (24) hours before the auction and can be inspected at the office of the Sheriff of the Court for Kuils River North as a buyer is a pre-requisite subject to specific conditions inter alia :

1.1 In accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>)

1.2 FICA legislation requirements : proof of ID and residential address

1.3 Payment of registration of R15 000.00 cash (refundable)

1.4 Registration conditions

2. Advertising costs at current publication rates and sale costs according to the Court Rules apply

3. Payment: 10% of the purchase price must be paid in cash or bank guaranteed cheque at the time of the sale, and the balance (plus interest at 5.85% per annum calculated on the Applicant's claim from the date of sale to the date of transfer) against registration of transfer, which amounts are to be secured by approved bank guarantee to be delivered within twenty-one (21) days of the sale

4. The following improvements are stated but not guaranteed : Plastered asbestos roof structure, one (1) lounge, one (1) dining room, three (3) bedrooms, two (2) toilets, garage. The property is zoned residential.

5. The Sheriff shall require of any bidder satisfactory proof of his ability to pay the said deposit

6. The Purchase shall immediately on demand by the Sheriff, pay the sheriff's commission as follows : 6% on the first R100 000.00 of the proceeds of the sale; 3.5% on R100 001.00 to R400 000.00; and 1.5% 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 after expenses incurred in paying the proceeds into his or her Trust Account), which Commission shall be paid by the Purchaser.

6. Conditions: The full Conditions of Sale will be read out immediately prior to the sale and may be inspected at the office of the Sheriff for Kuils River North 021 021 200 6867.

Dated at Claremont, 2024-02-15.

Attorneys for Plaintiff(s): De Klerk & Van Gend Inc, 2 Oakdale Road, Claremont, care of De Klerk & Van Gend Inc, 3rd Floor, Absa Building, 132 Adderley Street, Cape Town. Email: dvanelyveld@dkvg.co.za. Telephone: (021) 683-3553. Fax: (021) 671-3829. Attorney Ref: DEB11924/dvl.

Case No: 7296/2020
Docex: (021)683-3553

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

In the matter between: Standard Bank of South Africa Limited, Plaintiff and Folishi Petros Zitha, First Defendant and Leatitia Mumsie Zitha, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, At the the property, 13 Ruskin Road, Parklands

In pursuance of a judgment granted on the 8th October 2020, in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 12 March

2024 at 10:00, by the Sheriff of the Court Cape Town North at the property, 13 Ruskin Road, Parklands to the highest bidder subject to no reserve

Description: Erf 3874 Parklands, in the City of Cape Town, Cape Division, Province of the Western Cape

In extent: 176 (one hundred and seventy six) square metres

Held by: Deed of Transfer no. T35271/2011 subject to the conditions contained therein and especially subject to a restriction against transfer without the written consent of Parklands Home Owners Association

Address: Known as 13 Ruskin Road, Parklands

Zoned: Residential

The Rules of the auction will be available twenty-four (24) hours before the auction and can be inspected at the office of the Sheriff of the Court for Cape Town North as a buyer is a pre-requisite subject to specific conditions inter alia :

1.1 In accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>)

1.2 FICA legislation requirements : proof of ID and residential address

1.3 Payment of registration of R15 000.00 cash (refundable)

1.4 Registration conditions

2. Advertising costs at current publication rates and sale costs according to the Court Rules apply

3. Payment: 10% of the purchase price must be paid in cash or bank guaranteed cheque at the time of the sale, and the balance (plus interest at 8.25% per annum calculated on the Applicant's claim from the date of sale to the date of transfer) against registration of transfer, which amounts are to be secured by approved bank guarantee to be delivered within twenty-one (21) days of the sale

4. The following improvements are stated but not guaranteed: Property is a face-brick house under tiled roof, three (3) bedrooms, two (2) bathrooms, lounge, braai room, kitchen, scullery, single garage. Property is zoned residential and is in a good area and in an average condition

5. The Sheriff shall require of any bidder satisfactory proof of his ability to pay the said deposit

6. The Purchase shall immediately on demand by the Sheriff, pay the sheriff's commission as follows : 6% on the first R100 000.00 of the proceeds of the sale; 3.5% on R100 001.00 to R400 000.00; and 1.5% 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 after expenses incurred in paying the proceeds into his or her Trust Account), which Commission shall be paid by the Purchaser.

6. Conditions: The full Conditions of Sale will be read out immediately prior to the sale and may be inspected at the office of the Sheriff for Cape Town North 021 556 2818.

Dated at Claremont, 2024-02-15.

Attorneys for Plaintiff(s): De Klerk & Van Gend Inc, 2 Oakdale Road, Claremont, care of De Klerk & Van Gend Inc, 3rd Floor, Absa Building, 132 Adderley Street, Cape Town. Email: dvanellyveld@dkvg.co.za. Telephone: (021) 683-3553. Fax: (021) 671-3829. Attorney Ref: DEB11924/dvl.

Case No: 7296/2020

Docex: (021)683-3553

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

In the matter between: Standard Bank of South Africa Limited, Plaintiff and Folishi Petros Zitha, First Defendant and Leatitia Mumsie Zitha, Second Defendant

NOTICE OF SALE IN EXECUTION

2024-03-12, 10:00, At the the property, 13 Ruskin Road, Parklands

In pursuance of a judgment granted on the 8th October 2020, in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 12 March 2024 at 10:00, by the Sheriff of the Court Cape Town North at the property, 13 Ruskin Road, Parklands to the highest bidder subject to no reserve

Description: Erf 3874 Parklands in the City of Cape Town, Cape Division, Province of the Western Cape

In extent: 176 (one hundred and seventy six) square metres

Held by: Deed of Transfer no. T35271/2011

Address: Known as 13 Ruskin Road, Parklands

Zoned: Residential

The Rules of the auction will be available twenty-four (24) hours before the auction and can be inspected at the office of the Sheriff of the Court for Cape Town North

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

1.1 In accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>)

1.2 FICA legislation requirements: proof of ID and residential address

1.3 Payment of registration of R15 000.00 cash (refundable)

1.4 Registration conditions

2. Advertising costs at current publication rates and sale costs according to the Court Rules apply

3. Payment: 10% of the purchase price must be paid in cash or bank guaranteed cheque at the time of the sale, and the balance (plus interest at 8.25% per annum calculated on the Applicant's claim from the date of sale to the date of transfer) against registration of transfer, which amounts are to be secured by approved bank guarantee to be delivered within twenty-one (21) days of the sale

4. The following improvements are stated but not guaranteed: Property is a face-brick house under tiled roof, three (3) bedrooms, two (2) bathrooms, lounge, braai room, kitchen, scullery, single garage. Property is zoned residential and is in a good area and in an average condition

5. The Sheriff shall require of any bidder satisfactory proof of his ability to pay the said deposit

6. The Purchase shall immediately on demand by the Sheriff, pay the sheriff's commission as follows : 6% on the first R100 000.00 of the proceeds of the sale; 3.5% on R100 001.00 to R400 000.00; and 1.5% 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 after expenses incurred in paying the proceeds into his or her Trust Account), which Commission shall be paid by the Purchaser.

6. Conditions: The full Conditions of Sale will be read out immediately prior to the sale and may be inspected at the office of the Sheriff for Cape Town North 021 556 2818.

Dated at Claremont, 2024-02-15.

Attorneys for Plaintiff(s): De Klerk & Van Gend Inc, 2 Oakdale Road, Claremont, care of De Klerk & Van Gend Inc, 3rd Floor, Absa Building, 132 Adderley Street, Cape Town. Email: dvanlelyveld@dkvg.co.za. Telephone: (021) 683-3553. Fax: (021) 671-3829. Attorney Ref: DEB11924/dvl.

Case No: 9648/2021

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 JIMMY KHAN (IDENTITY NUMBER: 710212 5093 08 5), 1st Defendant and VALENCIA ESTELLE KHAN (IDENTITY NUMBER: 750321 0197 08 9), 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging

In pursuance of a judgment and warrant granted on 6 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 14 March 2024 at 10:00 by the Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging to the highest bidder:- CERTAIN: ERF 1689 ENNERDALE EXTENSION 1 TOWNSHIP, SITUATED: STAND 1689, 290 FIRST AVENUE, ENNERDALE EXTENSION 1, MAGISTERIAL DISTRICT: JOHANNESBURG CENTRAL, REGISTRATION DIVISION: I.Q., PROVINCE OF GAUTENG, MEASURING: 911 (NINE HUNDRED AND ELEVEN) SQUARE METRES. 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: 1 X LOUNGE (ESTIMATED), 1 X DINING ROOM (ESTIMATED), 1 X KITCHEN (ESTIMATED), 3 X BEDROOMS (ESTIMATED), 2 X BATHROOMS (ESTIMATED), TYPE SITE IMPROVEMENTS: WALLING: PRE-CAST (ESTIMATED), WALLING: PLASTER AND PAINT (ESTIMATED), PAVING: CONCRETE (ESTIMATED), ROOF: PITCH TILE (ESTIMATED). (The afore going inventory is borne out by a sworn Valuation Report in respect of the property dated 27 January 2022 and prepared by a Professional Valuer: Martie Grové. Access could not be gained to the property when the inventory was compiled.) HELD by the EXECUTION DEBTORS, JIMMY KHAN (IDENTITY NUMBER: 710212 5093 08 5) and VALENCIA ESTELLE KHAN (IDENTITY NUMBER: 750321 0197 08 9), under their names under Deed of Transfer No. T56659/2007. The full conditions may be inspected at the offices of the Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging. LGR INCORPORATED, First Floor, Silver Well Retail and Office Park, 27 Graham Road, Silver Lakes, Pretoria.

PO Box 2766, Pretoria, 0001, TEL: (012) 817 4664, FAX: 086 501 6399, E-MAIL: szuma@lgr.co.za, REF. SZ/EJ/IB001693.

Dated at PRETORIA, 2024-02-13.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001. Telephone: (012) 817 4664. Fax: 086 501 6399. Attorney Ref: SZ/EJ/IB001693.

Case No: 22064/2022

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 MAYIKANA CONSULTING (PROPRIETARY) LIMITED (REGISTRATION NUMBER: 2004/024565/07), 1st Defendant and MBULELO JOEL MAYIKANA (IDENTITY NUMBER: 681013 5350 08 6) IN HIS CAPACITY AS SURETY and GLENROSE GUGULETHU MAYIKANA (IDENTITY NUMBER: 700222 0342 08 2), 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-03-14, 10:00, Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging

In pursuance of a judgment and warrant granted on 16 March 2023 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 14 March 2024 at 10:00 by the Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging to the highest bidder:- CERTAIN: PORTION 41 (A PORTION OF A PORTION 26) OF THE FARM HARTSENBERGFONTEIN 332, SITUATED: 41 HARTSENBERGFONTEIN 332-IQ, 1876 also known as PLOT 41 EEUFEEES STREET, FARM HARTSENBERGFONTEIN 332-IQ, 1876, MAGISTERIAL DISTRICT: JOHANNESBURG CENTRAL, REGISTRATION DIVISION: I.Q., PROVINCE OF GAUTENG, MEASURING: 8,9752 (EIGHT COMMA NINE SEVEN FIVE TWO) HECTARES. 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: COMMERCIAL, 1 X KITCHEN, 5 X BEDROOMS, 1 X LOUNGE, 1 X DININGROOM, 1 X TOILET/BATHROOM, A CONFERENCE AND WEDDING VENUE. (The afore going inventory is borne out by an Improvement Report in respect of the property dated 2 September 2023 and prepared by the Deputy Sheriff of the High Court, Sheriff Vereeniging, T Maluka and a sworn Valuation Report in respect of the property dated 9 November 2022 and prepared by a Professional Valuer: GC Haschick. Access was not gained to the property when the inventory was compiled.) HELD by the FIRST EXECUTION DEBTOR, MAYIKANA CONSULTING (PROPRIETARY) LIMITED (REGISTRATION NUMBER: 2004/024565/07) under its name under Deed of Transfer No. T60505/2006. The full conditions may be inspected at the offices of the Sheriff of the High Court, Sheriff Vereeniging at 91 General Hertzog Road, Three Rivers, Vereeniging. Mr. M J Manyandi, Sheriff of the Supreme Court, 91 General Hertzog Road, Three Rivers, 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 4664, FAX: 086 501 6399, E-MAIL: szuma@lgr.co.za, REF. SZ/EJ/IB002033.

Dated at PRETORIA, 2024-02-13.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001. Telephone: (012) 817 4664. Fax: 086 501 6399. Attorney Ref: SZ/EJ/IB002033.

Case No: 25622/2022

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 HAROON FRANKS (IDENTITY NUMBER: 680427 5085 08 1), Defendant

NOTICE OF SALE IN EXECUTION

2024-03-08, 10:00, Sheriff of the High Court, Sheriff Westonaria at 50 Edwards Avenue, Westonaria

In pursuance of a judgment and warrant granted on 13 January 2023 and on 23 February 2023 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder

will be sold in execution on 8 March 2024 at 10:00 by the Sheriff of the High Court Westonaria at 50 Edwards Avenue, Westonaria to the highest bidder: - CERTAIN: PORTION 26 OF ERF 6628 ENNERDALE EXTENSION 2 TOWNSHIP, SITUATED: 1 VYGIE CLOSE, ENNERDALE EXTENSION 2, MAGISTERIAL DISTRICT: JOHANNESBURG CENTRAL, REGISTRATION DIVISION: I.Q., THE PROVINCE OF GAUTENG, MEASURING: MEASURING 610 (SIX HUNDRED AND TEN) SQUARE METRES. 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 to the property where access to the property was, for whatever reason, limited or impossible. DWELLING CONSISTS OF: RESIDENTIAL. The improvements on the property could not be obtained due to the following: "No access to the property. The property is situated in an average area close to amenities. The property appears to be in need of maintenance, volatile problematic area." (The afore going inventory is borne out by a sworn Valuation Report in respect of the property dated 12 July 2022 and prepared by a Professional Associated Valuer: KK Munyai. The Valuer could not gain access to the property when the valuation was conducted and no inventory was compiled). HELD by the EXECUTION DEBTOR, HAROON FRANKS (IDENTITY NUMBER: 680427 5085 08 1), under his name under Deed of Transfer No. T32738/1990. The office of the Acting Sheriff Westonaria or his Deputy will conduct the sale. The Notice of 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 Execution Debtor for money owing to the Execution Creditor. The auction will be conducted by the Acting Sheriff, Mr Rudi Vermeulen, or his deputy. 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: (URL <http://www.info.gov.za/view/downloadfileAction?id=99961>) All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R50 000.00 (refundable) registration fee one (1) day prior to the date of sale, by EFT or Bank guarantee cheque, NO CASH ACCEPTED, in order to obtain a buyers card. Take further note that: The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guarantee 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 Creditor or his or her attorney, and shall be furnished to the Sheriff within twenty one (21) days after the 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 POSSESSION OF THE PROPERTY TO DATE OF REGISTRATION or upon confirmation by the Court where the property is sold below the reserve. Rules of the auction and the full conditions may be inspected at the offices of the Sheriff of the High Court Westonaria at 50 Edwards Avenue, Westonaria 24 hours prior to the auction. LGR INCORPORATED, First Floor, Silver Well Retail and Office Park, 27 Graham Road, Silver Lakes, Pretoria. PO Box 2766, Pretoria, 0001. TEL: (012) 817 4664, FAX: 086 501 6399, E-MAIL: szuma@lgr.co.za, REF. SZ/ELZANNE JACOBS/ IB001410.

Dated at PRETORIA, 2024-02-13.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001. Telephone: (012) 817 4664. Fax: 086 501 6399. Attorney Ref: SZ/EJ/IB001410.

Case No: 60604/2022

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 JACOBUS PETRUS BEKKER (IDENTITY NUMBER: 540601 5017 08 4), Defendant

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, Sheriff of the High Court, Sheriff Randburg South West at 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg

In pursuance of a judgment and warrant granted on 23 August 2023 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 13 March 2024 at 11:00 by the Sheriff of the High Court, Sheriff Randburg South West at 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg to the highest bidder: - CERTAIN: ERF 1149 FERNDAL TOWNSHIP, SITUATED: 248 SURREY AVENUE, FERNDAL, RANDBURG, 2194, MAGISTERIAL DISTRICT: JOHANNESBURG NORTH, REGISTRATION DIVISION: I.Q., THE PROVINCE OF GAUTENG, MEASURING: 4 015 (FOUR THOUSAND AND FIFTEEN) SQUARE METRES. 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 consists of the following: THE PROPERTY IS ZONED: RESIDENTIAL, DWELLING: CONSISTING OF: MAIN BUILDING: 1 X LOUNGE WITH WOODEN FLOORS, 1 X DININGROOM WITH WOODEN FLOORS, 1 X TV ROOM WITH WOODEN FLOORS, 1 X STUDY WITH WOODEN FLOORS, 2 X BATHROOMS WITH TILED FLOORS, 3 X BEDROOMS WITH WOODEN FLOORS & BUILT IN CLOSETS, 1 X KITCHEN WITH TILED FLOORS & BUILT IN CLOSETS, 1 X SCULLERY WITH TILED FLOORS, OUT

BUILDINGS: 1 X STOREROOM WITH CONCRETE FLOOR, 1 X SERVANT ROOM CONSISTING OF: 1 X BEDROOM, 1 X BATHROOM WITH CONCRETE FLOOR, 2 X GARAGES, GARDEN IS IN GOOD CONDITION, TILED ROOF, STEEL WINDOW FRAMES, WALLS ARE BRICKS, PLASTER AND STONE, EXTRAS: PAVING AND ALARM SYSTEM. (The afore going inventory is borne out by an Improvement Report in respect of the property dated 28 November 2023 and prepared by the Deputy Sheriff of the High Court, Sheriff Randburg West, Mr. SF Venter. Access was gained to the property when the inventory was compiled.) HELD by the EXECUTION DEBTOR, JACOBUS PETRUS BEKKER (IDENTITY NUMBER: 540601 5017 08 4) under his name under Deed of Transfer No. T97083/2012. The full conditions may be inspected at the offices of the Sheriff of the High Court, Sheriff Randburg South West at 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg, during office hours. 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 4664, FAX: 086 501 6399, E-MAIL: szuma@lgr.co.za, REF. SZ/ELZANNE JACOBS/IB002364

Dated at PRETORIA, 2024-02-13.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001. Telephone: (012) 817 4664. Fax: 086 501 6399. Attorney Ref: SZ/EJ/IB002364.

Case No: 10842/2022

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 ELVES JOSSEFA MACAMO (IDENTITY NUMBER: 680916 5746 08 0), 1st Defendant and CYNTHIA VICTORIA MACAMO (IDENTITY NUMBER: 741225 0210 08 5), 2nd Defendant

NOTICE OF SALE IN EXECUTION

2024-02-28, 11:00, Sheriff of the High Court, Sheriff Springs at 99 – 8th Street, Springs or by way of online auction

In pursuance of a judgment and warrant granted on 16 March 2023 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 February 2024 at 11:00 by the Sheriff of the High Court, Sheriff Springs at 99 - 8th Street, Springs or by way of online auction to the highest bidder:- CERTAIN: ERF 1674 PAYNEVILLE TOWNSHIP. SITUATED: 97 RARANE STREET, PAYNEVILLE, 1565, MAGISTERIAL DISTRICT: Ekurhuleni East, REGISTRATION DIVISION: I.R. PROVINCE OF GAUTENG, MEASURING: 371 (THREE HUNDRED AND SEVENTY ONE) SQUARE METRES. 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, SINGLESTOREY, MAIN BUILDING: 1 X LOUNGE, 1 X BATHROOM, 3 X BEDROOMS, 1 X KITCHEN, INNER FLOOR FINISHING: TILES, TILE ROOF, BRICKWALL FENCING, BUILDING, OUTER WALL FINISHING: PLASTER, MANUAL DRIVEWAY GATE. (The afore going inventory is borne out by an Improvement Report in respect of the property conducted on 22 May 2023 and prepared by the Deputy Sheriff of the High Court Sheriff Springs, Mr M R Khan. Limited access was gained to the property when the valuation was conducted, and the inventory compiled.) HELD by the EXECUTION DEBTORS, ELVES JOSSEFA MACAMO (IDENTITY NUMBER: 680916 5746 08 0) and CYNTHIA VICTORIA MACAMO (IDENTITY NUMBER: 741225 0210 08 5) under their names under Deed of Transfer No. T5444/2008. The full conditions may be inspected at the offices of the Sheriff of the High Court, Sheriff Springs at 99 - 8th Street, Springs. LGR INCORPORATED, First Floor, Silver Well Retail and Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria, 0001. TEL: (012) 817 4664, FAX: 086 501 6399, E-MAIL: szuma@lgr.co.za, REF. SZ/EJ/IB000506

Dated at PRETORIA, 2024-01-23.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, Docex 351, PO Box 2766, Pretoria 0001. Telephone: (012) 817 4664. Fax: 086 501 6399. Attorney Ref: SZ/EJ/IB000506.

Case No: 12319/2020

Docex: 27 BEDFORDVIEW

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and MAKGWATHANA: KWENA THOMPSON (ID NO: 650416 5800 08 2), 1ST DEFENDANT and MAKGWATHANA: TSHEPISO GILLIAN (ID NO. 670504 0697 08 6), 2ND DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 09H00, 62 LUDORF STREET, BRITS

In execution of a judgment of the High Court of South Africa, Gauteng Division - Pretoria in the suit, a sale to the highest bidder subject to a reserve price of R370 000.00 will be held at the offices of the Sheriff BRITS at 62 LUDORF STREET, BRITS at 9H00 on 11 MARCH 2024 of undermentioned property of the Defendants on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTIAN: ERF 992 OUKASIE TOWNSHIP, REGISTRATION DIVISION J. Q., PROVINCE OF GAUTENG, MEASURING 304 (THREE HUNDRED AND FOUR) SQUARE METRES, HELD BY DEED OF TRANSFER NO.TL2100/2005. SITUATED AT : 992 NEW CLARE SECTION, OUKASIE, BRITS also chosen domicilium citandi et executandi. THE PROPERTY IS ZONED: RESIDENTIAL. IMPROVEMENTS: Please note that nothing is guaranteed and /or no warranty is given in respect thereof. MAIN BUILDING : 3 bedrooms, bathroom, toilet, kitchen and garage. (The accuracy thereof can however not be guaranteed). 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". 1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00; (b) 3.5% on R100 001.00 to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to A maximum commission R40 000.00 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 to the Sheriff within 21 (twenty one) days after the sale. 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 received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month as per date of transfer of the property. 5. The rules of auction are available 24 hours prior to the auction at the office of the Sheriff Brits. The office of the Sheriff GOOLAM or his/her Deputy 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 (b) FICA LEGISLATION - Proof of ID and address particulars (c) Payments 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 Sheriff BRITS, 62 LODURF STREET, BRITS.

Dated at GERMISTON, 2024-01-25.

Attorneys for Plaintiff(s): STUPEL & BERMAN INC, 1ST FLOOR BRAD FORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW. Telephone: 011 776 3000. Fax: 086 769 0863. Attorney Ref: 108490/ D GELDENHUYS / LM.

Case No: 81615/2018

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

In the matter between: FIRSTRAND BANK LIMITED, PLAINTIFF and LEBOHANG MAKHUMO TUMELO, ID 880102 0289 081, DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, THE SHERIFF OF THE HIGH COURT ROODEPOORT SOUTH, 10 LIEBENBERG STREET, ROODEPOORT

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 ROODEPOORT SOUTH on 8TH day of MARCH 2024 at 10H00 at THE SHERIFF OF THE HIGH COURT ROODEPOORT SOUTH, 10 LIEBENBERG STREET, ROODEPOORT, 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 ROODEPOORT SOUTH, 10 LIEBENBERG STREET, ROODEPOORT: A Unit consisting of - (a) Section No. 48 as shown and more fully describe on Sectional Plan No. SS34/2016 in the scheme known as CLEARWATER HEIGHTS in respect of the land and building or buildings situate at FLEURHOF EXTENSION 24 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 44 (Forty 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 No. ST6966/2016 Subject to such conditions as set out in the aforesaid

Deed of Transfer. Better Known as: Unit 48 (Door 48) Clearwater Heights, 12 Ginger Street, Fleurhof Extension 24, Roodepoort 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 (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: Sectional Title Unit Consisting of a Dining Room, Kitchen, 2 Bedrooms, 1 Bathroom, 1 Toilet and Open Parking.

Dated at PRETORIA, 2024-02-06.

Attorneys for Plaintiff(s): HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: (012) 325-4185/9. Fax: (086) 775-1985. Attorney Ref: C.J VAN WYK/Marelize/SA2617.

Case No: 2022/028886

Docex: DOCEX7 BEDFORDVIEW

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

In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF and MAAKE: MATSEKA PETER (ID NO. 620303 630 080), 1ST DEFENDANT, MAAKE: ALBERTINA LEKGALA (ID NO 690420 0346 08 5), 2ND DEFENDANT, TLADI: MOTUBATSE FRANS (ID NO 540414 5803 08 5), 3RD DEFENDANT and TLADI: MANDA GEORGINA (ID NO. 600620 014 082), 4TH DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 14:00, 612 VOORTREKKER ROAD, BRAKPAN

In execution of a judgment of the High Court of South Africa, Gauteng Division - Johannesburg in the suit, a sale to the highest bidder subject to a reserve price of R706 000.00 will be held at the offices of the Sheriff BRAKPAN at 127B KITZINGER AVENUE, BRAKPAN BRAKPAN at 14:00 on 8 MARCH 2024 of the undermentioned property of the Defendants on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTAIN: ERF 1099 LEACHVILLE EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION: I.R., THE PROVINCE OF GAUTENG, MEASURING: 935 (NINE HUNDRED AND THIRTY FIVE) SQUARE METRES, HELD BY: DEED OF TRANSFER NUMBER T003042/2008, SITUATED AT : 6 TEMBULAND STREET, LEACHVILLE EXTENSION 1 also chosen domicilium citandi et executandi, THE PROPERTY IS ZONED : RESIDENTIAL. IMPROVEMENTS: Please note that nothing is guaranteed and/or no warranty is given in respect thereof. MAIN BUILDING: lounge, bathroom, bedrooms and kitchen. (The accuracy thereof can however not be guaranteed). 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." 1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00; (b) 3.5% on R100 001.00 to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to a maximum commission R40 000.00 plus VAT and a minimum of R3 000.000 plus VAT. 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 (twenty one) days after the sale. 3. The property may be taken possession of after signature of 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 as per date of sale to date of transfer of the property. 5. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff BRAKPAN. The Sheriff MM MSIMANGO or his/her Deputy 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 (b) FICA LEGISLATION - Proof of ID and address particulars (c) Payment of a registration fee of R30 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 BRAKPAN, 127B KITZINGER AVENUE BRAKPAN.

Dated at GERMISTON, 2024-01-16.

Attorneys for Plaintiff(s): STUPEL & BERMAN INC, 1ST FLOOR BRADFORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW. Telephone: 011 776 3000. Fax: 086 769 0863. Attorney Ref: 104401 /D GELDENHUYS / LM.

Case No: 2103/2022

IN THE HIGH COURT OF SOUTH AFRICA
[MPUMALANGA DIVISION, MBOMBELA (Main Seat)]

**In the matter between: ABSA BANK LTD, PLAINTIFF and VUSI STANFORD DLAMINI, ID 711010 5847 081,
DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-13, 09:00, THE SHERIFF OFFICE OF MBOMBELA, 99 JACARANDA AVENUE, WEST ACRES,
MBOMBELA**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, MPUMALANGA DIVISION, MBOMBELA (Main Seat) in the abovementioned suit, a sale with a reserve price of R1 300 000.00 will be held by the SHERIFF OF THE HIGH COURT MBOMBELA on the 13TH day of MARCH 2024 at 09H00 at THE SHERIFF OFFICE OF MBOMBELA, 99 JACARANDA AVENUE, WEST ACRES, MBOMBELA, 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 MBOMBELA, 99 JACARANDA AVENUE, WEST ACRES, MBOMBELA: ERF 912 WEST ACRES EXTENSION 6 TOWNSHIP REGISTRATION DIVISION: JT; MPUMALANGA PROVINCE MEASURING: 1,253 (ONE comma TWO FIVE THREE) HECTARES HELD BY DEED OF TRANSFER T111370/2005 SUBJECT TO THE CONDITIONS CONTAINED THEREIN BETTER KNOWN AS: 68 ALIBAMA STREET, WEST ACRES EXTENSION 6, MBOMBELA 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 (refundable) in cash 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, 3 Bedrooms, 2 Bathrooms, 1 Separate Toilet and 1 Double Garage.

Dated at PRETORIA, 2024-02-05.

Attorneys for Plaintiff(s): HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: (012) 325-4185/9. Fax: (086) 775-1985. Attorney Ref: C. VAN WYK/Marelize/DA4599.

Case No:

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

**In the matter between: ABSA BANK LIMITED (Registration number 1986/004794/06), Plaintiff and
MICHAEL VICTOR GUNKO (Identity number: 530217 5073 084), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2022-12-06, 09:00, 22 Pretoria Road, Lanzerac Estate, Hal fway House, Midrand, JOHANNESBURG

ERF 1536 Morning Side Extension 177 Township, Registration Division I.R., Province Gauteng measuring 999 (nine hundred and ninety-nine) square meters held by Deed of Transfer No. T27340/2015, subject to the conditions therein contained and further subject to the conditions of the Villa Fiori Homeowners Association NPC, ("THE PROPERTY");

Situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng.

THE PROPERTY IS ZONED: RESIDENTIAL

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed. The property is situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng and consists of:

1 Entrance hall, 1 Lounge, 1 Dining room, 1 Living room, 1 Study, 1 Kitchen, 1 Scullery, Pantry, 4 Bedrooms, 4 Bathrooms, 1 Separate toilet and 1 Balcony. 2 Double garages and 1 Servants' quarters with 2 Bedrooms and 1 Bathroom.

The Rules of this auction are available 24 hours before the auction at the office of SHERIFF Sandton South.

SHERIFF Sandton South shall 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.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the SHERIFF Sandton South at 22 Old Pretoria Road, Unit B6 Lanzerac Office Park, Halfway House, Midrand, JOHANNESBURG. during normal office hours Monday to Friday.

Dated at JOHANNESBURG, 2022-11-08.

Attorneys for Plaintiff(s): ALAN JACOBS & ASSOCIATES, Not represented. Telephone: 083 273 8094.
Attorney Ref: ABSA/GUNKO.

Case No: 2225/19

IN THE HIGH COURT OF SOUTH AFRICA
[MPUMALANGA DIVISION, MBOMBELA (MAIN SEAT)]
**In the matter between: NEDBANK LIMITED, PLAINTIFF AND ANDRE THOMAS and PHUMZILE
MARGARET THOMAS, DEFENDANTS**
NOTICE OF SALE IN EXECUTION
2024-03-15, 10:00, Sheriff of The High Court - Nkomazi at STAND 843 KOMATIPOORT EXT 2

TAKE NOTICE THAT on the instructions of Stegmanns Attorneys (Ref: DEB14462), Tel: 0861333402 - ERF 843, KOMATIPOORT EXT 2, REGISTRATION DIVISION J.U., PROVINCE OF MPUMALANGA, NKOMAZI MUNICIPALITY - Measuring 1002 square metres - situated at STAND 843 KOMATIPOORT EXT 2 - Improvements - Nothing is guaranteed and/or no warranty is given in respect thereof ("VOETSTOOTS"): 5 BEDROOMS, 1 BATHROOM, 1 KITCHEN - (particulars are not guaranteed) will be sold in Execution to the highest bidder, subject to a Court's reserve price, on 15/03/2024 at 10:00 by Sheriff of The High Court - Nkomazi at STAND 843 KOMATIPOORT EXT 2. Conditions of sale may be inspected at Sheriff of The High Court - Nkomazi at SUITE 34 FAR EAST LODGE, TONGA MAIN ROAD, KWA-LUGEDLANE. The Purchaser shall on completion of the sale, pay to the Sheriff a deposit of 10% of the purchase price immediately on demand by the sheriff on the day of the sale in cash, by guaranteed cheque or by way of an electronic transfer, provided that satisfactory proof of payment be furnished immediately on demand to the sheriff. The balance of the purchase price shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, issued by financial institution to be approved by the execution creditor or his attorney and shall be furnished to the Sheriff within 21 days after the date of sale. The Purchaser shall, pay the Sheriff's commission as follows: 6% on the first R100 000.00 of the proceeds of the sale, and 3.5% on the proceeds of the sale exceeding R100 001.00, to R400 000.00, and 1.5% on the balance of the proceeds to the sale, subject to a maximum commission of R40 000.00 in total 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). All bidders are required to present their Identity Document together with proof of residence for FICA compliance. All bidders are required to pay R15 000.00 (refundable) registration fee 24 hours prior to the commencement of the auction in order to obtain a buyers card.

Dated at Pretoria on 2024-01-30.

Attorneys for Plaintiff(s): Stegmanns Inc, Block C, Streak Street Office Park, Nelspruit. Tel: 0861333402.
Fax 0866863903. Ref: DEB14462.

**Case No: 2023/051862
DOCEX 125, JHB**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)
In the matter between: Absa Home Loans 101 (RF) Ltd, Plaintiff and Dale Leslie Winterstein, Defendant
NOTICE OF SALE IN EXECUTION
2024-03-12, 09:00, Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 28 AUGUST 2023 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 SANDTON SOUTH on 12 MARCH 2024 at 09:00 at UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND, to the highest bidder with a reserve price of R671 000.00.

CERTAIN: SECTION NO. 11 as shown and more fully described on Sectional Plan no. SS71/2005 in the scheme known as WESTPOINT in respect of the land and building or buildings situate at MORNINGSIDE EXTENSION 65 TOWNSHIP, Local Authority: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 53 (FIFTY THREE) 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, and SECTION NO. 81 as shown and more fully described on Sectional Plan no. SS71/2005 in the scheme known as WESTPOINT in respect of the land and building or buildings situate at MORNINGSIDE EXTENSION 65 TOWNSHIP, Local Authority: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 80 (EIGHTY) 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 ST13788/2005; ST13856/2005;

SITUATE AT: UNITS 11 AND 81 WESTPOINT, 89 GRAYSTON DRIVE, MORNINGSIDE EXTENSION 65, SANDTON

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property situated at UNITS 11 AND 81 WESTPOINT, 89 GRAYSTON DRIVE, MORNINGSIDE EXTENSION 65, SANDTON consists of: Lounge, Kitchen, 1 x Bedroom and 1 x Bathroom (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 SANDTON SOUTH, UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND. The SHERIFF SANDTON SOUTH 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 SANDTON SOUTH, UNIT B6, LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND, during normal office hours Monday to Friday, Tel: 011 334 4397/4398, 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/MM/MAT44137).

Dated at JOHANNESBURG ON 2024-01-24.

Attorneys for Plaintiff(s): 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/mm/MAT44137.

Case No: 14414/2022

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

In the matter between: NEDBANK LIMITED, PLAINTIFF AND VANESSA PILLAY N.O., 1ST DEFENDANT, THE MASTER OF THE HIGH COURT, JOHANNESBURG, 2ND DEFENDANT AND IN RE: ESTATE LATE: VAUGHAN PAVERN CHELLAN, 3RD DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, SHERIFF'S OFFICE - UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG

The property is situated at:

A Unit ("the mortgaged unit") consisting of: -

(a) Section Number 218 as shown and more fully described on Sectional Plan Number SS1248/2006 ("the sectional plan") in the scheme known as BRUSHWOOD, in respect of the land and building or buildings situate at FERNDAL EXTENSION 24 TOWNSHIP; in the local Authority of JOHANNESBURG LOCAL MUNICIPALITY of which section the floor area, according to the said Sectional Plan 53 (Fifty Three) 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"), and Held by DEED OF TRANSFER ST83557/2019 AND SUBJECT TO THE CONDITIONS AS SET OUT IN THE AFORESAID DEED

("the mortgaged unit") which is certain and is zoned as a residential property inclusive of the following: A HOUSE WITH 1 LIVING ROOM, 1 KITCHEN, 2 BEDROOMS, 1 BATHROOM, 1 CAR PORT, WHICH CANNOT BE GUARANTEED.

The property is situated at: UNIT 218 BRUSHWOOD, 45 WEST AVENUE, FERNDAL EXT 24 in the magisterial district of RANDBURG SOUTH WEST.

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 R100 000.00 (One Hundred Thousand 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 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.

Dated at JOHANNESBURG ON 2024-02-14.

Attorneys for Plaintiff(s): DRSM ATTORNEYS, 15 FOREST ROAD, WAVERLEY, JOHANNESBURG. Tel: (011) 447 8478. Fax (011) 447 4159. Ref: TC/144977.

Case No: 3329/2018

IN THE MAGISTRATES COURT FOR
The Sub District of Ekurhuleni Central held at Germiston
**In the matter between: RICHGROVE BODY CORPORATE, PLAINTIFF AND MTIMKULU LESIAMO
MICHAEL (Identity Number: 7202215432084), DEFENDANT
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY
2024-03-06, 11H30, Sheriff Germiston North, 22 Voortrekker Street, Corner 2nd Street, Edenvale**

In execution of a judgment of the above Honourable Court and Writ of Execution, the following property will be sold in execution on the 6th day of March 2024 by Sheriff Germiston North at 22 Voortrekker Street, Corner 2nd Street, Edenvale at 11h30 to the highest bidder:

A unit consisting of -

CERTAIN: UNIT/ SECTION No. 49 (Door No. 49) as shown and more fully described on Sectional Plan SS. 36/1997 in the scheme known as RICHGROVE in respect of the land and building or buildings situated at RICHGROVE, VAN TONDER STREET, EDENVALE, Local Authority: City of Ekurhuleni Metropolitan Municipality, of which section the floor, according to the said Sectional Plan, is 38 (Thirty-Eight) SQUARE METRES in extent; and an undivided share of the common property apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan held by Deed of Transfer No. ST48295/2005

MEASURING: 38 (THIRTY-EIGHT) SQUARE METRES, HELD BY: CERTIFICATE OF SECTIONAL TITLE ST.48295/2005;

ZONED: RESIDENTIAL

SITUATE AT: Unit no. 49 (Door no. 49) Richgrove, Van Tonder Street, Edenvale

DESCRIPTION: 2 bedrooms that are able to have a double bed, 1 bathroom, 1 lounge, has an undercover carport, biometric access control with electric fencing and CCTV cameras, common areas have solar lights. The complex is newly renovated with a children's play area.

TERMS:

1. The sale in execution is conducted in accordance to the Consumer Protection Act 68 of 2008 as amended, pursuant to an order granted against the defendant for money owing to the plaintiff.

2. The purchase price shall be paid as follows:

10% (ten percent) deposit of the purchase price in cash on the day of sale, immediate internet bank transfer into the sheriff's trust account or bank guaranteed cheque immediately on the property being knocked down to the purchaser, and the balance of the purchase price together with interest thereupon at the rate of 10.5% per annum from date of signature hereof, subject to variation in terms of the rates charged by the Bondholder from time to time, reckoned from the date of sale, shall be paid in full or secured by means of a suitable bank guarantee issued by a financial institution acceptable to the plaintiff, within 21 (twenty-one) calendar days from the date of the sale (signature hereof), and furnished to the Sheriff.

3. The Plaintiff is amenable to negotiating a settlement discount on the total arrear interest charges with the purchaser. A maximum settlement discount of 80% will be considered. Furthermore, the settlement discount will only be applicable to the total interest charges incurred on the levy statement as at the date of request for clearance figures.

4. Further note of the following:

a) The Rules of this auction and a full advertisement are available 24 hours before the auction, at the office of the sheriff for Germiston North;

b) Registration as a buyer is a pre-requisite, subject to the following:

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

ii. FICA - legislation i.t.o. proof of identity and address particulars.

iii. Payment of a registration fee of R50 000.00 in cash or EFT that must reflect in the Sheriff's account prior to the sale.

iv. No person will be allowed on the premises if they are not registered for FICA and CPA.

CONDITIONS:

Auction costs payable on the day of sale, are calculated as follows:

a) 6% (SIX PERCENT) on the first R 100 000 (ONE HUNDRED THOUSAND RAND), 3,5% (THREE COMMA FIVE PERCENT) on R 100 000.01 (ONE HUNDRED THOUSAND RAND AND ONE CENT) to R 400

000.00 (FOUR HUNDRED THOUSAND RAND) and 1.5% (ONE COMMA FIVE PERCENT) on the balance of the proceeds of the sale, subject to a maximum commission of R 400 000.00 (FOUR HUNDRED THOUSAND RAND) plus VAT if applicable in total and a minimum of R3 000.00 (THREE THOUSAND RAND) plus VAT - if applicable.

b) The full Conditions of Sale may be inspected at the offices of the Sheriff of the Magistrate's Court, Germiston North at 22 Voortrekker Street, Corner 2nd Street, Edenvale.

Dated at Johannesburg on 2024-02-16.

Attorneys for Plaintiff(s): Kramer Attorneys, Glenstar House, Corner Queen Square and Northfield Avenue, Glenhazel. Tel: 087 238 1856. Fax 086 550 1918. Ref: RGV0049A.

**Case No: 2021/5739
Docex 55 Randburg**

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Local Division, Johannesburg)

In the matter between: Firststrand Bank Limited t/a First National Bank, Plaintiff and Chriwa, Thabo Rodalick & Chirwa, Catherine Langa, Defendants

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-13, 11:00, 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, 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 Randburg South West on 13 March 2024 at 11H00 at 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg, Gauteng, of the under mentioned property of the Judgment Debtors, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Erf 247 Ferndale Township, Registration Division I.Q., The Province of Gauteng, in extent 4015 (four thousand and fifteen square metres); Held by the judgment debtor under Deed of Transfer T24646/2006; Physical address: 339 West Avenue, Ferndale, Randburg, Gauteng. The Following information is furnished, though in this regard nothing is guaranteed: Improvements: Main Dwelling: 1 x entrance hall, 1 x lounge, 1 x family room, 1 x dining room, 1 x kitchen, 1 x scullery, 3 x bedrooms, 2 x bathrooms, 2 x shower, 2 x WC, 1 x dressing room, 11 x carports, 1 x servants, 1 x laundry, 2 x storeroom, 1 x bathroom/WC, 2 x workshop, 1 x bar area. Second Dwelling: 1 x entrance hall, 1 x lounge, 1 x dining room, 1 x kitchen, 2 x bedrooms, 1 x bathrooms, 1 x WC, 1 x carport. Terms: The sale is with reserve price of R1,200,000.00 (unless specified differently on the day of the sale). Deposit of 10% (Ten per centum) of the purchase price 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 Acting 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 (the Act) and www.info.gov.za (the Regulations). The Conditions of Sale may be inspected at the Sheriff's offices at Randburg South West, 1st Floor, Unit 7, Burnside Island Office Park, 410 Jan Smuts Avenue, Craighall, Randburg, Gauteng.

Dated at Hurlingham on 2024-01-23.

Attorneys for Plaintiff(s): Charl Cilliers Attorneys, Suite 11, 1st Floor, Marula, Hurlingham Office Park, 59 Woodlands Avenue, Hurlingham, Sandton. Tel: 011 325 4500. Fax 011 325 4503. Ref: CC/bc/FF003851.

**Case No: 129/2019
Docex 2 Tygerberg**

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

In the matter between: Absa Bank Ltd(Plaintiff) and Patricia Fa-Iqah Anthony, ID5403280689085 (Def)

2024-03-04, 11:00, At the address of the premises being 4A June Street, Claremont

Registered Owner: Patricia Fa-Iqah Anthony ID 5403280689085 Property Auctioned: Remainder Erf 53754 Cape Town at Claremont in the City of Cape Town Cape Division Province of the Western Cape Measuring 232 Two hundred and Thirty Three) square metres held By Deed of Transfer T31262/2005 Situated: 4A June Crescent, Claremont Comprising (but not guaranteed): Plastered dwelling under a tiled roof with a brick fenced wall consisting of two bedrooms, bathroom, lounge, kitchen, safety gates and a gated driveway Zoning: Residential Date Public Auction: 4 March 2024 at 11:00 Place of Auction: At the address of the premises being 4A June Crescent, Claremont Conditions: The sale is a sale in execution in pursuant to a judgment obtained in the above Honourable Court against the defendant for money owing to the execution creditor, and in accordance with the Consumer Protection Act 68 of 2008, as amended <http://www.info.gov.za/view/DownloadFileAction?id=99961>) The rules of the auction is available 24 hours before the auction and can be inspected at the office of the Sheriff for Wynberg North at 2 Coates Building, 32 Maynard Street, Wynberg and the auction will be conducted by the Sheriff Mr J G Terblanche. Everyone that intends to bid at the auction must be acquainted therewith before the auction

commerce. Registration as a buyer is pre-requisite subject to specific conditions, inter alia: a) In accordance with the Directive of the Consumer Protection Act 68 of 2008; b) FICA-legislation requirements: proof of ID and residential address; c) Payment of a Registration Fee: NONE d) Registration conditions. Advertising costs at current publication tariffs & sale costs according to court rule apply. Important: The sale will be subject to a reserve price of R1 111 750.00 to the highest registered bidder with the required legal capacity to sign the conditions of sale on the fall of the hammer and always subject to the provisions of the Consumer Protection Act, No 68 of 2008. A cash transfer equal to 10% of the purchase price is to be made immediately on the fall of the hammer and that the balance is to be guaranteed for payment against transfer.

Dated at BELLVILLE ON 2024-02-16.

Attorneys for Plaintiff(s): Sandenbergh Nel Haggard, 202 Bonitas Office Park, Carl Cronje Drive Bellville.
Tel: 0219199570. Fax —. Ref: EL/E40517.

Case No: 2249/2022

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

In the matter between: ABSA BANK LIMITED (Plaintiff) AND RUTH LEE BOTHA (Defendant)

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-11, 11:00, at the premises at 3 Weskrom Road, Rondebosch

In pursuance of a judgment granted by the above honourable court dated 2 June 2022, the undermentioned immovable property will be sold in execution on MONDAY, 11 MARCH 2024 at 11:00 at the premises at 3 Weskrom Road, Rondebosch, Western Cape, to the highest bidder subject to a reserve price of R1 012 959,42; also subject to the following and further conditions which will be read out by the sheriff at the sale: Remainder erf 51573 Cape Town at Claremont, in City of Cape Town, Cape Division, Western Cape Province, situated at 3 Weskrom Road, Rondebosch; in extent 254 square meters; held by Deed of Transfer No. T1447/2005. Description: The following information is supplied, but nothing is guaranteed: The property is improved and consists of a dwelling with 2 bedrooms, 1 bathroom, lounge, dining room, kitchen and outside room. Conditions of payment: Ten percent (10%) of the purchase price plus all sheriff's commission must be paid in cash immediately after the sale. The balance is payable against transfer and must be guaranteed by a bank guarantee approved by Plaintiff's Attorneys, which guarantee must be handed to them within 21 days after the date of sale. Conditions of sale: The full conditions lie for inspection at the offices of the sheriff for the High Court, Wynberg North. (Ref. Z Stemmet; tel. 021 761 3439).

Dated at TYGER VALLEY ON 2024-01-31.

Attorneys for Plaintiff(s): FOURIE BASSON & VELDTMAN, Tijger Park 5, Off Willie van Schoor Avenue, Tyger Valley. Tel: (021) 929 2600. Fax (021) 914 6600. Ref: JF/LS/A5393.

Case No: 2215/2023

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 PETER YAWE (First Execution Debtor) SBONGISENI MNENGISA (Second Execution Debtor)

NOTICE OF SALE IN EXECUTION

2024-03-15, 12:00, SHERIFF GEORGE, SHERIFF'S AUCTION ROOM, 21 HIBERNIA STREET, OFFICE 9, GEORGE

IN TERMS of a judgment granted by the High Court of South Africa (Western Cape Division, Cape Town), the undermentioned property will be sold in execution subject to a reserve price of R900,000.00 by PUBLIC AUCTION held at SHERIFF GEORGE, SHERIFF'S AUCTION ROOM, 21 HIBERNIA STREET, OFFICE 9, GEORGE, to the highest bidder on 15 MARCH 2024 at 12:00:

ERF 1896 PACALTSDORP, IN THE MUNICIPALITY AND DIVISION OF GEORGE, WESTERN CAPE PROVINCE, In Extent: 1055 square metres, Title Deed No. T47212/2006

Street address: 34 FAWN AVENUE, PACALTSDORP

Magisterial district: GEORGE

CONDITIONS OF SALE

(1) The property will be sold in execution subject to a reserve price of R900,000.00 to the highest bidder by Public Auction and subject to the provisions and conditions of the sale which will be announced by the Sheriff immediately before the sale and will lie for inspection at the offices of THE SHERIFF GEORGE, 21 HIBERNIA STREET GEORGE and also subject to the servitudes and conditions attaching to the property contained in the relevant Title Deed.

(2) The following information is furnished but not guaranteed:

Property consisting of: 3 Bedrooms, 2 Bathrooms, Open plan Lounge / Dining Room / Kitchen, Flat, Under Cover Parking, Tiled Roof, Enfenced.

(3) The Purchaser shall on completion of the sale, pay a deposit of 10% of the purchase price immediately on demand by the sheriff, in cash or by bank guaranteed cheque or per electronic transfer, provided that satisfactory proof of payment is furnished immediately on demand to the sheriff, and the balance of the purchase price against registration of transfer of the property into the name of the purchaser, which payment shall be secured by an approved bank guarantee within 21 (twenty one) days of the date of sale.

(4) The Purchaser shall pay the Sheriff's commission on the day of sale, on the tariff set out in the conditions of sale.

(5) This sale shall take place in accordance with the Consumer Protection Act 68 of 2008, as amended: <http://www.info.gov.za/view/Download/FileAction?id=99961>

(6) 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.

(7) Registration as a buyer is pre-requisite subject to specific conditions, inter alia:

7.1 In accordance with the Directive of the Consumer Protection Act 68 of 2008;

7.2 FICA-legislation requirements: proof of ID and residential address;

7.3 Payment of a registration Fee of R15,000.00 in cash (refundable);

7.4 Registration conditions.

Dated at TYGERVALLEY ON 2024-02-12.

Attorneys for Plaintiff(s): STBB, 2ND FLOOR, 5 HIGH STREET, ROSENPARK, TYGERVALLEY, BELLVILLE. Tel: 021-943 3800. Fax mirandap@stbb.co.za. Ref: AW/mp/ZB010804.

Saak No: 1830/2023

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

ABSA BANK BEPERK (Eiser) EN Trevor Edwin Bomester (Eerste Verweerder) en Leisl Georgina Bomester (Tweede Verweerder)

2024-03-05, 10:00, by die baljukantoor te Langverwachtstraat, Kuilsrivier

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 12 Mei 2023, sal die ondervermelde onroerende eiendom op DINSDAG, 5 MAART 2024 om 10:00 by die baljukantoor te Langverwachtstraat 23, Kuilsrivier in ekskusie verkoop word aan die hoogste bieder onderhewig aan 'n reserweprys van R390 000,00, die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 6689 Kuilsrivier, in die Stad Kaapstad, Afdeling Stellenbosch, Wes-Kaap Provinsie geleë Sareptastraat 2, Kuilsrivier; groot 307 vierkante meter; gehou kragtens Transportakte nr T80419/2012. Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met 2 slaapkamers, badkamer, sitkamer en kombuis: 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 waarnemende balju vir die Hooggeregshof, Kuilsrivier Suid.(verw. E E Carelse; tel. 021 905 7450).

Gedateer te TYGERVALLEI op 2023-11-27.

Prokureur(s) vir Eiser(s): FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei. Tel: (021) 929 2600. Faks (021) 914 6600. Verw: JF/MH/A5480.

Case No: 15704/2022

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

In the matter between: ABSA BANK LIMITED (Plaintiff) and ABSA BANK LIMITED (PLAINTIFF) AND KEODIRELANG INVESTMENTS (PTY) LTD (FIRST DEFENDANT) AND ZOLANI KGOSIE TSILE MATTHEWS (SECOND DEFENDANT)

NOTICE OF SALE IN EXECUTION

2024-03-07, 10:00, at the premises at 37 Arcadia Road, Fresnaye

In pursuance of a judgment granted by the above honourable court dated 2 June 2023, the undermentioned immovable property will be sold in execution on THURSDAY, 7 MARCH 2024 at 10:00 at the premises at 37 Arcadia Road, Fresnaye, to the highest bidder subject to a reserve price of R12 500 000,00; also subject to the following and further conditions which will be read out by the sheriff at the sale: Erf 1531 Fresnay, in City of Cape Town, Cape Division, Western Cape Province, situated at 37 Arcadia Road, Fresnaye; in extent 622 square meters; held by Deed of Transfer No. T63230/1996. Description: The following information is supplied, but nothing is guaranteed: The property is improved and consists of a dwelling with 4 bedrooms, 4 bathrooms, sitting room, kitchen, dininroom, balcony, toilet, outside room, double garage and swimming pool. Conditions of payment: Ten percent (10%) of the purchase price plus all sheriff's commission must be paid in cash immediately after the

sale. The balance is payable against transfer and must be guaranteed by a bank guarantee approved by Plaintiff's Attorneys, which guarantee must be handed to them within 21 days after the date of sale. Conditions of sale: The full conditions lie for inspection at the offices of the sheriff for the High Court, Cape Town West. (Ref. N N Ntsibantu; tel. 021 007 4363).

Dated at TYGER VALLEY ON 2023-11-16.

Attorneys for Plaintiff(s): FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei. Tel: (021) 929 2600. Fax (021) 914 6600. Ref: JF/MH/A5377.

**Case No: 38191/2019
346 RANDBURG**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF AND BOROKO
MATLALA, 1ST Respondent/Defendant; MMAKATSANE DORA MATLALA, 2ND Respondent/Defendant**

NOTICE OF SALE IN EXECUTION

**2024-03-08, 10:00, SHERIFF VANDERBIJLPARK at CORNER FRIKKIE MEYER & RUTHERFORD
BOULEVARD, VANDERBIJLPARK**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 28th November 2022 in terms of which the following property will be sold in execution on 08th March 2024 at 10H00 by the SHERIFF VANDERBIJLPARK at CORNER FRIKKIE MEYER & RUTHERFORD BOULEVARD, VANDERBIJLPARK to the highest bidder with reserve of R488 424.84

ERF 92 VANDERBIJLPARK CENTRAL WEST 5 TOWNSHIP, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG, MEASURING 763 (SEVEN HUNDRED AND SIXTY-THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NO, T40222/2012, SITUATED AT: 29 PARSON STREET, VANDERBIJLPARK CENTRAL WEST 5

ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED)

The following information is furnished but not guaranteed: MAINBUILDING: 4XBEDROOMS, BATHROOMS, LOUNGE, KITCHEN, DININGROOM, LAUNDRY. OUTBUILDING: COTTAGE

(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, VANDERBIJLPARK. The office of the SHERIFF VANDERBIJLPARK 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 or EFT.

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 VANDERBIJLPARK at CORNER FRIKKIE MEYER & RUTHERFORD BOULEVARD, VANDERBIJLPARK

Dated at SANDTON ON 2024-01-29.

Attorneys for Plaintiff(s): RAMUSHU MASHILE TWALA INC., LIBERTY LIFE OFFICE PARK, 171 KATHERINE STREET, BUILDING 2, 2ND FLOOR, STRATHAVON, SANDTON. Tel: 011 444 3008. Fax 011 444 3017. Ref: SMnokwe/NK/MAT11601.

**Case No: 14501/2022
346 RANDBURG**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF AND DAS NEVES:
LUIS MIGUEL XISTRO, Execution Debtor/Defendant**
NOTICE OF SALE IN EXECUTION

2024-03-14, 09:00, SHERIFF PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 20TH September 2023 in terms of which the following property will be sold in execution on 13TH March 2024 at 09H00 by the SHERIFF PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH to the highest bidder with court reserve of R1 250 000.00.

ERF 1146 VERWOERDPARK EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 1230 (ONE THOUSAND TWO HUNDRED AND THIRTY) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T31491/2010, SITUATED AT: 14 AMANDA STREET, VERWOERDPARK, ALBERTON

ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED)

The following information is furnished but not guaranteed: MAINBUILDING: 3XBEDROOMS, 2XBATHROOMS, KITCHEN, LOUNGE. OUTSIDE BUILDING: GARAGE, STAFF ROOM

(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, PALM RIDGE. The office of the SHERIFF PALM RIDGE 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 R25 000.00 in cash or EFT.

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 PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH

Dated at SANDTON ON 2024-01-29.

Attorneys for Plaintiff(s): RAMUSHU MASHILE TWALA INC., LIBERTY LIFE OFFICE PARK, 171 KATHERINE STREET, BUILDING 2, 2ND FLOOR, STRATHAVON, SANDTON. Tel: 011 444 3008. Fax 011 444 3017. Ref: —.

Case No: 43889/2022

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

In the matter between: NEDBANK LIMITED, PLAINTIFF AND VANESSA PILLAY N.O., 1ST DEFENDANT, THE MASTER OF THE HIGH COURT, JOHANNESBURG, 2ND DEFENDANT AND IN RE: ESTATE LATE: VAUGHAN PAVERN CHELLAN, 3RD DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-13, 11:00, SHERIFF'S OFFICE - UNIT 7, BURNSIDE ISLAND OFFICE PARK, 410 JAN SMUTS AVENUE, CRAIGHALL, RANDBURG

Unit ("the mortgaged unit") consisting of: -

(a) Section Number 217 as shown and more fully described on Sectional Plan Number SS1248/2006 ("the sectional plan") in the scheme known as BRUSHWOOD, in respect of the land and building or buildings situate at FERNDAL EXTENSION 24 TOWNSHIP; in the local Authority of JOHANNESBURG LOCAL MUNICIPALITY of which section the floor area, according to the said Sectional Plan 53 (Fifty Three) 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'), and Held by DEED OF TRANSFER ST33238/2019 AND SUBJECT TO THE CONDITIONS AS SET OUT IN THE AFORESAID DEED ('the mortgaged unit') which is certain and is zoned as a residential property inclusive of the following: A HOUSE WITH 1 LIVING ROOM, 1 KITCHEN, 2 BEDROOMS, 1 BATHROOM, 1 CAR PORT, WHICH CANNOT BE GUARANTEED.

The property is situated at: UNIT 217 BRUSHWOOD, 45 WEST AVENUE, FERNDAL EXT 24 in the magisterial district of RANDBURG SOUTH WEST

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 R100 000.00 (One Hundred Thousand 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 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.

Dated at JOHANNESBURG ON 2024-02-14.

Attorneys for Plaintiff(s): DRSM ATTORNEYS, 15 FOREST ROAD, WAVERLEY, JOHANNESBURG. Tel: (011) 447 8478. Fax (011) 447 4159. Ref: TC/143965.

Case No: 2023/008300

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

In the matter between: FirstRand Bank Limited, Plaintiff and Hazel Mmapitsi Ramaboya, Defendant

NOTICE OF SALE IN EXECUTION

2024-03-13, 09:00, THE SHERIFFS OFFICE PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON, GAUTENG PROVINCE

Pursuant to a judgment obtained in the above Honourable Court, a sale in execution will be held, with a reserve price of at least R450 000.00 (four hundred and fifty thousand rand), by the SHERIFF PALM RIDGE on 13 MARCH 2024 at 09:00 of the following property: ERF 2479 LIKOLE EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, MEASURING 268 SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T22666/2019

STREET ADDRESS: 2479 3RD AVENUE, LIKHOLE EXTENSION 1, KATLEHONG, GAUTENG PROVINCE situated in the EKURHULENI CENTRAL (ALBERTON) MAGISTERIAL DISTRICT AND CITY OF EKURHULENI MUNICIPALITY (ALBERTON)

PLACE OF SALE: The sale will take place at the offices of the SHERIFF OFFICE PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON, GAUTENG.

IMPROVEMENTS: The property has been improved with the following, although no guarantee is given in this regard:

SINGLE STOREY, FENCED AND PLASTERED BRICK DWELLING UNDER AN IRON ROOF CONSISTING OF A DINING ROOM, KITCHEN, 1 BATHROOM, 1 BEDROOM, AND 1 TOILET. AN OUTBUILDING CONSISTING OF: 8 BEDROOMS AND 1 GARAGE

Zoned for residential purposes.

AUCTION TERMS AND CONDITIONS AND CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the SHERIFF PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON, GAUTENG, where they may be inspected during normal office hours.

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 R25 000.00 (eft) 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 Pretoria on 2024-01-22.

Attorneys for Plaintiff(s): PDR ATTORNEYS INC., Hatfield Bridge Office Park, Corner Richard & Stanza Bopape (Church) Street, Hatfield, Pretoria. Tel: 012 342 9895. Fax 012 342 9790. Ref: JJ Strauss/ms/MAT12720.

Case No: 2019/97832

IN THE HIGH COURT OF SOUTH AFRICA
(Gauteng Division, Pretoria)

**In the matter between: FirstRand Bank Limited, PLAINTIFF AND MANDLA NDLOVU, 1ST DEFENDANT,
KIZITO MPOFU, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2024-03-15, 10:00, SHERIFF ROODEPOORT, 182 PROGRESS AVENUE, LINDHAVEN, ROODEPOORT,
GAUTENG PROVINCE**

Pursuant to a judgment obtained, a sale in execution will be held, without a reserve price, by the SHERIFF ROODEPOORT on 15 MARCH 2024 at 10:00 of the following property:

A unit consisting of:-

(a) Section No. 94 as shown and more fully described on the Sectional Plan No SS59/1996, in the scheme known as DOLPHIN COVE in respect of the land and building or buildings situate at FLORIDA TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, of which section the floor area, according to the said Sectional Plan, is 51 (FIFTY 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 ST27490/05

STREET ADDRESS: SECTION NO 94 (DOOR 94) DOLPHINE COVE, CORNER HULL AND FIRST AVENUE, FLORIDA, ROODEPOORT, GAUTENG PROVINCE, SITUATED IN THE JOHANNESBURG WEST (ROODEPOORT) MAGISTERIAL DISTRICT AND CITY OF JOHANNESBURG LOCAL MUNICIPALITY

PLACE OF SALE: The sale will take place at the offices of the SHERIFF ROODEPOORT, 182 PROGRESS AVENUE, LINDHAVEN, ROODEPOORT.

IMPROVEMENTS: The property has been improved with the following, although no guarantee is given in this regard: SINGLE STOREY ASBESTOS ROOF DWELLING SITUATED IN A SECTIONAL TILTE SCHEME CONSTRUCTED OF PLASTERED AND PAINTED BRICK, CONSISTING OF A TV/LIVING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, AND A TOILET

NOTE: The property is in an average / poor condition. Some broken kitchen and bedroom cupboard doors, removed tiles around bath, worn out carpets, molds / damp in ceiling and paint work needed

Zoned for residential purposes.

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Roodepoort, 182 Progress Avenue, Lindhaven, Roodepoort, where they may be inspected during normal office hours.

Dated at Pretoria on 2024-01-30.

Attorneys for Plaintiff(s): PDR ATTORNEYS INC., Hatfield Bridge Office Park, Corner Richard & Stanza Bopape (Church) Street, Hatfield, Pretoria. Tel: 012 342 9895. Fax 012 342 9790. Ref: JJ Strauss/ms/MAT13224.

Case No: 22879/2022

351

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 JACKSON BANDA (IDENTITY NUMBER: 760115611088),
DEFENDANT**

NOTICE OF SALE IN EXECUTION

2024-03-08, 14:00, Sheriff of the High Court Brakpan at 127B Kitzinger Avenue, Brakpan

In pursuance of a judgment and warrant granted on 31 August 2023 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 8 March 2024 at 14:00 by the Sheriff of the High Court Brakpan at 127B Kitzinger Avenue, Brakpan to the highest bidder subject to a reserve price of R700 000.00:- CERTAIN: ERF 644 DALVIEW TOWNSHIP SITUATED: 84 Gerrit Maritz Avenue, Dalview, Brakpan, 1541 MAGISTERIAL DISTRICT: Ekurhuleni South East REGISTRATION DIVISION: I.R., THE PROVINCE OF GAUTENG MEASURING: 967 (NINE HUNDRED AND SIXTY SEVEN) SQUARE METRES 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: Corrugated Iron Roof; 1 x Lounge; 1 x Dining Room; 1 x Kitchen; 3 x Bedrooms; and 2 x Bathrooms. DWELLING CONSISTS OF: RESIDENTIAL HELD by the DEFENDANT, JACKSON BANDA (IDENTITY NUMBER: 760115611088), under his name under Deed of Transfer No. T16455/2018. The full conditions may be inspected at the offices of the Sheriff of the High Court Brakpan at 127B Kitzinger Avenue, Brakpan during office hours. 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 4843, FAX: 086 697 7980, E-MAIL: werasmus@lgr.co.za, REF. SR/WE/IC000466.

Dated at Pretoria on 2024-02-12.

Attorneys for Plaintiff(s): 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 INCORPORATED, BLOCK E, GLENFIELD OFFICE PARK, 361 OBERON AVENUE, FAERIE GLEN, PRETORIA, P. Tel: (012) 817- 4843. Fax 086 697 7980. Ref: S Rossouw/we/IC00466.

**Case No: D5601/2018
DOCEX 178, PRETORIA**

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 INVESTIT INVESTMENTS CC, REGISTRATION NUMBER: 2005/003739/23, 1ST DEFENDANT, AND EDWIL BRUCE JOHNSTONE JARVIS, 2ND DEFENDANT AND MICHAEL ANTHONY MITCHELL JARVIS, 3RD DEFENDANT AND MALCOLM PETER BLAKE AND KRISHNA PERUMAL, 4TH DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-11, 10:00, THE ACTING SHERIFF'S OFFICE, PORT SHEPSTONE: NO. 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE

In pursuance of the judgment granted by this Honourable Court on 22 JUNE 2023, which Order is to be read with the Order granted on 5 MAY 2022 and this Order is to be read together with the Order granted on 7 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 R1 600 000.00, by the Acting Sheriff of the High Court PORT SHEPSTONE at THE ACTING SHERIFF'S OFFICE, PORT SHEPSTONE: NO. 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE on 11 MARCH 2024 at 10h00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, PORT SHEPSTONE: ADDRESS AS ABOVE, 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.

REMAINDER OF ERF 858 RAMSGATE, REGISTRATION DIVISION E.T., PROVINCE OF KWAZULU-NATAL, IN EXTENT 6337 (SIX THOUSAND THREE HUNDRED AND THIRTY SEVEN) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T9121/2006, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF RIGHTS TO MINERALS IN FAVOUR OF THE STATE (also known as: 858 ALFORD ROAD, RAMSGATE, KWAZULU NATAL)

MAGISTERIAL DISTRICT: UGU MUNICIPALITY

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): MAIN BUILDING: SINGLE STOREY, BRICK WALLS, TILE ROOF, TILE FLOORS, ROOMS: LOUNGE AND DINING ROOM COMBINED, 3 BEDROOMS, 1 KITCHEN, 1 PANTRY, 1 LAUNDRY, SHOWER, TOILET, 1 BATHROOM AND TOILET, VERANDAH ON FIRST FLOOR AND A DOUBLE GARAGE. (Although nothing in this regard is guaranteed).

TAKE FURTHER NOTICE THAT:

1. The Sale in Execution is conducted in accordance with the Consumer Protection Act 68 of 2008, as amended, pursuant to an order granted against the Judgment Debtor/s for money owing to the Execution Creditor.

2. The auction will be conducted by the Acting Sheriff, MAB Mahlangu or her Deputy.

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

4. 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>)

5. The rules of the auction and Conditions of Sale may be inspected at the Acting Sheriff's office, No. 17A Mgazi Avenue, Umtentweni, Port Shepstone, 24 hours prior to the auction.

6. All bidders are required to present their Identity Document together with their proof of residence, not older than 3 months, for FICA compliance.

7. 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.

8. The Purchaser shall pay the Sheriff a deposit of 10 (ten) per cent of the purchase price in cash or by bank guaranteed cheque or by electronic transfer on the day of the sale.

9. 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 10 (ten) days after the sale.

10. 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 DURBAN ON 2024-02-13.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., SUITE 3, TERRACE VIEW, ASPEN PLACE, 9 RYDALL VALE OFFICE PARK, DOUGLAS SAUNDERS DRIVE, LA LUCIA RIDGE, 4051. Tel: (031) 007 0811 EXT807. Fax 086 639 6551. Ref: G10277/DBS/C JACOB/VG/VO.

**Case No: 7591/2021P
031 5369700**

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

In the matter between: ABSA BANK LIMITED, FIRST APPLICANT, ABSA HOME LOANS GUARANTEE COMPANY (RF)(PTY)LTD, SECOND APPLICANT AND FAST WORLD INDUSTRIES KZN CC, FIRST DEFENDANT, EMASPERIE NAICKER, SECOND DEFENDANT

NOTICE OF SALE IN EXECUTION

2024-03-07, 12:00, AT THE SHERIFF OFFICE, DURBAN NORTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, (MATHEWS MEYIWA), MORNINGSIDE, DURBAN

In terms of a judgment of the above Honourable Court, a sale in execution will be held on THURSDAY, 07TH day of MARCH 2024 at 12:00 at the SHERIFF'S OFFICE, DURBAN NORTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, (MATHEWS MEYIWA), MORNINGSIDE DURBAN, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder, subject to a reserve. KINDLY NOTE THAT THE AUCTION PROCESS WILL BE CONDUCTED IN THE FOLLOWING MANNER. By way of physical attendance at the SHERIFF'S OFFICE. ACTING SHERIFF DURBAN SOUTH, 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 in accordance with the Consumer Protection Act 68 of 2008 as Amended. DESCRIPTION: PORTION 91 OF ERF 316 DUIKER FONTEIN, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU NATAL. IN EXTENT 1147(ONE THOUSAND ONE HUNDRED AND FORTY SEVEN) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T5288/2019, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. PHYSICAL ADDRESS: 42 MOGUL CRESCENT, AVOCA. MAGISTERIAL DISTRICT: ETHEKWINI MAGISTERIAL DISTRICT. THE PROPERTY IS ZONED: GENERAL RESIDENTIAL. IMPROVEMENTS: DOUBLE STOREY FREE STANDING WITH BRICK WALLS, UNDER TILE ROOF CEMENT PLUS TILE FLOOR COMPRISING OF UNIT 1,2 AND 3. UNIT 1 DOWNSTAIRS - OPEN PLAN LOUNGE PLUS DINING ROOM, 1 KITCHEN, TILED FLOORS PLUS CEMENT, 2 ROOMS, 1 TOILET, 1 BATHROOM. UNIT 2 - 1 BEDROOM, 1 KITCHEN, 1 TOILET, 1 BATHROOM, TILED FLOOR. UNIT 3 - 1 BEDROOM, 1 TOILET, 1 BATHROOM, TILE FLOORS, 1 KITCHEN. UPSTAIRS - DOUBLE GARAGE, TOILET PLUS BATHROOM. OTHERS - BOUNDARY FENCED WITH WIRE MESH AND BRICK, TAR PAVING, 1 CARPORT. 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, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, (MATHEWS MEYIWA), MORNINGSIDE, DURBAN. 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 against the Defendants for money owing to the Plaintiff. 2.The Rules of the Auction and Conditions of Sale may be inspected at the Sheriff's Office, SHERIFF'S OFFICE, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, (MATHEWS MEYIWA), MORNINGSIDE, DURBAN, 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 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.c) 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.4. The auction will be conducted by the Sheriff, Allan Murugan, 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 bank guaranteed cheque 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, Sheriff's Office, Unit 1/2 Elation House, 350/352 Stamfordhill Road, (Mathews Meyiwa), Morningside, Durban.

Dated at UMHLANGA ROCKS ON 2024-01-22.

Attorneys for Plaintiff(s): JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Tel: 031 5369700. Fax 031 5369799. Ref: ROMAN REDDY/PC.

**Case No: 2336/21
031 5369700**

**IN THE HIGH COURT OF SOUTH AFRICA
(KWAZULU NATAL DIVISION, PIETERMARITZBURG)
In the matter between: ABSA BANK LIMITED, APPLICANT AND RAJHIVE SINGH, 1ST RESPONDENT,
ANUSHA SINGH, 2ND RESPONDENT
NOTICE OF SALE IN EXECUTION
2024-03-06, 10:00, AT THE SHERIFF OFFICE PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on WEDNESDAY, 06TH MARCH 2024 at 10:00 at THE SHERIFF'S OFFICE PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder with a reserve price of R600 000.00. DESCRIPTION: ERF 2531 RESERVOIR HILLS (EXTENSION NO.6) REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL, IN EXTENT 995 SQUARE METRES, HELD BY DEED OF TRANSFER NO. T3208/90 SUBJECT TO THE TERMS AND CONDITIONS AS MORE FULLY SET OUT THEREIN. PHYSICAL ADDRESS: 188 FULHAM ROAD, RESERVOIR HILLS. MAGISTERIAL DISTRICT: ETHEKWINI. ZONING: RESIDENTIAL (Nothing is guaranteed herein) IMPROVEMENTS: MAIN BUILDING: Single Storey Concrete block walls, with Clay roof and Wood windows dwelling consisting of: 1 ENTRANCE HALL, 1 LOUNGE, 1 DINING ROOM, 1 LIVING ROOM, 1 KITCHEN, 6 BEDROOMS, 2 BATHROOMS, 2 SEPARATE TOILETS. OUTBUILDING: Single Storey Concrete block walls, with Clay roof and Wood windows dwelling consisting of: 1 GARAGE, 1 STAFF QUARTERS AND 1 STAFF BATHROOM. 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 15 days prior to the date of sale at the office of the Sheriff Pinetown, 18 SUZUKA ROAD, WESTMEAD, PINETOWN. 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 Pinetown, 18 SUZUKA ROAD, WESTMEAD, PINETOWN. 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) 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, in cash, registration fee prior to the commencement of the auction in order to obtain a buyer's card. d) Registration conditions. 4. The office of the Sheriff for Pinetown will conduct the sale with auctioneers N.B. Nxumalo and/or Mrs S. Ragho. 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 the way of an electronic funds transfer 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 Pinetown, 18 Suzuka Road, Westmead, Pinetown.

Dated at UMHLANGA ROCKS ON 2024-02-07.

Attorneys for Plaintiff(s): JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Tel: 031 5369700. Fax 031 5369799. Ref: ROMAN REDDY/PC.

**Case No: D6486/2020
378 DURBAN**

**IN THE HIGH COURT OF SOUTH AFRICA
(KWAZULU-NATAL LOCAL DIVISION, DURBAN)
In the matter between: THE STANDARD BANK OF S. A. LIMITED, PLAINTIFF AND THOBELANI
SIBHEKOKUHLE SHANDU, DEFENDANT
NOTICE OF SALE IN EXECUTION
2024-03-07, 11:00, SHERIFF LOWER UMFOLOZI'S OFFICE at 37 UNION STREET, EMPANGENI**

The Property is situate at:

1. A Unit Consisting of:-

(a) Section No. 22 as shown and more fully described on Sectional Plan No. SS 78/1996 in the scheme known as WOUNDSIG in respect of the land and building or buildings situate at RICHARDS BAY in the UMHLATHUZE MUNICIPAL AREA of which section the floor area, according to the said sectional plan, is 87 (Eighty Seven) 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 NO. ST 56496/2006

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN

2. An exclusive use area described as PARKING NO. P22 measuring 11 (Eleven) square metres being as such part of the common property, comprising the land and the scheme known as WOUDSIG in respect of the land and building or buildings situate at RICHARDS BAY, in the UMHLATHUZE MUNICIPAL AREA, as shown and more fully described on Sectional Plan No. SS78/1996 held by NOTARIAL DEED OF CESSION NO. SK5139/06S
PHYSICAL ADDRESS: FLAT 22, D202 WOUDSIG, 33 VIA MAMMALIA, WILDENWEIDE, RICHARDS BAY

ZONING Special Residential (nothing guaranteed)

IMPROVEMENTS (NOT GUARANTEED)

The following information is furnished but not guaranteed: SINGLE STOREY WITH BLOCK WALLS UNDER TILED ROOF DEWLLING WITH TILED ROOFS CONSISTING OF: MAIN BUILDING: 1 X KITCHEN, 1 X DINNINGROOM, 3 X BEDROOMS, 1 X BATHROOM WITH TOILET AND SHOWER. OUT BUILDING: 1 X SINGLE GARAGE. BOUNDARY: FENCED WITH WIRE MESH. SECURITY IN AREA: MEDIUM RISK. PREPAID ELECTRICAL METRE BOX

TAKE FURTHER NOTICE THAT:-

1. The sale is a sale in execution pursuant to a judgment obtained in the above honourable Court on 15th August 2022.

2. The Rules of this auction and a full advertisement is available 24 hours before the auction and may be inspected at the office of the THE SHERIFF LOWER UMFOLOZI at 37 UNION STREET, EMPANGENI during office hours.

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

(Registration closes at 10:55 am)

(a) In accordance to 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). The list of all FICA requirements are available at the Sheriff of Lower Umfolozi's office or website: www.sheremp.co.za (under legal)

(c) Payment of a Registration deposit of R10 000.00 in cash or eft is required (eft proof of payment to be produced prior to sale)

4. The office of the Sheriff of Lower Umfolozi will conduct the sale with auctioneers Mrs Y S Martin or her representative.

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

Special Conditions of Sale available for viewing at the Sheriff's Office, 37 Union Street, Empangeni during office hours or www.sheremp.co.za (under legal). The conditions of sale may be inspected at the Sheriff's Office, 37 Union Street, Empangeni.

Dated at DURBAN ON 2023-11-30.

Attorneys for Plaintiff(s): S D MOLOI AND ASSOCIATES INC., 39 ST THOMAS ROAD, BEREA, MUSGRAVE, DURBAN. Tel: (031) 3012812. Fax 0865779806. Ref: 0014-18.

Case No: D5012/2020

IN THE HIGH COURT OF SOUTH AFRICA
(KWAZULU- NATAL LOCAL DIVISION: DURBAN)

In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration No: 2006/021576/07), Execution Creditor/Plaintiff AND GOODENOUGH SIYABONGA MTHETHWA (Identity Number: 851119 5401 083) Execution Debtor/Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-07, 11:00, SHERIFF LOWER UMFOLOZI at 37 UNION STREET, EMPANGENI

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 30th of JUNE 2022 and respectively in terms of which the following property will be sold in execution on 07 March 2024 at 11H00 by the SHERIFF LOWER UMFOLOZI at 37 UNION STREET, EMPANGENI to the highest bidder with reserve R1 400 000.00 ERF 8155 RICHARDS BAY (EXTENSION NUMBER 26), REGISTRATION DIVISION GV, PROVINCE OF KWAZULU NATAL, IN EXTENT 1073 (ONE THOUSAND SEVENTY-THREE) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T10012/2018 SUBJECT TO THE CONDITIONS CONTAINED THEREIN ("the Property") SITUATED AT: 10 LOERIE AVENUE, BIRDSWOOD, RICHARDS BAY ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: KITCHEN, DINIGROOM, LOUNGE, 4XBEDROOMS, 1 ENSUITE, 1 BATHROOM, SHOWER, TOILET. OUTBUILDING: DOUBLE GARAGE (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 LOWER UMFOLOZI. The office of the SHERIFF LOWER UMFOLOZI 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 or EFT. 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 LOWER UMFOLOZI at 37 UNION STREET, EMPANGENI.

Dated at SANDTON ON 2024-01-29.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Fax —. Ref: J BOTHA/FF/THE1797/0020.

**Case No: 42986/2021
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 HLATSHWAYO BUSSISIWE CHARMAINE, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2024-03-07, 10:00, SHERIFF OF THE HIGH COURT PRETORIA SOUTH WEST at AZANIA BUILDING, corner
ISCOR AVENUE & IRON TERRACE, WEST PARK**

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, subject to conditions of sale, with a reserve of R630 000.00, by THE SHERIFF OF THE HIGH PRETORIA SOUTH WEST at AZANIA BUILDING, corner ISCOR AVENUE & IRON TERRACE WEST PARK on 7 MARCH 2024 at 10h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT PRETORIA SOUTH WEST at AZANIA BUILDING, corner ISCOR AVENUE & IRON TERRACE, WEST PARK 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: ERF 3523 DANVILLE EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION: JR, PROVINCE OF GAUTENG LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY MEASURING: 308 (THREE HUNDRED AND EIGHT) SQUARE METERS. HELD UNDER DEED OF TRANSFER NUMBER: T038834/2019 PROPERTY ZONED: RESIDENTIAL ALSO KNOWN AS: ERF 3523 DANVILLE EXTENSION 8 AKA 64 MARIA FEDOROVA DRIVE, DANVILLE EXTENSION 8, PRETORIA. IMPROVEMENTS: HOUSE CONSISTING OF: TILE ROOF AND BRICK WALLS. LOUNGE, 2 BEDROOMS, KITCHEN, BATHROOM, TOILET, GARAGE, CARPORT. BRICK FENCE. 1 X OUTSIDE BUILDING: 1 BEDROOM WITH BATHROOM, 2ND BEDROOM. (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.

Dated at —.

Attorneys for Plaintiff(s): 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. Fax —. Ref: GROENEWALD/LL/GN3271.

Case No: 3100/2019

IN THE HIGH COURT OF SOUTH AFRICA
[MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT)]

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Reg nr: 1962/000738/06),
Plaintiff and OUPA ABRAM MLAMBO (ID NO: 710804 5426 081), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-06, 10:00, Sheriff Witbank Plot 31, Zeekoewater, corner Gordon and Francois Streets, Witbank

IN PURSUANCE OF an Order granted in favour of the Plaintiff on 16 November 2020, in terms of which the immovable property has been declared specially executable, the above Honourable Court issued a Warrant of execution which was executed by the Sheriff. As a result thereof, the undermentioned property will be put up for auction by the Sheriff Witbank at their offices situated at Plot 31, Zeekoewater, corner Gordon and Francois Streets, Witbank on 06 MARCH 2024 at 10:00, which is more fully described as: ERF 1712 DUVHAPARK EXTENSION 1 TOWNSHIP REGISTRATION DIVISION J.S. MPUMALANGA PROVINCE MEASURING: 330 (THREE THREE

ZERO) SQUARE METRES HELD BY DEED OF TRANSFER T10828/2012 SUBJECT TO THE CONDITIONS THEREIN CONTAINED ALSO KNOWN AS: STAND 1712 DUVHA PARK, EXT 8 Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. IMPROVEMENTS: 1x lounge, 1x kitchen, 3x bedrooms, 2x bathrooms 1. The property is the immovable property of the Defendants which is located in Magisterial District of Emalahleni. 2. A reserve price for the sale in execution of the immovable property is set at R450 000.00 3. All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R10 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card. 4. 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. 5. 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/her attorneys, and shall be furnished to the Sheriff with days after the sale. 6. 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 of condition. 7. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent. 8. Rules of the auction and conditions of sale may be inspected at the Sheriff's Office, Sheriff Witbank at their offices situated at Plot 31, Zeekoewater, corner Gordon and Francois Streets, Witbank 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.

Dated at PRETORIA ON 2024-01-17.

Attorneys for Plaintiff(s): 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: B OOSTHUIZEN/PR3854.

Case No: 816/2021

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REG. NO. 1962/000738/06),
PLAINTIFF AND EDITH BUCKLAND (ID NO: 681107 0494 087), DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

2024-03-08, 10:00, Sheriff Roodepoort South situated at 10 Liebenberg Street, Roodepoort

Notice is hereby given, in accordance with the Regulations of The Consumer Protection Act 68 of 2008 that: IN PURSUANCE OF a Court order granted on 25 AUGUST 2022 in terms of which the immovable property has been declared specially executable, the above Honourable Court issued a Warrant of execution which was executed by the Sheriff. As a result thereof, the undermentioned property will be put up for auction by the Sheriff Roodepoort South at their offices situated at 10 Liebenberg Street, Roodepoort on 08 MARCH 2024 at 10H00, which is more fully described as: ERF 289 GOUDRAND EXTNSION 3 TOWNSHIP REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG MEASURING 256 (TWO HUNDRED AND FIFTY-SIX) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T052304/2007 SUBJECT TO THE CONDITIONS THEREIN CONTAINED (STREET ADDRESS: 24 ROUGH STREET, GOUDRAND ROODEPOORT). Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. IMPROVEMENTS: MAIN BUILDING: Single Storey Free standing 1x Lounge 1x Kitchen 2x Bedrooms 1x Bathroom 1x Toilet TYPE SITE IMPROVEMENTS: Walls: Bricks Roof: Tiles Floors: Tiles Boundary: Fenced 1. The property is the immovable property of the Defendant which is located in the Magisterial District of Johannesburg West. 2. A reserve price for the sale in execution of the immovable property is set at R385 808.44. 3. All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R50 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card. 4. 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. 5. 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/her attorneys, and shall be furnished to the Sheriff with days after the sale. 6. 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 of condition. 7. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent. 8. Rules of the auction and conditions of sale may be inspected at the Sheriff's Office, Sheriff Roodepoort South, 10 Liebenberg Street, Roodepoort, 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.

Dated at PRETORIA ON 2024-01-19.

Attorneys for Plaintiff(s): 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/PN5830.

Case No: 30283/2021

IN THE HIGH COURT OF SOUTH AFRICA
(GAUTENG LOCAL DIVISION, JOHANNESBURG)**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration number: 2006/021576/07) Applicant and ODINAKA INNOCENT ECHEFU (Identity Number: 700101 5508 09 7) Respondent****NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY
2024-03-06, 14:00, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court against the Defendant on 20th of JUNE 2023 in terms of which the following property will be sold in execution on 06th MARCH 2024 at 14h00 by the JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON to the highest bidder with reserve of R1 000 000.00: ERF 319 ROSEACRE EXTENSION 7 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, MEASURING 694 (SIX HUNDRED AND NINETY FOUR) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T33590/2019 SUBJECT TO THE CONDITIONS THEREIN CONTAINED ("the Property") Also known as: 34 ERDMAN ROAD, ROSEACRE EXTENSION 7, JOHANNESBURG ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 3XBEDROOMS, 1XBATHROOM, TOILET, 1XLOUNGE, KITCHEN, DINING ROOM. (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 JOHANNESBURG EAST. The office of the Sheriff for JOHANNESBURG EAST 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 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. 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, JOHANNESBURG EAST at 61 VAN REBEECK STREET, ALBERTON.

Dated at SANDTON ON 2024-01-29.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Fax —. Ref: J Botha/THE1797/0294.

PAUC**PUBLIC AUCTIONS, SALES AND TENDERS
OPENBARE VEILINGS, VERKOPE EN TENDERS****VENDOR AUCTIONEERS
S & K CORPORATION****(Master's Reference: T455/2023)**

ONLINE LIQUIDATION AUCTION OF MOVABLE ASSETS

2024-02-28, 10:00, ONLINE AUCTION: www.venditoronline.co.za

ONLINE AUCTION OF SHOP FITTINGS AND OTHE MOVABLE ASSETS

TERMS:

R5 000.00 refundable registration fee payable. Refer to our website for more information.
www.venditoronline.co.za

MONIQUE SMIT, 199 GORDON ROAD, QUEENSWOOD. Tel: 0124038360. Fax: 0124038360. Web:
www.venditor.co.za. Email: monique@venditor.co.za. Ref: L5300

**VENDOR AUCTIONEERS
P.G. KESWA****(Master's Reference: T1559/2022)**

ONLINE LIQUIDATION AUCTION OF HOUSEHOLD FURNITURE

2024-02-28, 10:00, ONLINE AUCTION: www.venditoronline.co.za

ONLINE AUCTION OF HOUSEHOLD FURNITURE

TERMS:

R5 000.00 refundable registration fee payable. Refer to our website for more information.
www.venditoronline.co.za

MONIQUE SMIT, 199 GORDON ROAD, QUEENSWOOD. Tel: 0124038360. Fax: 0124038360. Web:
www.venditor.co.za. Email: monique@venditor.co.za. Ref: L5297.

**Park Village Auctions
Mmaworma Property Developments CC (in liquidation)
(Master's Reference: G736/2023)****AUCTION NOTICE****2024-02-28, 11:00, Unit no 474 SS The West End, 137 9th Road, Erand Gardens, Carlswald, Midrand (unit measuring 49 square metres)**

Spacious 1 bedroom ground floor unit with undercover carport.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.
Buyer's commission payable. R20 000.00 refundable registration deposit payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax:
011-789-4369. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

**Park Village Auctions
Mmaworma Property Developments CC (in liquidation)
(Master's Reference: G736/2023)**

AUCTION NOTICE

2024-02-28, 11:00, Unit no 474 SS The West End, 137 9th Road, Erand Gardens, Carlswald, Midrand (unit measuring 49 square metres)

Spacious 1 bedroom ground floor unit with undercover carport.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable. R20 000.00 refundable registration deposit payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax: 011-789-4369. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

**Park Village Auctions
Salt and Pepper Consulting CC (in liquidation)
(Master's Reference: G700/2023)**

Webcast Auction Notice

2024-02-29, 11:00, Unit 526, SS Pearls of Umhlanga, 6 Lagoon Drive, Umhlanga Rocks, Kwazulu-Natal (unit measuring 89 square metres)

The unit is situated on the upper ground level in Pearl Dawn Tower and comprises an open plan lounge, dining room and kitchen, 2 bedrooms, 1 bathroom and 2 undercover parking bays.

R50 000.00 refundable registration deposit payable.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable.

Linda, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 079-177-8011. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

**Park Village Auctions
Salt and Pepper Consulting CC (in liquidation)
(Master's Reference: G700/2023)**

Webcast Auction Notice

2024-02-29, 11:00, Unit 526, SS Pearls of Umhlanga, 6 Lagoon Drive, Umhlanga Rocks, Kwazulu-Natal (unit measuring 89 square metres)

The unit is situated on the upper ground level in Pearl Dawn Tower and comprises an open plan lounge, dining room and kitchen, 2 bedrooms, 1 bathroom and 2 undercover parking bays.

R50 000.00 refundable registration deposit payable.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable.

Linda, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 079-177-8011. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

Elite Auctions

LIQUIDATION: TURNKEY MEDIA SOLUTIONS PTY LTD G973/2023 & FEEDMI (PTY) LIMITED G00911/2023
(Master's Reference: TBA)

LIVE WAREHOUSE AUCTION

**2024-02-17, 09:00, UNIT D3 SUMMER PARK INDUSTRIALS, SITUATED AT 1 WINDSOR ROAD,
KRUGERSDORP**

Various Movable Assets, Catering equipment, Sound systems, Audio cabling & equipment, Brand new furniture, Brand new & used appliances (washing machines, refrigerators, dishwashers etc.), Brand new & used electronics (TV's, Sound Systems, Computers, etc.), Office furniture, Printers new & used, Used furniture, Vehicle/s & many more. R2 000.00 Refundable Registration Deposit. 10% Deposit on fall of the hammer. Reserve Price Applicable. Subject to Rules of Auction & Conditions of Sale. www.eliteauctions.co.za

Henco de Kock, 1 Windsor Road, Luipaardsvlei, Krugersdorp, 1739. Tel: 011 568 8484. Web: www.eliteauctions.co.za. Email: info@eliteauctions.co.za. Ref: 17 FEBRUARY 2024 LIVE WAREHOUSE AUCTION.

Asset Auctions (Pty) Ltd

Early Moon Trading 375 CC (In Liquidation)

(Master's Reference: G954/2023)

Live Webcast Auction - online.assetauctions.co.za.

2024-02-27, 11:00, 16 Martial Eagle Avenue, Eagle Trace Estate, Fourways Ext 37

Acting on instructions from the Joint Liquidators, in the matter of Early Moon Trading 375 CC (In Liquidation) MRN G954/2023, we will sell by way of public auction the following

Vacant stand in Eagle Trace Estate Fourways Ext 37 | Erf Size ± 662SQM | Established closed off estate with 24-hour security close to Dainfern Golf and Residential Estate

Viewing: By appointment with the Auctioneer | online.assetauctions.co.za | 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

Pieter Rushmer, 82 Graniet Rd, Valley Settlements. Tel: 0114524191. Fax: 0866966612. Web: www.assetauctions.co.za. Email: pieter@assetauctions.co.za. Ref: 2965.

Park Village Auctions

Salt and Pepper Consulting CC (in liquidation)

(Master's Reference: G700/2023)

Webcast Auction Notice

2024-02-29, 11:00, Unit 526, SS Pearls of Umhlanga, 6 Lagoon Drive, Umhlanga Rocks, Kwazulu-Natal
(unit measuring 89 square metres)

The unit is situated on the upper ground level in Pearl Dawn Tower and comprises an open plan lounge, dining room and kitchen, 2 bedrooms, 1 bathroom and 2 undercover parking bays.

R50 000.00 refundable registration deposit payable.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable.

Linda, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 079-177-8011. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

**Park Village Auctions
Mmaworma Property Developments CC (in liquidation)
(Master's Reference: G736/2023)**

AUCTION NOTICE

2024-02-28, 11:00, Unit no 474 SS The West End, 137 9th Road, Erand Gardens, Carlswald, Midrand (unit measuring 49 square metres)

Spacious 1 bedroom ground floor unit with undercover carport.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable. R20 000.00 refundable registration deposit payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax: 011-789-4369. Web: www.parkvillage.co.za. Email: auctions@parkvillage.co.za. Ref: -

Van's Auctioneers

Usizo Technical Services CC (In Liquidation), Registration number: 2002/067532/23

(Master's Reference: G100/2023)

LOCATION, LOCATION!! FIX ME UPPER PROPERTY ON LARGE STAND IN NORTHCLIFF EXTENSION 12, JOHANNESBURG

2024-02-28, 12:00, ONLINE BIDDING: 12:00, 28-29 FEBRUARY 2024. BID AND REGISTER: www.vansauctions.co.za. AUCTION OF: 7 STUART PLACE, NORTHCLIFF EXTENSION 12, RANDBURG

Extent: ± 2 599m²

Improvements: (600m²) A fix me upper!!

Family room/dining area/kitchen/sitting room - open plan layout

Pantry

Entertainment room opening to pool area

Guest toilet

4 bedrooms

3 bathrooms (2 en suite)

Outdoor patio seating area with pool

2 double garages

Outside storage room/ workers room situated under a double garage

Auctioneer's note:

This residential property is well located in the established Northcliff area, bordering and overlooking the Albert's farm conservancy area.

R75,000 registration fee, 10% deposit plus commission plus Vat.

Bidders to register & supply proof of identity and residence.

Regulations to Consumer Protection Act: www.vansauctions.co.za

Rules of Auction to be viewed at 36 Gembok Street, Koedoespoort Industrial, Pretoria.

Tel 086 111 8267 | Auctioneer: Anton Shand

Mariska, 36 Gembok Street, Koedoespoort Industrial, Pretoria. Tel: 086 111 8267. Fax: 086 112 8267. Web: www.vansauctions.co.za. Email: mariska@vansauctions.co.za. Ref: Mariska

Omniland Auctioneers (Pty) Ltd

Estate Late: Elsie Mavis Sindane

(Master's Reference: 34560/2022)

AUCTION NOTICE

2024-02-28, 11:00, 285 Mpilo Street, Esangweni, Tembisa.

Stand 285 Esangweni: 265m² Lounge, Kitchen, 2x Bedrooms, Outside Toilet and 6x Outside Rooms. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit with fall of the hammer. Ratification within 21days. Guarantees within 30days. Instructor Executor Estate late EM Sindane M/ref: 34560/2022

Roderick Roets, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978. Web: www.omniland.co.za. Email: theo@omniland.co.za. Ref: -

Omniland Auctioneers (Pty) Ltd
Estate Late: Mirriam De Villiers
(Master's Reference: 003351/2010)
AUCTION NOTICE

2024-02-29, 11:00, 52 Nagel Street, Westenbrug, Polokwane.

Stand 144 Westenbrug: 338m² Lounge, Kitchen, dining room, 3x Bedrooms and 2x Bathrooms, 3x cottages with kitchenette, bedroom and bathroom. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit with fall of the hammer. Ratification within 21days. Guarantees within 30days. Instructor Executor Estate late M De Villiers M/ref: 003351/2010

Roderick Roets, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978.
Web: www.omniland.co.za. Email: theo@omniland.co.za. Ref: -

Omniland Auctioneers (Pty) Ltd
Estate Late: Mirriam De Villiers
(Master's Reference: 003351/2010)
AUCTION NOTICE

2024-02-29, 11:00, 52 Nagel Street, Westenbrug, Polokwane.

Stand 144 Westenbrug: 338m² Lounge, Kitchen, dining room, 3x Bedrooms and 2x Bathrooms, 3x cottages with kitchenette, bedroom and bathroom. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit with fall of the hammer. Ratification within 21days. Guarantees within 30days. Instructor Executor Estate late M De Villiers M/ref: 003351/2010

Roderick Roets, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978.
Web: www.omniland.co.za. Email: theo@omniland.co.za. Ref: -

Omniland Auctioneers (Pty) Ltd
Estate Late: Basimanko Simon Seleka
(Master's Reference: 016141/2023)
AUCTION NOTICE

2024-02-27, 11:00, 25618 Tshwiri Street, Meadowlands West, Soweto.

Stand 25618, Meadowlands: 252m² Lounge, Kitchen, dining room, 3x Bedrooms and 2x Bathrooms. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit with fall of the hammer. Ratification within 21days. Guarantees within 30days. Instructor Executor Estate late BS Seleka M/ref: 016141/2023

Roderick Roets, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978.
Web: www.omniland.co.za. Email: theo@omniland.co.za. Ref: -

BARCO Auctioneers
CHAPLIN'S GRILL CC
(Master's Reference: G611/2023)
Liquidation AUCTION Notification

2024-02-21, 11:00, 12 Johan Road Cnr 1 Deyssel, Honeydew, Roodepoort, Johannesburg.

Duly instructed by the Liquidator (Kaap Vaal Trust) in the matter of Chaplin's Grill CC with MRN: G611/2023, Company Registration: 2003/087799/23, we will sell the asset by way of public Auction.

Wesley Barnard, 12 Johan Road Cnr 1 Deyssel Road, Honeydew Tel: 010 125 0322. Web: www.barcoauctioneers.co.za. Email: info@barcoauctioneers.co.za. Ref: -

Printed by and obtainable from the Government Printer, Bosman Street, Private Bag X85, Pretoria, 0001
Contact Centre Tel: 012-748 6200. eMail: info.egazette@gpw.gov.za
Publications: Tel: (012) 748 6053, 748 6061, 748 6065