



# Government Gazette Staatskoerant

REPUBLIC OF SOUTH AFRICA  
REPUBLIEK VAN SUID AFRIKA

Vol. 681

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2022

No. 46023

PART 1 OF 2

**B**

## LEGAL NOTICES WETLIKE KENNISGEWINGS

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

N.B. The Government Printing Works will  
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**IMPORTANT NOTICE:**

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

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government  
printing

Department:  
Government Printing Works  
REPUBLIC OF SOUTH AFRICA

## HIGH ALERT: SCAM WARNING!!!

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

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

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

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

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

Example of e-mails these fraudsters are using:

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

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

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

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

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

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

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

## Fake Tenders

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

### How tender scams work

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

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

OR

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

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

Protect yourself from being scammed

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

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

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

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

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

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

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

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

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

**COMMENCEMENT: 1 APRIL 2018**

(LEGAL NOTICES FROM SOURCES OTHER THAN GOVERNMENT DEPARTMENTS)

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

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

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

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

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

### CLOSING TIMES FOR ACCEPTANCE OF NOTICES

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

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

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

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

### GOVERNMENT PRINTING WORKS - BUSINESS RULES

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

### EXTRAORDINARY GAZETTES

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

### NOTICE SUBMISSION PROCESS

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



### GOVERNMENT PRINTING WORKS - BUSINESS RULES

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

### QUOTATIONS

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

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

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

**CANCELLATIONS**

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

**AMENDMENTS TO NOTICES**

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

**REJECTIONS**

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

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

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

**GOVERNMENT PRINTER INDEMNIFIED AGAINST LIABILITY**

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

**LIABILITY OF ADVERTISER**

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

**CUSTOMER INQUIRIES**

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

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

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

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

## GOVERNMENT PRINTING WORKS - BUSINESS RULES

### PAYMENT OF COST

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

### PROOF OF PUBLICATION

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

## GOVERNMENT PRINTING WORKS CONTACT INFORMATION

#### Physical Address:

**Government Printing Works**  
149 Bosman Street  
Pretoria

#### Postal Address:

Private Bag X85  
Pretoria  
0001

#### GPW Banking Details:

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

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

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

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

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

**Tel:** 012-748 6200

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

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

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

**Fax:** 012-323-9574

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

ESGV

## SALES IN EXECUTION • GEREGTELIKE VERKOPE

Saak No: 9228/2020

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

In die saak tussen: **FIRSTRAND BANK BEPERK (Eiser), en VERNON EDWARD WILLIAMS (Verweerder)**  
EKSEKUSIEVEILING

**2021-03-28, 09:00, by die perseel te Tweedelaan 23, Darling**

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 21 Julie 2021, sal die ondervermelde onroerende eiendom op MAANDAG, 28 MAART 2022 om 09:00 by die perseel te Tweedelaan 23, Darling in ekskusie verkoop word aan die hoogste bieder sonder reserwe, onderhewig aan die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 1922 Darling, in die Sartland Munisipaliteit, Afdeling Malmesbury, Wes-Kaap Provinsie geleë Tweedelaan 23, Darling; groot 586 vierkante meter; gehou kragtens Transportakte nr T34280/2008. Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met 1 familiekamer, 1 kombuis, 3 slaapkamers, 1 badkamer, 1 stort, 2 motorhuise. Betaalvoorwaardes: Tien persent (10%) van die koopprys moet onmiddellik na die veiling tesame met die balju se kommissie betaal word. Die balanskoopprys is betaalbaar teen oordrag en moet verseker word deur 'n bankwaarborg wat binne 21 dae na die verkoping vir goedkeuring aan Eiser se prokureurs voorgelê moet word. Verkoopvoorwaardes: Die volledige verkoopvoorwaardes lê ter insae by die kantoor van die balju vir die Hooggeregshof, Malmesbury (verw. M S Basson; tel. 022 482 3090).

Gedateer te: TYGERVALLEI, 2022-01-14.

FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei, Tel. (021) 929 2600, Faks. (021) 914 6600, Verw. JF/MH/F935.

Case No: 3902/2016  
DOCEX 178, PRETORIA

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

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

NOTICE OF SALE IN EXECUTION

**2022-03-30, 10:00, THE SHERIFF'S OFFICE, PARYS: PHILSONIA FLAT NO. 4, 65 BREE STREET, PARYS**

In pursuance of a judgment granted by this Honourable Court on 28 MARCH 2019, 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 PARYS, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PARYS: 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 1604 PARYS (EXTENSION 15), DISTRICT PARYS, PROVINCE FREE STATE, IN EXTENT: 1151 (ONE THOUSAND ONE HUNDRED AND FIFTY ONE) SQUARE METRES, HELD BY DEED OF TRANSFER T13204/2010. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 6 JAN FISKAAL STREET, PARYS, FREE STATE)

MAGISTERIAL DISTRICT: NGWATHE

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, LIVING ROOM, KITCHEN, SCULLERY, 3 BEDROOMS, 2 BATHROOMS & OUTBUILDING: 2 GARAGES, STORE ROOM, TOILET & OTHER FACILITY: CARPORT

TAKE FURTHER NOTICE THAT:

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 Judgment Debtor for money owing to the Execution Creditor.

2. The auction will be conducted by the Sheriff: Susan Gouws, or her Deputy Sheriff: Wessel Gouws, or her Deputy Sheriff: Colet Barnard.

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 Sheriff's Office, Philsonia Flat No. 4, 65 Bree Street, Parys, 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.
7. 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.
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 21 (twenty one) days after the sale.
10. 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.
11. 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: PRETORIA, 2022-01-11.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S8978/DBS/N FOORD/CEM.

Case No: 1050/2020  
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IN THE HIGH COURT OF SOUTH AFRICA  
(EASTERN CAPE LOCAL DIVISION, PORT ELIZABETH)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and LORRAINE SYBIL BROADHURST -  
DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 14H00, 2 Cotton House Building, corner of Albany Road and Govan Mbeki Avenue, Central, Port Elizabeth**

In pursuance of a Judgment of the above Honourable Court and a Writ of Attachment, the following property will be sold in execution, by Public Auction, subject to a reserve price of R1 950 000.00, to the highest bidder on Friday, 25 March 2022 at 14h00 at the Office of the Sheriff of the High Court of South Africa Port Elizabeth South, 2 Cotton House Building, corner of Albany Road and Govan Mbeki Avenue, Central, Port Elizabeth.

ERF 1387 WALMER IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY DIVISION OF PORT ELIZABETH PROVINCE OF THE EASTERN CAPE, IN EXTENT 1505 SQUARE METRES AND SITUATED IN THE PORT ELIZABETH MAGISTERIAL DISTRICT AT 140 FORDYCE ROAD, WALMER, PORT ELIZABETH

Held under Deed of Transfer No. T75119/2005

The Conditions of Sale will be read prior to the sale and may be inspected at the Office of the Sheriff of the High Court of South Africa Port Elizabeth South, 2 Cotton House Building, corner of Albany Road and Govan Mbeki Avenue, Central, Port Elizabeth.

Further details can be obtained from the offices of the Plaintiff's attorneys at Ascot Office Park, Building No. 7, First Floor, Conyngham Road, Greenacres, Port Elizabeth, telephone 041 373 0664.

Terms: Deposit of 10% and Sheriff's charges at 6% on the proceeds of the sale which shall be paid by the purchaser up to a price of R100 000.00, 3.5% on R100 001.00 to R400 000.00 and 1.5% on the balance of the proceeds of the sale up to a maximum of R40 000.00 subject to a minimum of R3000.00 plus VAT on Sheriff's charges on the date of sale, the balance against the transfer to be secured by a bank guarantee, to be approved of by the Plaintiff's attorneys, to be furnished to the Sheriff within 21 days from the date of the sale.

The following improvements on the property are reported, but in this regard nothing is guaranteed:

Main dwelling with entrance hall, lounge, family room, dining room, study, kitchen, 3 bedrooms, bathroom, shower, 2 w/cs, out garage, carport and laundry. Granny flat with lounge, kitchen, 2 bedrooms, bathroom, shower and w/c. Second granny flat with lounge, kitchen, bedroom, shower and w/c. Zoned Residential.

Dated at: Port Elizabeth, 2022-01-19.

Minde Schapiro & Smith, Ascot Office Park, Building No. 7, First Floor, Conyngham Road, Greenacres, Port Elizabeth, Tel. 041-3730664, Ref. jrubin@mindes.co.za.

**Case No: 3873/2019  
DOCEX 178, PRETORIA**

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

**In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, and ABSA BANK LIMITED, Plaintiffs, and CHARLES THEODORE DUVENAGE, and JOHANNA MAGDALENA DUVENAGE, Defendants**

**NOTICE OF SALE IN EXECUTION**

**2022-03-30, 10:00, THE SHERIFF'S OFFICE, BELA-BELA: 78 BECKETT STREET, BELA-BELA**

In pursuance of a judgment granted by this Honourable Court on 23 JUNE 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 R2 200 000.00, by the Sheriff of the High Court BELA-BELA, to the highest bidder.

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

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

EMAINING EXTENT OF PORTION 169 (A PORTION OF PORTION 1) OF THE FARM NOODHULP 492, REGISTRATION DIVISION K.R., LIMPOPO PROVINCE, IN EXTENT 21,4136 (TWENTY ONE COMMA FOUR ONE THREE SIX) HECTARES, HELD BY DEED OF TRANSFER T63375/2016PTA, SUBJECT TO THE CONDITIONS AS CONTAINED IN THE AFOREMENTIONED DEED OF TRANSFER

(also known as: PLOT 169 (RE), FARM NOODHULP 492 - KR, OFF (R516), BELA-BELA, LIMPOPO)

MAGISTERIAL DISTRICT: BELA-BELA

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, FAMILY ROOM/TV ROOM, DINING ROOM, STUDY, 2 BATHROOMS, 3 BEDROOMS, KITCHEN & OUTBUILDING: 2 GARAGES, CARPORT FOR 4 VEHICLES, STORE ROOM & OTHER FACILITIES: EXTERNAL DERAPIRED BUILDING - 5 ROOMS (UNDER CONSTRUCTION), 3 JOJO'S, EXTERNAL GARAGE, EXTERNAL STRUCTURE FOR ANIMAL FEED.

Dated at: PRETORIA, 2022-01-18.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. U21960/DBS/N FOORD/CEM.



Case No: 24466/2020  
DOCEX 178, PRETORIA

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff, and RAYMOND WILLIAM GRIFFIN N.O. duly appointed EXECUTOR in the ESTATE OF THE LATE LILY MARIE GRIFFIN in terms of Section 13 and 14 of the Administration of Estates Act, No. 66 of 1965 (as amended) AND RAYMOND WILLIAM GRIFFIN, I.D.: 491020 5036 08 6, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 10:00, THE SHERIFF'S OFFICE, VEREENIGING: 91 GENERAL HERTZOG ROAD, THREE RIVERS, VEREENIGING**

In pursuance of a judgment granted by this Honourable Court on 16 MARCH 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R715 927.74, by the Sheriff of the High Court VEREENIGING, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, VEREENIGING: 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 1454 THREE RIVERS EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.Q., GAUTENG PROVINCE, IN EXTENT: 2 151 (TWO THOUSAND ONE HUNDRED AND FIFTY ONE) SQUARE METRES, HELD BY DEED OF TRANSFER T79857/2001. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 20 ALMOND STREET, THREE RIVERS EXTENSION 2, VEREENIGING, GAUTENG)

MAGISTERIAL DISTRICT: EMFULENI

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 4 BEDROOMS, 2 BATHROOMS, SEPARATE TOILET, OPEN PATIO & OUTBUILDING: 2 GARAGES & COTTAGE/FLAT: KITCHEN, BEDROOM, BATHROOM & OTHER FACILITIES: BOREHOLE, ELECTRONIC GATE, ALARM SYSTEM, AUTOMATIC GARAGE DOORS.

Dated at: PRETORIA, 2022-01-19.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S12610/DBS/N FOORD/CEM.

Case No: 47675/2020  
DOCEX 178, PRETORIA

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

**In the matter between: ABSA BANK LIMITED, Plaintiff, and LINDIWE MANDINGAISA SADZA, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 11:00, THE ACTING SHERIFF'S OFFICE, RANDBURG SOUTH WEST: 44 SILVER PINE AVENUE, MORET, RANDBURG**

In pursuance of a judgment granted by this Honourable Court on 26 AUGUST 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R1 800 000.00, by the Acting Sheriff of the High Court RANDBURG SOUTH WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, RANDBURG SOUTH WEST: 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 708 HURLINGHAM EXTENSION 5 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 821 (EIGHT HUNDRED AND TWENTY ONE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T122990/2000, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF RIGHTS TO MINERALS

(also known as: 64 WOODLANDS AVENUE, HURLINGHAM EXTENSION 5, GAUTENG)

MAGISTERIAL DISTRICT: JOHANNESBURG NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

LOUNGE, TV ROOM, KITCHEN, 4 BEDROOMS, 3 BATHROOMS, VERANDA, LAUNDRY, STORE ROOM, CARPORT, DOUBLE GARAGE AND SPLASH POOL

TAKE FURTHER NOTICE THAT:

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 Judgment Debtor for money owing to the Execution Creditor.
2. The auction will be conducted by the Acting Sheriff, Ms. M.L. Lephadi, or her deputies.
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, 44 Silver Pine Avenue, Moret, Randburg, 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.
7. All bidders are required to pay R10 000.00 (refundable) registration deposit by EFT 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 21 (twenty one) days after the sale.
10. 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.
11. 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: PRETORIA, 2022-01-18.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. U20046/DBS/N FOORD/CEM.

**Case No: 2021/21169**

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

**In the matter between: FIRST NATIONAL BANK, Plaintiff, and MAGOME, MPHO GIFT M MAGOME INC. (REG NO: 2016/197178/21), Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-22, 10:00, 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK**

This is a Sale in Execution conducted in accordance to the Consumer Protection Act 88 of 2008 (as amended), in pursuant of a judgment obtained in the above Honourable Court dated the 19 JULY 2021 as against the Second Respondent in terms of which the following property will be sold in execution on the 22nd day of MARCH 2022 at 10:00 by the Sheriff of Johannesburg West at 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK to the highest bidder without reserve.

CERTAIN PROPERTY :- ERF 996 MONDEOR TOWNSHIP

REGISTRATION DIVISION, I.R.,

THE PROVINCE OF GAUTENG

SITUATE AT:- 174 COLUMBINE AVENUE, MONDEOR

MEASURING:- 1041 (ONE THOUSAND AND FORTY ONE) SQUARE METRES

HELD by the Second Respondent under Deed of Transfer No.: T37129/2019

ZONING: Residential

IMPROVEMENTS:

The following information is furnished but not guaranteed: -

MAIN DWELLING

SINGLE STORY

ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, BEDROOMS X3, BATHROOMS X1, WC X2, CARPORTS X1, NURSERY HOUSE X1, WC X1.

ROOF TYPE: TILE

WALL TYPE: BRICK / FACE BRICK

INTERIOR FLOOR FINISHING: TILE / TIMBER

SECOND DWELLING

SINGLE STORY

LOUNGE, KITCHEN, BEDROOMS X1, BATHROOMS X1, WC X1.

ROOF TYPE: TILE

WALL TYPE: BRICK / FACE BRICK

INTERIOR FLOOR FINISHING: TILE / TIMBER

The purchaser shall in addition to the Sheriff's commission, which is 6% (Six Percent) on the proceeds of the sale up to a price of R100,000.00 (One Hundred Thousand Rand) and thereafter 3.5% (three point five percent) on R100,001.00 to R400,000.00 and 1.5% on the balance of the proceed of the sale, subject to a maximum commission of R40 000.00, plus VAT, 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), pay a deposit of 10% (Ten Percent) of the purchase price in cash or bank guaranteed cheque or EFT into the Sheriff's Trust Account immediately upon closing of the bid. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or its attorney, and shall be furnished to the sheriff within 21 (twenty one) days after the date of sale or after the date of confirmation of the sale by the court.

The Rules of this auction are available 24 hours before the auction at the office of the SHERIFF JOHANNESBURG WEST at 139 BAYERS NAUDE DRIVE FRANKLIN ROOSEVELDT PARK

The Auction will be conducted by the Sheriff Johannesburg West, or his deputy. 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. 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 R30 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card.

D) Registration for auctions is open on the day before from 09:30 to 1PM and closes at 09:30 on the day of the auction.

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 as per the conditions of sale.

Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent at the rate of 1% of the purchase price per month or part thereof.

DATED at JOHANNESBURG on this the      day of JANUARY 2022.

Dated at: JOHANNESBURG, 2022-01-24.

JAY MOTHOBHI INCORPORATED, 9 ARNOLD ROAD, ROSEBANK, 2196, Tel. 011-268-3500, Fax. 086-653-2300, Ref. MR Q OLIVIER/mg\*\*\*\*E-MAIL: madeleine@jay.co.za.

**Case No: 10635/2020  
Docex 1 Tygerberg**

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

**In the matter between: FirstRand Bank Limited formerly known as First National Bank of Southern Africa Limited, Plaintiff, and Mr Wayne Sean Smith - First Defendant, and Ms Irma Smith - Second Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-29, 11:00, Section 74 (Door 2) Pansy Cove, Diaz Beach, Beach Boulevard, Hartenbos**

In pursuance of a judgment of the abovementioned Court and a Writ for Execution, the under mentioned property will be sold in execution on Tuesday, 29 March 2022 at 11:00 at Section 74 (Door 2) Pansy Cove, Beach Boulevard East Street, Diaz Strand, Hartenbos by the Sheriff of the High Court, to the highest bidder:

Section 74 Pansy Cove, in extent: 38 square metres, held by virtue of Deed of Transfer no. ST4929/2018, Street address: Section 74 (Door 2) Pansy Cove, Diaz Beach, Beach Boulevard, Hartenbos

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: Kitchen, Shower, W/C, Bedroom & Balcony

Reserved price: The property will be sold subject to a reserve price of R539 150.00

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 Mossel Bay Sheriff.

Dated at: BELLVILLE, 2022-01-14.

MINDE SCHAPIRO & SMITH INC, Tyger Valley Office Park II, Bellville, Tel. 021-918 9009, Fax. 0866116156, Ref. H CROUS/SS/FIR73/4467, Acc. MINDE SCHAPIRO & SMITH INC.

**Case No: 5098/2019**

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

**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR, and MATIMBA HUXLEY MASIA - EXECUTION DEBTOR**

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

**2022-03-30, 10:00, The Sheriff's Office, 25 PRINGLE STREET, SECUNDA**

**DESCRIPTION:**

PORTION 120 OF ERF 443 TERRA NOVA, EXTENTION 2 TOWNSHIP / REGISTRATION DIVISION I.S., PROVINCE OF MPUMALANGA / MEASURING 296 (TWO HUNDRED AND NINETY SIX) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T14376/2015 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 120 BUSH WILLO PLACE, TERRA NOVA, EXTENTION 2, TRICHARDT. Main dwelling - residential home: 1 X lounge / 1 X kitchen / 3 X bedrooms / 1 X bathroom / 1 X shower / 1 X wc / 2 X out garage - Nothing in this regard is guaranteed. 1. The sale shall be subject to a reserve price in the amount of R500 000.00. / 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder. / 3. The Purchaser shall pay a deposit of 10% (TEN PER CENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. / 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys. / 5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. / 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. / 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 25 PRINGLE STREET, SECUNDA. / 8

Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer

Protection Act 68 of 2008 ([URLhttp://www.info.gov.za/view/DownloadfileAction?id=99961](http://www.info.gov.za/view/DownloadfileAction?id=99961)) / 9. The auction will be conducted by the Sheriff, HPJ VAN NIEWENHUIZEN, or his deputy. / 10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at: NELSPRUIT, 2022-01-10.

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT, Tel. 013 752 4459, Fax. 013 755 3897, Ref. C VAN WYK / FM0286.

**Case No: 0037168/2019**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISGAUTENG LOCAL DIVISION, JOHANNESBURGION)

**In the matter between: RODEL FINANCIAL SERVICES PTY LTD, Plaintiff and JULIET MDWAYI, Defendant**

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

**2022-04-01, 10:00, SHERIFF WESTONARIA, 50 EDWARDS AVENUE, WESTONARIA**

IN EXECUTION of a Judgment in the Gauteng Local Division, High Court of Johannesburg the following fixed property will be sold without reserve in execution on the 1ST day of APRIL 2022 at 10:00am at the Sheriff's Office Westonaria, 50 Edwards Avenue, Westonaria to the highest bidder on the terms and conditions which will be read by the Sheriff at the time of the sale, which Rules of the Auction and Conditions of Sale may be inspected at the Sheriff's offices. The following information is furnished regarding the immovable property though no guarantee with regard thereto can be given.

CERTAIN: ERF 5881, ENNERDALE EXTENSION 8 TOWNSHIP

STREET ADDRESS: 15 KYANITE STREET, ENNERDALE, EXTENSION 8, REGISTRATION DIVISION: I.R, PROVINCE OF GAUTENG

MEASURING: 312 (THREE HUNDRED AND TWELVE) SQUARE METRES

AS HELD by the DEFENDANT UNDER DEED OF TRANSFER NO. T23292/2004

DESCRIPTION: 1 x Lounge, 1 x Kitchen, 2 x Bedrooms, 1 x Toilet, 1 x Bathroom, Tiled Roof, Walls on Back and Sides and Open in the Front. Not guaranteed.

TERMS: The property is sold voetstoots and the Sheriff's commission (6% on the first R100 000.00 and thereafter 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, if applicable)

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

a) Directive of the Consumer Protection Act, 88 of 2008, ([URLhttp://www.info.gov.za/view/DownloadFileAction?id=99961](http://www.info.gov.za/view/DownloadFileAction?id=99961))

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

All bidders are required to pay R50 000.00 (refundable) registration fee 1 (one) day prior to the date of sale, EFT or bank guarantee cheque, NO CASH ACCEPTED, in order to obtain a buyers card.

The purchaser shall pay to the sheriff a deposit of ten (10) percent 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 execution creditor of its attorney and shall be furnished to the sheriff within twenty-one (21) business days after the sale.

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

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 from the date of possession of the property to date of registration.

Dated at NORTHCLIFF, 2021-02-24.

Attorneys for Plaintiff(s): LE ROUX VIVIER ATTORNEYS, 355 BEYERS NAUDE DRIVE, NORTHCLIFF EXTENSION 4. Telephone: 011 431 4117. Attorney Ref: IR1173.

**Case No: 26389/2019**  
**Docex: Docex 9, Hatfield**

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

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Samson Doctor Vilakazi, First Judgment Debtor and Christopher Ian Riley N.O., In his capacity as Executrix of the estate late Rirhandzu Penelope Mhlathi, Second Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 11:00, The sale in execution will be held without a reserve price and take place at the offices of the Sheriff: Tshwane North / Wonderboom, 3 Vos & Brodrick Avenue, The Orchards Extension 3, Pretoria**

**PROPERTY DESCRIPTION**

A unit consisting of:-

(a) Section No. 1 as shown and more fully described on the Sectional Plan No SS492/2007, in the scheme known as STUDIO 2 in respect of the land and building or buildings situate at REMAINING EXTENT OF ERF 1195 PRETORIA NORTH TOWNSHIP; LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY of which section the floor area, according to the said Sectional Plan, is 51 (FIFTY ONE) square meters in extent; and

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

Held by Deed of Transfer No ST052091/2008

STREET ADDRESS: Unit 1 (Door No 1) Studio 2 Complex, 172 Emily Hobhouse Street, Pretoria North, Gauteng, situated in the Pretoria North (Tshwane North) Magisterial District and Tshwane Metropolitan Municipality

IMPROVEMENTS: The property has been improved with the following, although no guarantee is given in this regard:

Duplex unit situated in a middle income residential area close to most amenities. The complex is constructed of plastered / painted brick with a tile roof. The unit consists of a lounge, kitchen, bedroom, bathroom, shower, 2 toilets and a carport

Zoned for residential purposes

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Wonderboom, at 3 Vos & Brodrick Avenue, The Orchards Extension 3, Pretoria, where they may be inspected during normal office hours.

Dated at Pretoria, 2022-03-02.

Attorneys for Plaintiff(s): PDR Attorneys Incorporated (Established in 2004 as Petzer, Du Toit and Ramulifho), Corner Stanza Bopape and Richard Street, Hatfield, Pretoria. Telephone: (012) 342-9895. Fax: (012) 342-9790. Attorney Ref: JJ STRAUSS/MAT3254.

**Case No: 559/2020**  
**Docex: Docex 9, Hatfield**

IN THE HIGH COURT OF SOUTH AFRICA  
(North West Division, Mahikeng (Mogwase Circuit Court))

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Rudi Bester, First Judgment Debtor and Liezel Lizette Bester, Second Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 10:00, A sale in execution will be held without a reserve price and take place at the offices of the SHERIFF RUSTENBURG at OFFICE BUILDING, NORTH BLOCK, OFFICE NO. 4, 67 BRINK STREET, RUSTENBURG**

**PROPERTY DESCRIPTION**

A unit consisting of:-

(a) Section No. 1 as shown and more fully described on the Sectional Plan No SS510/2006, in the scheme known as 1810SAF15 in respect of the land and building or buildings situate at ERF 1810 SAFARITUINE EXTENSION 15 TOWNSHIP; LOCAL AUTHORITY: RUSTENBURG LOCAL MUNICIPALITY, of which section the floor area, according to the said Sectional Plan, is 158 (ONE HUNDRED AND FIFTY 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 No ST90549/2012

STREET ADDRESS: UNIT 1 (DOOR 11-1 KOMATI RIVER), 1810SAF15 COMPLEX, 11 KOMATI RIVER STREET, SAFARITUINE EXT 15, RUSTENBURG, NORTH WEST PROVINCE, situated within the RUSTENBURG MAGISTERIAL DISTRICT AND MUNICIPALITY

IMPROVEMENTS: The property has been improved with the following, although no guarantee is given in this regard:

Duet with standard finishes situated in an established area. The dwelling is constructed of brick with a tile roof and comprises of an entrance hall, lounge family room, dining room, kitchen, scullery, 4 bedrooms, 2 bathrooms, 1 shower, 2 toilets and a store room.

Zoned for residential purposes

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Rustenburg at Office Building, North Block, Office No. 4, 67 Brink Street, Rustenburg, where they may be inspected during normal office hours.

The auction will be conducted by the Sheriff, IGNA KLYNSMITH, or his deputy. 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 refundable registration fee of R15 000 cash or bank guaranteed cheque prior to the commencement of the auction in order to obtain a buyers card.

D) Registration conditions.

Dated at Pretoria, 2022-03-02.

Attorneys for Plaintiff(s): PDR Attorneys Incorporated (Established in 2004 as Petzer, Du Toit and Ramulifho), Corner Stanza Bopape and Richard Street, Hatfield, Pretoria. Telephone: (012) 342-9895. Fax: (012) 342-9790. Attorney Ref: JJ STRAUSS/MAT11617.

**Case No: 51/2019**  
**Docex: 5, Kimberley**

IN THE HIGH COURT OF SOUTH AFRICA  
(Division of the Northern Cape Kimberley)

**In the matter between: Firststrand Bank, Plaintiff and Diederik Johannes Hattingh, Defendant**

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

**2022-04-06, 10h00, Magistrate's Court, Barkley West**

IN PURSUANCE OF A JUDGMENT of the abovementioned Court and a Writ of Execution, the under mentioned property will be sold in execution on the 6th day of April 2022 at 10:00 at Magistrate's Court, Barkley West by the Sheriff of the High Court, to the highest bidder:

ERF 743 Delpportshoop, situated in the Dikgatlong Municipality, District Barkley West, Northern Cape Province. In extent 5 948 (Five Thousand Nine Hundred and Forty Eight) square metres; Held by virtue of Deed of Transfer No T813/2011. Street address: 23 Brits Street, Delpportshoop.

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: Lounge, Dining Room, Kitchen, 3 x Bedrooms, Bathroom, Shower, W/C, out garage, Landry, Store Room and Bathroom w/c

Reserved Price: The property will be sold subject to a reserve price of R280 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 and Rules of Auction: Shame shall lie for inspection at the offices of the Kimberley Magistrate's Court Sheriff.

Dated at Kimberley this 10th February 2022.

MINDE SCHAPIRO & SMITH INC, Tyger Valley Office Park II, Bellville. Tel: 021 918 9000. Ref: H J CROUS/ss/FIR73/4468/US18

Dated at Kimberley, 2022-02-23.

Attorneys for Plaintiff(s): Duncan & Rothman Incorporated, Office 66, Suite 1, 1st Floor, North Cape Mall, 31 Jacobus Smit Street, Royldene, Kimberley. Telephone: 053-838 4700. Fax: 086 624 6568. Attorney Ref: A BOTHA/cv/MIN39/0068.

**Case No: 24545/2008**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and MAROPENG SHADRACK MATSWIKI, ID 770528 5528 086, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 11:00, SHERIFF OF THE HIGH COURT LOUIS TRICHARDT. 21 FLAMBOYANT NEWTOWN, LOUIS TRICHARDT**

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 LOUIS TRICHARDT on the 31st day of MARCH 2022 at 11H00 at THE SHERIFF'S OFFICE OF LOUIS TRICHARDT, 21 FLAMBOYANT NEWTOWN, LOUIS TRICHARDT 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 LOUIS TRICHARDT. 21 FLAMBOYANT NEWTOWN, LOUIS TRICHARDT: PORTION 53 (A PORTION OF PORTION 16) OF ERF 1936 LOUIS TRICHARDT EXTENSION 2 TOWNSHIP REGISTRATION DIVISION: LS; LIMPOPO PROVINCE MEASURING: 836 (EIGHT THREE SIX) SQUARE METRES HELD BY DEED OF TRANSFER T127902/2007 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS : 15 ALWYN STREET, LOUIS TRICHARDT EXTENSION 2 TOWNSHIP 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) cheque or eft for immovable property; d) All conditions applicable to registration; e) Rules of auction and conditions of sale may be inspected 24 Hours prior the auction. The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Ground Floor: Entrance Hall, Lounge, Dining Room, Study, Kitchen, Scullery, Pantry, Bedroom, Bathroom, 2 Balcony's and Garage. First Floor: Living Room, 5 Bedrooms, 4 Bathrooms and Balcony (.

Dated at PRETORIA, 2021-05-11.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA4218.

**Case No: 80788/2018**

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

**In the matter between: ABSA BANK LTD PLAINTIFF and TSHEGOFATSO DESIREE MAMOGALE, ID 811028 0688 085, 1ST DEFENDANT and ROTSHIDZWA TSHIBALO, ID 861225 5377 081, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, SHERIFF OF THE HIGH COURT TSHWANE NORTH, 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 reserve price of R700 000.00 will be held by the SHERIFF OF THE HIGH

COURT TSHWANE NORTH on 25th day of MARCH 2022 at 11H00 at THE SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3: PORTION 8 OF ERF 1889 ANNLIN EXTENSION 24 TOWNSHIP REGISTRATION DIVISION: JR, PROVINCE OF GAUTENG MEASURING: 394 (THREE NINE FOUR) SQUARE METRES HELD BY DEED OF TRANSFER T29622/2015 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF VILLA ANJARIKA HOME OWNERS ASSOCIATION (NPC) BETTER KNOWN AS: 8 VILLA ANJARIKA, MARJORAM AVENUE, ANNLIN EXTENSION 24 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 R20 000.00 (Refundable) Eft for immovable property; d) All conditions applicable to registration The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms and Double Garage..

Dated at PRETORIA, 2022-02-03.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: (012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA4074.

**Case No: 85644/2015**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and THABO WAYNE TERRY MOKOKA, ID 760219 5302 084, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, SHERIFF OF THE HIGH COURT SOWETO EAST, 69 JUTA STREET, BRAAMFONTEIN**

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 SOWETO EAST on the 28th day of MARCH 2022 at 10H00 at 69 JUTA STREET, BRAAMFONTEIN, 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 SOWETO EAST, 21 HUBERT STREET, WESTGATE, JOHANNESBURG. ERF 7648 ORLANDO WEST TOWNSHIP REGISTRATION DIVISION: I,Q, GAUTENG PROVINCE MEASURING: 372 (THREE SEVEN TWO) SQUARE METRES HELD BY DEED OF TRANSFER NO. T39401/2012 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: 19 MAKHETHA STREET, ORLANDO WEST Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 Eft (Refundable) prior to the commencement of the auction; d) All conditions applicable to registration; e) Rules of auction and conditions of sale may be inspected 24 Hours prior the auction. The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Lounge, Kitchen, 2 Bedrooms and Separate Bathroom.

Dated at PRETORIA, 2022-02-14.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA3548.



**Case No: 26396/2019**

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and LEVIN PITSI KUBJANA, ID 770513 5650 080,  
1ST DEFENDANT and LESLEY KWENA KUBJANA, ID 790308 5456 083, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2021-06-03, 14:00, 10 PIERNEEF BOULEVARD, MEYERTON 2022-03-31, 10:00, SHERIFF OF THE HIGH COURT  
VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale without a reserve price will be held by the SHERIFF OF THE HIGH COURT VEREENIGING on the 31st day of MARCH 2022 at 10H00 at THE SHERIFF OFFICE OF VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS: ERF 2126 STRETFORD EXTENSION 1 TOWNSHIP REGISTRATION DIVISION I, Q. GAUTENG PROVINCE MEASURING 205 (TWO ZERO FIVE) SQUARE METRES HELD BY DEED OF TRANSFER T71365/2009 SUBJECT TO THE CONDITIONS CONTAINED THEREIN BETTER KNOWN AS: 2126 FOX GLOVE STREET, STRETFORD EXTENSION 11, VEREENIGING Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 (refundable) cheque or eft for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTS OF: Lounge, Kitchen, 2 Bedrooms, 2 Bathrooms and 2 Toilets.

Dated at PRETORIA, 2022-02-04.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/SA2694.

**Case No: 2205/2019**

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

**In the matter between: NEDBANK LIMITED, Plaintiff and ZOLILE MILTON TINI with Identity Number 610808 5531 08 0 (FIRST DEFENDANT) and XOLISWA BARBARA TINI with Identity Number 660906 0734 08 6 (SECOND DEFENDANT)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-18, 10:00, SHERIFF OF THE HIGH COURT – EAST LONDON, 75 LONGFELLOW STREET, QUIGNEY,  
EAST LONDON**

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

**CASE NO: 2205/2019**

**In the matter between: NEDBANK LIMITED, PLAINTIFF and ZOLILE MILTON TINI with Identity Number 610808 5531 08 0, FIRST DEFENDANT and XOLISWA BARBARA TINI with Identity Number 660906 0734 08 6, SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION AND AUCTION OF IMMOVABLE PROPERTY

In pursuance of a judgment dated 29 September 2020 of the above Honourable Court and an attachment in execution pursuant thereto, the property of the Defendants, described below will be sold by the SHERIFF OF THE HIGH COURT - EAST LONDON, AT 75 LONGFELLOW STREET, QUIGNEY, EAST LONDON by public auction and with reserve of R4, 500, 000.00 on Friday, the 18th of MARCH 2022 at 10h00.

Erf 431 Beacon Bay, Buffalo City Metropolitan Municipality, Division of East London, Province of the Eastern Cape, In Extent 2561 (two thousand five hundred and sixty one) square meters, held by Deed of Transfer Number T688/2015

Street Address: 26 Nahoon Crescent, Beacon Bay, East London

As far as can be ascertained, the property is a residential property consisting of a spacious dwelling and outbuilding with standard boundary walls visible from the road. The property has an elevated location in a sought after residential area with good view of the surroundings and slightly distant Nahoon River. The property is located next to a park and has an average kerb appeal from the road. Demand for property in this area is considered good with maintained levels of transactions.

The abovementioned description of the property is not guaranteed to be accurate or complete.

Bidders, excluding the Plaintiff, will be required to pay a R15, 000.00 refundable registration fee prior to being issued with a bidder's card.

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. Queries may be directed to the offices of the Plaintiff's, Port Elizabeth Attorneys, Telephone Number (041) 585-3363, Reference: Mr Brewis.

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.

This Notice complies with the provisions of the Regulations promulgated in terms of the Consumer Protection Act which may be perused at [www.gov.za/documents/consumer-protection-act-regulations](http://www.gov.za/documents/consumer-protection-act-regulations).

Prospective bidders are obliged to register as such prior to the auction and to provide the Sheriff with proof of their identity and of their place of residence as contemplated in Regulation 26.

DATED at PORT ELIZABETH this 15th day of December 2021.

MANILAL BREWIS ATTORNEYS, Plaintiff's Attorneys, 35 Albany Road, Port Elizabeth (Mr A S BREWIS/FLS/N877). Tel: 041 - 585 3363

Dated at GRAHAMSTOWN, 2020-09-29.

Attorneys for Plaintiff(s): MANILAL BREWIS ATTORNEYS, 35 ALBANY ROAD, PORT ELIZABETH, 6001. Telephone: (041) 585-3363. Fax: (041) 585-3372. Attorney Ref: N877/AS BREWIS/FLS. Attorney Acct: NEDBANK; BRANCH: NEWTON PARK - 121317; ACCOUNT NO. 117 405 9273.

**Case No: 17838/2019**

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

**In the matter between: ABSA BANK LIMITED (Registration number: 1986/004794/06), Applicant and EDMUND DENNIS GOSSMAN (ID NO. 580716 5147 08 6), First Respondent and GLENDA GOSSMAN (ID NO. 590208 0212 08 9), Second Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 10:00, sheriffs office KUILS RIVER SOUTH: 23 LANGVERWACHT ROAD KLIPDAM KUILSRIVER**

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 R500 000.00 will be held on Thursday, 24 MARCH 2022 at 10h00 at the sheriffs office KUILS RIVER SOUTH: 23 LANGVERWACHT ROAD KLIPDAM KUILSRIVER. The conditions of sale will lie for inspection at the offices of the Sheriff for the High Court, Kuils River South. ERF 2034 BLUE DOWNS, IN THE CITY OF CAPE TOWN, DIVISION STELLENBOSCH, WESTERN CAPE PROVINCE; IN EXTENT: 362 (THREE HUNDRED AND SIXTY TWO) SQUARE METRES; HELD BY DEED OF TRANSFER NO. T75658/1988 SITUATE AT CORNER OF 2 OLYVEN CRESCENT AND 7 OAK STREET, 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:- SINGLE GARAGE, LOUNGE, KITCHEN, BATHROOM, 2X BEDROOMS. 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.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC., 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200. Attorney Ref: ABS10/2903.

**Case No: 21484/2017**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, Plaintiff and BALISE  
CYNTHIA JIKOLO, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-22, 11:00, The Sheriff's Office, Unit B5, Coleman Business Park, Coleman Street, Elsies River**

In pursuance of a judgment dated 12 March 2018 and 29 May 2020 of the above Honourable Court and an attachment in execution, the Defendant's property described below will be sold by the sheriff, being Mr F van Greunen or the Deputy on duty, at The Sheriff's Office, Unit B5, Coleman Business Park, Coleman Street, Elsies River, by public auction on 22 March 2022 at 11h00 and with a reserve in the amount of R350 000,00:

Erf 3828 Langa, situate in the City of Cape Town, Division Cape, Province of the Western Cape, in extent 294 (Two Hundred and Ninety Four) square metres, held by Deed of Transfer No. TT37717/2001 & T53557/2004, which property is situated at 5 PW Mama Way, Langa, situated in the Magisterial District of Cape Town.

Description of Property: consisting of 3 bedrooms, 2 bathrooms, 1 kitchen and 1 lounge and FLATLET with 2 bedrooms and 1 bathroom. 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 offices.

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, 2022-03-04.

Attorneys for Plaintiff(s): Pagdens Attorneys, Pagdens Court, 18 Castle Hill, Port Elizabeth. Telephone: 0415027200. Fax: 0864958136. Attorney Ref: Adél Nel. Attorney Acct: STA269/0118.

Case No: 26396/2019

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and LEVIN PITSI KUBJANA, ID 770513 5650 080,  
1ST DEFENDANT and LESLEY KWENA KUBJANA, ID 790308 5456 083, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 10:00, SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE  
RIVERS**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale without a reserve price will be held by the SHERIFF OF THE HIGH COURT VEREENIGING on the 31st day of MARCH 2022 at 10H00 at THE SHERIFF OFFICE OF VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS: ERF 2126 STRETFORD EXTENSION 1 TOWNSHIP REGISTRATION DIVISION I, Q. GAUTENG PROVINCE MEASURING 205 (TWO ZERO FIVE) SQUARE METRES HELD BY DEED OF TRANSFER T71365/2009 SUBJECT TO THE CONDITIONS CONTAINED THEREIN BETTER KNOWN AS: 2126 FOX GLOVE STREET, STRETFORD EXTENSION 11, VEREENIGING Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 (refundable) cheque or eft for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTS OF: Lounge, Kitchen, 2 Bedrooms, 2 Bathrooms and 2 Toilets..

Dated at PRETORIA, 2022-02-04.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/SA2694.

Case No: 11085/2018

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and JAN HENDRIK MULLER, ID 810204 5130 081,  
DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 10:00, SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE  
RIVERS:**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R900 000.00 will be held by the SHERIFF OF THE HIGH COURT VEREENIGING on the 31st day of MARCH 2022 at 10H00 at THE SHERIFF OFFICE OF VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT VEREENIGING, AT 91 GENL HERTZOG ROAD, THREE RIVERS: HOLDING 22 HOMELANDS AGRICULTURAL HOLDINGS REGISTRATION DIVISION: IR; GAUTENG PROVINCE MEASURING: 2,1413 (TWO comma ONE FOUR ONE THREE) HECTARES HELD BY DEED OF TRANSFER T73910/2015 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: PLOT 22 - R42 ROAD, HOMELANDS AGRICULTURAL, MIDVAAL Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 (refundable) cheque or eft for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements

on the property although nothing in this respect is guaranteed: HOUSE CONSISTS OF: Entrance Hall, Lounge, Dining Room, Living Room, Kitchen, 3 Bedrooms, 2 Bathrooms and Separate Toilet. Servant Quarters: Bedroom, Bathroom and Double Garage.

Dated at PRETORIA, 2022-02-09.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA3470.

**Case No: 15586/2018**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and SINDY GOUVEIA, ID 860609 0199 080, DEFENDANT**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-01, 10:00, SHERIFF OFFICE OF ROODEPOORT AT 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 without a reserve price will be held by the SHERIFF OF THE HIGH COURT ROODEPOORT on the 1st day of APRIL 2022 at 10H00 at THE SHERIFF OFFICE OF ROODEPOORT AT 182 PROGRESS ROAD, LINDHAVEN 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 AT 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT: A Unit consisting of - a) SECTION NO 29 as shown and more fully described on Sectional Plan No 139/1982, in the scheme known as FLAMINGO in respect of the land and building or buildings situate at FLORIDA TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 70 (SEVENTY) 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 ST24093/2013 BETTER KNOWN AS: 29 FLAMINGO, 4 CHURCH STREET, FLORIDA, 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 R2 000.00 in cash for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: SECTIONAL TITLE CONSISTING OF: Lounge, Kitchen, 2 Bedrooms, Bathroom, Balcony and Open Parking.

Dated at PRETORIA, 2022-02-10.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA3439.

**Case No: 15586/2018**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and SINDY GOUVEIA, ID 860609 0199 080, DEFENDANT**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-01, 10:00, SHERIFF OFFICE OF ROODEPOORT AT 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 without a reserve price will be held by the SHERIFF OF THE HIGH COURT ROODEPOORT on the 1st day of APRIL 2022 at 10H00 at THE SHERIFF OFFICE OF ROODEPOORT AT 182 PROGRESS ROAD, LINDHAVEN 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 AT 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT: A Unit consisting of - a) SECTION NO 29 as shown and more fully described on Sectional Plan No 139/1982, in the scheme known as FLAMINGO in respect of



the land and building or buildings situate at FLORIDA TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 70 (SEVENTY) 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 ST24093/2013 BETTER KNOWN AS: 29 FLAMINGO, 4 CHURCH STREET, FLORIDA, 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 R2 000.00 in cash for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: SECTIONAL TITLE CONSISTING OF: Lounge, Kitchen, 2 Bedrooms, Bathroom, Balcony and Open Parking..

Dated at PRETORIA, 2022-02-10.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA3439.

**Case No: 46072/2018**

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and MOKELE ZACHARIA RAPHELA, ID 780209 5847 085, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 10:00, SHERIFF OFFICE OF VANDERBIJLPARK AT UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK**

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 acting SHERIFF OF THE HIGH COURT VANDERBIJLPARK on the 25th day of MARCH 2022 at 10H00 at THE SHERIFF OFFICE OF VANDERBIJLPARK AT UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of SHERIFF VANDERBIJLPARK AT UNIT 5B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK 24 hours prior to the auction: PORTION 28 OF ERF 12319 EVATON WEST TOWNSHIP REGISTRATION DIVISION I.Q, GAUTENG PROVINCE MEASURING: 237 (TWO THREE SEVEN) SQUARE METRES HELD BY DEED OF TRANSFER NO. T42408/2009 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: 28/12319 LONG ISLAND, EVATON WEST 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, 2 Bedrooms, Bathroom, Toilet and 4 Carports..

Dated at PRETORIA, 2022-02-02.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/SA2571.

Case No: RCCT1438/2017

IN DIE LANDDROSHOF VIR

(REGIONAL DIVISION OF THE WESTERN CAPE HELD AT CAPE TOWN)

**In the matter between: THE BODY CORPORATE MUTUAL HEIGHTS, Plaintiff and RED SOCKS INVESTMENTS (PTY) LTD, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-30, 10:00, BANKING HALL, UNIT 8, MUTUAL HEIGHTS, 14 DARLING STREET, CAPE TOWN**

In execution of a judgment on the 20 September 2018 in the above Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 30 March 2022 at 10:00 at Mutual Heights, 14 Darling Street, Cape town by the Sheriff, CAPE TOWN WEST OF 60 Commercial Street, Cape Town to the highest bidder:

Description: Section 8 as shown and more fully described on Sectional Plan SS326/2005 in the scheme MUTUAL HEIGHTS in respect of land and building/s situate at CAPE TOWN, IN THE CITY OF CAPE TOWN on which the section of the floor area, according to the sectional plan is 1098 square metres in extent and an undivided share in the common property in the scheme apportioned to the said section with the participation quota as endorsed on the said sectional plan.

HELD by Deed of Transfer ST17723/2015.

An exclusive use area described as PARKING AREA NO P3 measuring 11 square metres;

An exclusive use area described as PARKING AREA NO P2 measuring 11 square metres;

An exclusive use area described as PARKING AREA NO P46 measuring 15 square metres;

An exclusive use area described as PARKING AREA NO P42 measuring 11 square metres;

An exclusive use area described as PARKING AREA NO P39 measuring 11 square metres

all being such part of the common property, comprising the land and the scheme known as MUTUAL HEIGHTS in respect of the land and building/s situate at CAPE TOWN, IN THE CITY OF CAPE TOWN, as more fully described on Sectional Plan No SS326/2005

Exclusive Use Areas held by Deed of Notarial Cession SK4405/2015S.

Improvements: A double storey multi-function banking hall with small rooms (not for residential purposes) and 5 parking areas.

The full conditions may be inspected at the offices of the Sheriff Cape Town West, 60 Commercial Street, Cape Town.

Dated at KLEINMOND, 2022-03-03.

Attorneys for Plaintiff(s): STANDER ATTORNEYS, 12 DF STRAUSS STREET, KLEINMOND C/O VISAGIE VOS, 181 VASCO BOULEVARD, GOODWOOD. Telephone: 0614373044. Attorney Ref: SS/MAT402.

Case No: 48931/2020

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, PRETORIA)

**In the matter between: ABSA BANK LTD, PLAINTIFF and FAIRLY EIENDOMME CC, REGISTRATION NUMBER: 2000/007871/23, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 10:00, SHERIFF OF THE HIGH COURT PRETORIA SOUTH EAST AT 1281 CHURCH STREET, HATFIELD**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R850 000.00 will be held by the SHERIFF OF THE HIGH COURT PRETORIA SOUTH EAST on the 29th day of MARCH 2022 at 10H00 at 1281 CHURCH STREET, HATFIELD, 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 PRETORIA SOUTH EAST AT 1281 CHURCH STREET, HATFIELD: PORTION 5 OF ERF 545 GARSFONTEIN TOWNSHIP REGISTRATION DIVISION: JR GAUTENG PROVINCE MEASURING: 372 (THREE SEVEN TWO) SQUARE METRES CERTIFICATE OF REGISTERED TITLE T 108197/2001 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND SUBJECT TO THE CONDITIONS OF GREENWOODS HOMEOWNERS ASSOCIATION REGISTRATION NO 99/17681/08 BETTER KNOWN AS: UNIT 5

GREENWOOD, 691 - 693 FLORIS STREET, GARSFONTEIN, PRETORIA Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 (refundable) eft for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Lounge, Dining Room, Study, Kitchen, Scullery, 3 Bedrooms, 2 Bathrooms, Covered Patio and 4 Garages..

Dated at PRETORIA, 2022-02-04.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA4291.

**Case No: 58689/2020**

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and GUGULETHU LUCKY SHIBAMBO, ID 691204 5810 082, 1ST DEFENDANT and REFILWE EVAH TEFFO, ID 850604 1275 080, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, SHERIFF OF THE HIGH COURT TSHWANE NORTH, 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 reserve price of R345 000.00 will be held by the SHERIFF OF THE HIGH COURT TSHWANE NORTH on 25th day of MARCH 2022 at 11H00 at THE SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3: PORTION 3 OF ERF 7349 SOSHANGUVE EAST EXTENSION 3 TOWNSHIP REGISTRATION DIVISION: JR; GAUTENG PROVINCE MEASURING: 240 (TWO FOUR ZERO) SQUARE METRES HELD BY DEED OF TRANSFER NO. T84557/2014 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: 6601 TLHANTLHANGANE STREET, SOSHANGUVE EAST EXTENSION 3 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 R20 000.00 (Refundable) Eft for immovable property; d) All conditions applicable to registration The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: HOUSE CONSISTING OF: Lounge, Kitchen, 3 Bedrooms, Bathroom, Toilet and Carports.

Dated at PRETORIA, 2022-02-25.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/SA3028.



Case No: 9108/2016

Docex: DX 56, PRETORIA

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

**In the matter between: FIRSTRAND BANK LIMITED (EXECUTION CREDITOR) and JOHN LERATO CHOMA  
(EXECUTION DEBTOR)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2021-06-03, 14:00, 10 PIERNEEF BOULEVARD, MEYERTON 2022-03-25, 10:00, UNIT 5B SENTIO BUILDING  
GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK**

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, IN THE SUITE, A SALE WITHOUT A RESERVE PRICE WILL BE HELD AT THE OFFICES OF THE SHERIFF VANDERBIJLPARK AT UNIT 5B SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK ON 25 MARCH 2022 AT 10H00 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 673 VANDERBIJL PARK CENTRAL EAST NUMBER 2 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

MEASURING: 780 (SEVEN HUNDRED AND EIGHTY) SQUARE METRES

HELD BY DEED OF TRANSFER T14/79840

ALSO KNOWN AS 20 CRAMPTON STREET, VANDERBIJLPARK CENTRAL EAST NO 2

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 DINING ROOM, 1 X KITCHEN, 1 X PNATRY, 3 X BEDROOMS, 1 X BATHROOM, 1 X W/C, 1 X SERVANTS, 1 X STOREROOM, 1 X W/C, 2 X PATIOS

The sale shall be subject to the terms and conditions of the High Court Act and the Rules made thereunder and to the provisions of the Consumer Protection Act 68 of 2008 and the Regulations published thereunder in the Government Gazette No. 34180 published on the 1st April 2011, regulation No 293 whereof a copy can be obtained at [www.greengazette.co.za](http://www.greengazette.co.za). The Purchaser (other than the Execution Creditor) shall pay a deposit of 10% of the purchase price in cash, by bank guaranteed cheque or by way of an electronic transfer provided that satisfactory proof of payment be furnished immediately on demand to the Sheriff.

Dated at PRETORIA, 2022-03-03.

Attorneys for Plaintiff(s): COETZER & PARTNERS, 343 FARENDEN STREET, ARCADIA, PRETORIA.  
Telephone 012 343 2560. Fax: 012 344 0635. Attorney Ref: KFC040.

Case No: 85264/2019

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and NANDIPHA TSWAI, ID 860915 0292 084,  
DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, SHERIFF OF THE HIGH COURT TSHWANE NORTH, 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 reserve price of R595 000.00 will be held by the SHERIFF OF THE HIGH COURT TSHWANE NORTH on 25th day of MARCH 2022 at 11H00 at THE SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the SHERIFF OF THE HIGH COURT TSHWANE NORTH, 3 VOS- AND BRODRICK AVENUE, THE ORCHARDS EXTENSION 3: A Unit consisting of - a) Section No. 1 as shown and more fully described on Sectional Plan No. SS288/2014 in the scheme known as HEATHERVIEW GARDENS 812 in respect of the land and building or buildings situate at ERF 812 HEATHERVIEW EXTENSION 38 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE LOCAL MUNICIPALITY of which section 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 THE DEED OF TRANSFER ST66220/2014 SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY TO A RESTRICTION AGAINST ALIENATION IN FAVOUR OF THE GABLES HOME OWNERS ASSOCIATION NPC REGISTRATION NUMBER 2008/025052/08 BETTER KNOWN AS: 812/1 PADDINGTON STREET, HEATHERVIEW GARDENS, 4th AVENUE, HEATHERVIEW 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 R20 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 CONSISTING OF: Lounge, Kitchen, 3 Bedrooms and Bathroom..

Dated at PRETORIA, 2022-02-25.

Attorneys for Plaintiff(s): HACK, STUPEL & ROSS ATTORNEYS, 2ND FLOOR, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: 012 325 4185/9. Attorney Ref: VAN WYK/Mandi/DA4214.

**Case No: 6024/2021**

**Docex: Docex 120, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division)

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) - EXECUTION CREDITOR and IRVAN TSHEPO MUKWEBO (ID NUMBER: 910311 5268 081) - JUDGMENT DEBTOR**

NOTICE OF SALE IN EXECUTION

**BOULEVARD, 2021-06-03, 14:00, 10 PIERNEEF MEYERTON 2022-03-25, 182 LEEUWPOORT STREET, BOKSBURG**

In execution of a Judgment of the High Court of South Africa, Gauteng Division, Pretoria in the above mentioned suit, a sale with reserve price of R310 000.00, will be held by the Sheriff, BOKSBURG, at 182 LEEUWPOORT STREET, BOKSBURG on FRIDAY the 25TH MARCH 2022 at 09H30 of the undermentioned property of the Judgment debtor subject to the conditions of sale which are available for inspection at the offices of the Sheriff, BOKSBURG during office hours: ERF 276 SALFIN EXT 5 TOWNSHIP, REGISTRATION DIVISION: I.R., GAUTENG PROVINCE, IN EXTENT: 220 (TWO HUNDRED AND TWENTY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER T8721/2019, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. MAGISTERIAL DISTRICT: EKURHULENI NORTH. ALSO KNOWN AS: ERF 276 KUBU STREET (IDENTIFIED BY CITY COUNCIL AS 6 KUBU STREET), SALFIN, BOKSBURG, GAUTENG PROVINCE. Particulars of the property and the improvements thereon are provided herewith, but are NOT GUARANTEED. A dwelling consisting of: Main building: 2 bedrooms, 1 bathroom, kitchen, lounge. Consumer Protection Act 68 of 2008. Registration as Buyer is a pre-requisite subject to Conditions, inter alia: (a) Directive of the Consumer Protection Act 68 of 2008; (b) FICA-legislation - proof of identity and address particulars; (c) Payment of a registration fee of R15 000.00 (bank guaranteed cheque made out to Sheriff Boksburg; (c) Registration Conditions; (e) Registration form to be completed before the Auction. The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque or EFT, on the day of sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor of his or her attorney, and shall be furnished to the Sheriff within 21 (twenty one) days after the sale. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and upon the balance of the purchaser price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession to date of transfer. Inspect conditions at THE SHERIFF BOKSBURG'S OFFICE, 182 LEEUWPOORT STREET, BOKSBURG. TELEPHONE NUMBER: (011) 917-9923.

Dated at PRETORIA, 2022-03-01.

Attorneys for Plaintiff(s): STRYDOM BRITS MOHULATSI INC., BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Telephone: 012 365 1887. Attorney Ref: M JONKER/AM/DG39791.

**Case No: 68968/2019****Docex: Docex 120, Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06) - EXECUTION CREDITOR and MARGARET NANIKIE MABUSELA (ID NUMBER: 620312 0654 086) - JUDGMENT DEBTOR**

## NOTICE OF SALE IN EXECUTION

**2022-03-24, 09:00, AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK**

In execution of a Judgment of the High Court of South Africa, Gauteng Division, Pretoria in the above mentioned suit, a sale with reserve price of R600 000.00, will be held by the Sheriff, PRETORIA SOUTH WEST, at AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK on THURSDAY the 24TH MARCH 2022 at 09H00 of the undermentioned property of the Judgment debtor subject to the conditions of sale which are available for inspection at the offices of the Sheriff, PRETORIA SOUTH WEST during office hours: ERF 5867 LOTUS GARDENS EXT 2 TOWNSHIP, REGISTRATION DIVISION: J.R., GAUTENG PROVINCE, IN EXTENT: 300 (THREE HUNDRED) SQUARE METRES, HELD BY DEED OF TRANSFER T82536/14, SUBJECT TO THE TERMS AND CONDITIONS CONTAINED THEREIN. MAGISTERIAL DISTRICT: TSHWANE CENTRAL. ALSO KNOWN AS: 268 PETER MAKOBA STREET, LOTUS GARDENS EXT 2, GAUTENG PROVINCE. Particulars of the property and the improvements thereon are provided herewith, but are NOT GUARANTEED. A dwelling consisting of: 3 bedrooms, 1 bathroom, 1 kitchen, 1 lounge. Consumer Protection Act 68 of 2008. Registration as Buyer is a pre-requisite subject to Conditions, inter alia: (a) Directive of the Consumer Protection Act 68 of 2008; (b) FICA-legislation - proof of identity and address particulars; (c) Payment of a registration fee of R10 000.00; (c) Registration Conditions; (e) Registration form to be completed before the Auction. The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque or EFT, on the day of sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor of his or her attorney, and shall be furnished to the Sheriff within 21 (twenty one) days after the sale. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and upon the balance of the purchaser price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession to date of transfer. Inspect conditions at THE SHERIFF PRETORIA SOUTH WEST'S OFFICE, AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK. TELEPHONE NUMBER: (012) 386-3302.

Dated at PRETORIA, 2022-03-01.

Attorneys for Plaintiff(s): STRYDOM BRITS MOHULATSI INC., BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Telephone: 012 365 1887. Attorney Ref: JONKER/AM/DH39586.

**Case No: 61271/2017**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Dikeledi Bridgett Tlapu, Judgment Debtor**

## NOTICE OF SALE IN EXECUTION

**2022-03-25, 10:00, @Office Building, North Block, Office No. 4, 67 Brink Street, Rustenburg**

A Sale In Execution of the undermentioned property is to be held by the Sheriff Rustenburg at the Sheriff's Office, @Office Building, North Block, Office No. 4, 67 Brink Street, Rustenburg on Friday, 25 March 2022 at 10h00. Full conditions of sale can be inspected at the Sheriff Rustenburg, @Office Building, North Block, Office No. 4, 67 Brink Street, Rustenburg 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) Section No. 2 as shown and more fully described on Sectional Plan No. SS222/2004 in the scheme known as Kremetartlaan in respect of the land and building or buildings situated at Portion 47 of Erf 4702 Geelhoutpark Ext 6 Township, Local Authority: Rustenburg Local Municipality, of which section of the floor are, according to the said sectional plan is 117 (one hundred and seventeen) 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 ST97569/2013; Also known as Section 2 (Unit No. 150) Kremetartlaan, 150A Kremetart Avenue, Geelhoutpark Ext 6, Rustenburg. Magisterial District: Rustenburg Improvements: Dwelling: 3 bedrooms, 1 bathroom, toilet, lounge, kitchen,

2 garages, pre-cast walling, brick paving. 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 auction are available 24 hours prior to the auction at the office of the Sheriff Rustenburg, @Office Building, North Block, Office no. 4, 67 Brink Street, Rustenburg. 3. The purchaser shall pay auctioneer's commission subject to: a) 6% on the first R 100 000.00 b) 3.5% on R 100 001.00 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. 4. 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. 5. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of condition 4 of the conditions of sale. 6. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price. 7. The Auction will be conducted by the Sheriff, Mr I. Klynsmith, or his Deputy. 8. 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. All bidders are required to pay a refundable registration fee prior to the commencement of the auction in order to obtain a buyer's card iv. Registration conditions.

Dated at Pretoria, 2022-03-01.

Attorneys for Plaintiff(s): Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Telephone: (012)342-9164. Fax: (012)342-9165. Attorney Ref: Mr M Coetzee/AN/F5665.

**Case No: 9660/2020**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Aobakwe Nnana Leselo, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2 2022-03-28, 10:00, 62 Ludorf Street, Brits**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: single freestanding, brick walls, tiled floors, electric fence consisting of lounge, 3 bedrooms with 1 on suite bathroom, 1 bathroom, 1 shower, 1 toilet, 1 kitchen, outside hut, wendy hut and 1 extra room/office/reception (Improvements / Inventory - No Guaranteed).

CERTAIN: HOLDING 9 PENDALE AGRICULTURAL HOLDINGS, REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG, MEASURING: 2,0235 (TWO COMMA ZERO THREE FIVE) HECTARES, HELD BY DEED OF TRANSFER T32136/2005, SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

MAGISTERIAL DISTRICT: MIDVAAL. ALSO KNOWN AS: PLOT 9 ELIZABETH ROAD, PENDALE, GAUTENG PROVINCE. Terms: 10% (TEN PER CENT) of the purchase price in cash A Sale In Execution of the undermentioned property is to be held by the Acting Sheriff Ga-Rankuwa at the Sheriff's Office, 62 Ludorf Street, Brits on Monday, 28 March 2022 at 09h00. Full conditions of sale can be inspected at the Acting Sheriff Ga-Rankuwa, 62 Ludorf Street, Brits 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 1679 Mabopane-X Township Registration Division: JR North West Province Measuring: 294 square metres Deed of Transfer: T17068/2012 Also known as: Stand 1679 Mabopane Unit X. Magisterial District: Madibeng Improvements: Main Building: 3 bedrooms, 2 bathrooms, shower, 2 toilets, lounge, dining room, kitchen, tile roofing, tile flooring, garage. 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, 2022-03-01.

Attorneys for Plaintiff(s): Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Telephone: (012)342-9164. Fax: (012)342-9165. Attorney Ref: Mr M Coetzee/AN/F6285.

**Case No: 92195/2019**

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

**In the matter between: Standard Bank of South Africa Limited, Execution Creditor and Nomsa Veronica Mampane, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-03-25, 11:00, 3 Vos and Brodrick Avenue, The Orchards Ext 3**

A Sale In Execution of the undermentioned property is to be held at the office of the Sheriff Tshwane North at 3 Vos and Brodrick Avenue, The Orchards Ext 3 on Friday, 25 March 2022 at 11h00. Full conditions of sale can be inspected at the Sheriff Tshwane North, at the above address, telephone number (012)549-3229/6046, 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 979 Annlin Ext 37 Township Registration Division: JR Gauteng Province Measuring: 687 square metres Deed of Transfer: T80696/2000 and T26999/2009 Also known as: 14 Ceramus Place/Street, Annlin Ext 37. Magisterial District: Tshwane North Improvements: Main Building: 2 bedrooms, 1 bathroom, toilet, lounge, kitchen. Outbuilding: 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, 2022-03-01.

Attorneys for Plaintiff(s): Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Telephone: (012)342-9164. Fax: (012)342-9165. Attorney Ref: Mr M Coetzee/AN/F6209.

**Case No: 26518/2017****Docex: 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 MMUSHI THOMAS MAPAPE, First Defendant and KEDIBONE ZIPPORAH MAPAPE, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3**

In terms of a judgement granted on 4 OCTOBER 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on FRIDAY 25 MARCH 2022 at 11h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, GARANKUWA, subject to a reserve of R90 000.00 (NINETY THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 27 SOSHANGUVE EAST TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING : 253 (TWO HUNDRED AND FIFTY THREE) SQUARE METRES HELD BY DEED OF TRANSFER T96860/2004 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address: 7218 Umabu Street, Soshanguve East MAGISTERIAL DISTRICT : TSHWANE NORTH IMPROVEMENTS 1 x Lounge, 1 x Kitchen, 2 x Bedrooms, 1 x Bathroom 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 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, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3. Registration as buyer is a pre-requisite subject to conditions, inter alia : (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation, proof of identity and address and particulars. (c) Registration fee : R20 000,00, payable by EFT only. (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, 2022-03-01.



Attorneys for Plaintiff(s): HANNES GOUWS & PARTNERS INC., 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Telephone: (012) 321-1008. Fax: (012) 346-2239. Attorney Ref: FORECLOSURES / F88425 / TH.

**Case No: 36073/2021**

**Docex: 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 KAIZER KGOTHSO MALETE, Defendant**

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

**2022-03-25, 11:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3**

In terms of a judgement granted on 28 OCTOBER 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on FRIDAY 25 MARCH 2022 at 11h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3, subject to a reserve of R370 000.00 (THREE HUNDRED AND SEVENTY THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 5507 SOSHANGUVE EAST EXTENSION 5 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING : 260 (TWO HUNDRED AND SIXTY) SQUARE METRES HELD BY DEED OF TRANSFER T1062/2020 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address: 6782 Mokiwa Crescent, Soshanguve East, Extension 5 MAGISTERIAL DISTRICT : TSHWANE NORTH IMPROVEMENTS 1 x Lounge, 1 x Kitchen, 2 x Bedrooms, 1 x Bathroom 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 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, TSHWANE NORTH, 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3. Registration as buyer is a pre-requisite subject to conditions, inter alia : (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation, proof of identity and address and particulars. (c) Registration fee : R20 000,00, payable by EFT only. (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, 2022-03-01.

Attorneys for Plaintiff(s): HANNES GOUWS & PARTNERS INC, 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Telephone: (012) 321-1008. Fax: (012) 346-2239. Attorney Ref: FORECLOSURES / MAT9533 / TH.

Case No: 46635/2020

Docex: 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 **DAVID MIDAS SAMBO**, Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, SOWETO EAST, 21 HUBERT STREET, WESTGATE, JOHANNESBURG (OPP. JHB CENTRAL POLICE STATION)**

In terms of a judgement granted on 25 MAY 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on MONDAY 28 MARCH 2022 at 10h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, SOWETO EAST, 21 HUBERT STREET, WESTGATE, JOHANNESBURG (OPP. JHB CENTRAL POLICE STATION), to the highest bidder subject to a reserve of R470 000.00 (FOUR HUNDRED AND SEVENTY THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 6796 CHIAWELO EXTENSION 5 TOWNSHIP REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG MEASURING : 180 (ONE HUNDRED AND EIGHTY) square metres HELD BY DEED OF TRANSFER T68055/2006 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 8 Mazibuko Street, Chiawelo Extension 5 IMPROVEMENTS UNABLE TO CONDUCT AN ACCURATE ROOM COUNT 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 : SOWETO 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, SOWETO EAST, 21 HUBERT STREET, WESTGATE, JOHANNESBURG (OPP. JHB CENTRAL POLICE STATION). Registration as buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation, proof of identity and address and particulars. (c) Registration fee R30 000,00 payable by EFT. (d) Registration Conditions. The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at PRETORIA, 2022-03-01.

Attorneys for Plaintiff(s): HANNES GOUWS & PARTNERS INC., 1st Floor, Lobby 3, Brooklyn Forum, Cnr Veale & Fehrsen Streets (Opposite Brooklyn Shopping Centre), New Muckleneuk, Pretoria. Telephone: (012) 321-1008. Fax: (012) 346-2239. Attorney Ref: FORECLOSURES / F91816 TH.

Case No: 24283/2020

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG LOCAL DIVISION, SHERIFF SOWETO WEST at 2241 CNR RASMENI & NKOPI STREETS, PROTEA NORTH)

In the matter between: **THE STANDARD BANK OF SOUTH AFRICA LIMITED** Execution Creditor/Plaintiff and **PULENG EMILY MOKOTEDI** (Id No: 851230 1072 084), Execution Debtor/Defendant

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 10:00,**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 21st of JULY 2021 in terms of which the following property will be sold in execution on 24th MARCH 2022 at 10h00 by the SHERIFF SOWETO WEST at 2241 CNR RASMENI & NKOPI STREETS, PROTEA NORTH to the highest bidder with reserve of R458 283.29: ERF 10365 PROTEA GLEN EXTENSION 12 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING 263 (TWO HUNDRED AND SIXTY THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T3579/2013, SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN. SITUATED AT: 10365 CHANDELIER PLANT STREET, PROTEA GLEN EXTENSION 12 ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed:

MAINBUILDING: 1XLounge, 1XKitchen, 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 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 SOWETO WEST. The offices of the Sheriff for SOWETO WEST 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 SOWETO WEST at 2241 CNR RASMENI & NKOPI STREETS, PROTEA NORTH.

Dated at SANDTON, 2022-01-24.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: ADeLaHUNT/NK/S1663/8414.

**Case No: 24513/2019**

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 and BETHUEL MBUZENI PHUMULANI NDABA (Id No. 720815 5474 085), 1st Execution Debtor/Defendant and ALICE BUSISIWE MBATHA, (Id No. 680108 0468 080), 2nd Execution Debtor/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 10:00, SHERIFF JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: single freestanding, brick walls, tiled floors, electric fence consisting of lounge, 3 bedrooms with 1 on suite bathroom, 1 bathroom, 1 shower, 1 toilet, 1 kitchen, outside hut, wendy hut and 1 extra room/office/reception (Improvements / Inventory - No Guaranteed).

CERTAIN: HOLDING 9 PENDALE AGRICULTURAL HOLDINGS, REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG, MEASURING: 2,0235 (TWO COMMA ZERO THREE FIVE) HECTARES, HELD BY DEED OF TRANSFER T32136/2005, SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

MAGISTERIAL DISTRICT: MIDVAAL. ALSO KNOWN AS: PLOT 9 ELIZABETH ROAD, PENDALE, GAUTENG PROVINCE. Terms: 10% (TEN PER CENT) 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) days from the date of sale. No third party guarantees will be accepted. AUCTIONEER'S CHARGES, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00; 3.5% (THREE POINT FIVE PER CENT) on R100 001.00 - R400 000.00 This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 15th of APRIL 2021 in terms of which the following property will be sold in execution on 24th of MARCH 2022 at 10h00 by the SHERIFF JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN to the highest bidder with reserve of R664 103.60 ERF 24 KENSINGTON TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 485 (FOUR HUNDRED AND EIGHTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T79430/06. SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF RIGHTS TO MINERALS. SITUATED AT: 28 ALBERMARLE STREET, KENSINGTON ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not



guaranteed: MAINBUILDING: 1XLounge, 1XKitchen, 2XBathrooms, 4XBedrooms OUTBUILDING: 1XGarage, 2XBedrooms (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, JOHANNESBURG EAST. The office of the SHERIFF 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 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 JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN.

Dated at SANDTON, 2022-01-25.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: ADeLeHunt/NK/S1663/8002.

**Case No: 2020/40489**

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

**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor) and DAVHANA: FUNZANI (First Judgment Debtor) and WOMEN'S INITIATIVE TRADING ENTERPRISE CC (Second Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2022-03-29, 11:00, SHERIFF OF THE HIGH COURT RANDBURG WEST, Unit C1, Mount Royal, 657 James Crescent, Halfway House**

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA, GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve of R1,042,491.38 will be held at Unit C1, Mount royal, 657 James Crescent, Halfway House, for the immovable property of the abovenamed First Defendant, and has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT RANDBURG WEST at Unit C1, Mount Royal, 657 James Crescent, Halfway House, on 29 March 2022 at 11:00 of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT RANDBURG WEST - Unit C1, Mount Royal, 657 James Crescent, Halfway House, prior to the sale : CERTAIN: Portion 36 of Erf 4 Riverglen Township, Registration Division J.R., The Province of Gauteng, Measuring 1074 (one thousand and seventy four) square metres, Held by deed of transfer T2016/35693, subject to the conditions therein contained especially subject to a right in favour of Steyn City Management Association RF NPC, Registration Number 2013/148613/08, that the property may not be transferred without their consent . Which bears the physical address: 11 Bushwillow Stree, Riverglen, Dainfern. THE PROPERTY IS ZONED: RESIDENTIAL and consists of an incomplete structure THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: 1. The Purchaser shall pay Auctioneer's commission as follows:- 1.1 6% on the first R100 000.00; 1.2 3.5% on R100,001.00 to R400,000.00; and 1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total and a minimum of R3,000.00 plus 15% VAT on commission in Cash or in the form of a bank cheque, immediately on the closing of the bid. 2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale. 3. The purchaser is responsible for the payment of the outstanding rates and levies 4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF OF THE HIGH COURT RANDBURG WEST at Unit C1, Mount Royal, 657 James Crescent, Halfway House. The office of the Sheriff of the High Court for Randburg West will conduct the sale Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia: (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation - Proof of identity and address particulars (c) Payment of a registration fee of - R50,000.00 (refundable) (d)

Registration conditions The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF OF THE HIGH COURT RANDBURG WEST at Unit C1, Mount Loyal, 657 James Crescent, Halfway House.

Dated at SANDTON, 2022-03-01.

Attorneys for Plaintiff(s): VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Telephone: 0115235300. Fax: 0115235326. Attorney Ref: BSeimenis/SV/MAT12186.

**Case No: 2021/31824**

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

**In the matter between: FIRSTRAND BANK LIMITED, Judgement Creditor and SAMANTHA BARONESE ADAMS N.O (In her capacity as Executrix in the Estate Late HENRY EDWIN ADAMS) (1st Judgment Debtor) and SAMANTHA BARONESE ADAMS, (2nd Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2022-03-30, 09:00, SHERIFF OF THE HIGH COURT LENASIA at No 5 2nd Avenue, cnr station road, Armadale (known as viking),**

IN EXECUTION OF A JUDGMENT OF THE HIGH COURT OF SOUTH AFRICA, GAUTENG LOCAL, DIVISION, JOHANNESBURG in the abovementioned suit, a sale subject to a reserve of R435,125.24 will be held at No 5 2nd Avenue, cnr station road, Armadale (known as viking), and the Plaintiff has arranged for the immovable property to be sold by the Sheriff of the High Court for Lenasia at No 5 2nd Avenue, cnr station road, Armadale (known as viking), on 30 March 2022 at 09:00 of the under-mentioned property on the conditions which will lie for inspection at the offices of the Sheriff of the High Court for Lenasia at No 5 2nd Avenue, cnr station road, Armadale (known as viking) prior to the sale : CERTAIN: Remaining Extent of Erf 293 Mid-Ennerdale Township Registration Division I.Q The Province of Gauteng Measuring 496 (four hundred and ninety six) square metres Held by deed of transfer T145/1990 Which bears the physical address: 293/2-4th Avenue, Mid-Ennerdale, Ennerdale The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of : Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms, 1 Shower, 2 WC'S, 2 Outside garages THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: 1. The Purchaser shall pay Auctioneer's commission as follows:- 1.1 6% on the first R100 000.00; 1.2 3.5% on R100,001.00 to R400,000.00; and 1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT. 2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale. 3. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF OF THE HIGH COURT LENASIA at No 5-2nd Avenue, Cnr Station Road, Armadale (Known as Viking) . The office of the SHERIFF OF THE HIGH COURT SHERIFF OF THE HIGH COURT LENASIA will conduct the sale Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia: (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation - Proof of identity and address particulars (c) Payment of a registration fee (d) Registration conditions The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of SHERIFF OF THE HIGH COURT LENASIA at No 5-2nd Avenue, Cnr Station Road, Armadale (Known as Viking).

Dated at SANDTON, 2022-03-01.

Attorneys for Plaintiff(s): VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Telephone: 0115235300. Fax: 0115235326. Attorney Ref: Mrs Barbara Seimenis/SV/MAT17044.

Case No: 2021/14470

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

**In the matter between: FIRSTRAND BANK LIMITED (Judgment Creditor) and LOOTS: DIRK ERNST - First  
Judgment Debtor and LOOTS: DOROTHY ANNE - Second Judgment Debtor**

NOTICE OF SALE IN EXECUTION - AUCTION

**2022-03-18, 10:00, SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN,  
ROODEPOORT**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R750,000.00 will be held at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT. The Plaintiff has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT ROODEPOORT on 18 MARCH 2022 at 10:00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT ROODEPOORT -182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT prior to the sale : CERTAIN: A Unit consisting of: (a) Section Number 28 as shown and more fully described on sectional plan no SS56/1996 in the scheme known as VALLEY PRIDE in respect of the land and building or buildings situated at STRUBENSVALLEI TOWNSHIP, Local Authority: CITY OF JOHANNESBURG, of which section the floor area, according to the said sectional plan, is 119 (one hundred and nineteen) 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 ST41972/2017 and subject to such conditions as set out in the aforesaid deed. Which bears the physical address: Unit 28 Valley Pride, Tanga Street, Strubens Valley, Roodepoort The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of Lounge, Dining Room, Kitchen , 3 Bedrooms, 2 Bathrooms, 1 Shower and 2 WC'S, Out Garage, Carport and Patio THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: 1. The Purchaser shall pay Auctioneer's commission as follows:- 1.1 6% on the first R100 000.00; 1.2 3.5% on R100,001.00 to R400,000.00; and 1.3 1.5% on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 in total plus VAT and a minimum of R3,000.00 plus VAT. 2 A deposit of 10% of the purchase price immediately on demand by the Sheriff, the balance of the purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished within 21 days from the date of sale. 3. The purchaser is responsible for the payment of the outstanding rates and levies 4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort . The office of the SHERIFF ROODEPOORT NORTH will conduct the sale. Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia: (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation - Proof of identity and address particulars (c) Payment of a registration fee of - R15,000.00 (refundable) - via EFT (d) Registration conditions: All bidders are required to present their identity documents together with their proof of residence for FICA The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF ROODEPOORT NORTH -182 Progress Road, Lindhaven, Roodepoort.

Dated at SANDTON, 2022-03-01.

Attorneys for Plaintiff(s): VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Telephone: 0115235300. Fax: 0115235326. Attorney Ref: BSeimenis/SV/MAT16730.

Case No: 11538/2020

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Applicant/Plaintiff and  
NNGIDIMISENI VINCENT NETSHITUDZI (Identity Number: 750912 5723 08 3), First Execution  
Debtor/Defendant and FEZEKA SWEETNESS NETSHITUDZI (Identity Number: 760708 0658 08 6), Second  
Execution Debtor Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 10:00, SHERIFF OF THE HIGH COURT, 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 against the 1st and 2nd Defendants on 24TH February 2021 in terms of which the following property will be sold in execution on 29TH MARCH 2022 at 10h00 by the JOHANNESBURG SOUTH at SHOP NO 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW to the highest bidder with reserve of R620 000.00: ERF 499 TURFFONTEIN TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 495 (FOUR HUNDRED AND NINETY-FIVE) SQUARE METRES HELD BY DEED OF TRANSFER T38085/2011 Also known as: 89 FERREIRA STREET, TURFFONTEIN, JOHANNESBURG ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, 4XBEDROOMS, KITCHEN, BATHROOM, TOILET OUTBUILDING: ROOM, TOILET, 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 for 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 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 SOUTH at SHOP NO 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW

Dated at SANDTON, 2022-02-07.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: A De La HUNT/NK/STA738/0016.

Case No: 6905/2020

Docex: Docex 235 Pretoria

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

In the matter between: **THE STANDARD BANK OF SOUTH AFRICA LIMITED REGISTRATION NUMBER: 1962/000738/06 Execution Creditor/ Plaintiff and KABELO JOHAKIME MUTLANYANA, (IDENTITY NUMBER: 830227 5668 08 7), Execution Debtor/ Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-22, 10:00, SHERIFF JOHANNESBURG WEST at 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Local Division, Johannesburg in the above action, a sale as a unit with a reserve of R300 000.00 will be held at the office of the SHERIFF JOHANNESBURG WEST at 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK on TUESDAY, 22 MARCH 2022 at 10H00 HRS the under mentioned property of the defendant on the conditions which will lie for inspection prior to the sale at the offices of SHERIFF JOHANNESBURG WEST at 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK. The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: LOUNGE, KITCHEN, 2 X BEDROOMS, 1 X BATHROOM. (Improvements / Inventory - Not Guaranteed) CERTAIN: A UNIT CONSISTING OF - (a) SECTION NUMBER 16 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SS264/2005, IN THE SCHEME KNOWN AS QUARTZ CLOSE IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ORMONDE EXTENSION 16 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 61 (SIXTY ONE) SQUARE METRES IN EXTENT; AND (b) AN UNDIVIDED SHARE IN THE COMMON PROPERTY IN THE SCHEME APPORTIONED TO THE SAID SECTION IN ACCORDANCE WITH THE PARTICIPATION QUOTA AS ENDORSED ON THE SAID SECTIONAL PLAN. HELD BY DEED OF TRANSFER NUMBER 10118/2012 AND SUBJECT TO SUCH CONDICTIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER NUMBER ST SITUATED AT: UNIT 16 QUARTZ CLOSE, 694 AKKER STREET/ 3 CHAMFUI CRESCENT, ORMONDE EXTENSION 16, JOHANNESBURG, 2091. TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale. 2. AUCTIONEER'S CHARGES, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the first R100 000.00 (HUNDRED THOUSAND RAND); 3.5% (THREE POINT FIVE PERCENT) on R100 001.00 (HUNDRED THOUSAND AND ONE RAND) up to R400 000.00 (FOUR HUNDRED THOUSAND) and 1.5% (ONE POINT FIVE PERCENT) on the balance of the proceeds of the sale subject to a maximum commission of R 40 000.00 plus Vat in total and a minimum of R 3000.00 plus Vat (inclusive in all instances of the Sheriff's bank charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser. TAKE FURTHER NOTICE THAT: 1. The sale is for cash or eft only. No cheques will be accepted and VAT at 15% will be payable. 2. This is a sale in execution pursuant to a judgment obtained in the above honourable court. 3. The rules of this execution will be available 24 hours prior to the auction at the office of the SHERIFF JOHANNESBURG WEST, 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK. 4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia: 4.1 Directives of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); 4.2 FICA legislation with regard to identity and address particulars; 4.3 Registration fee payable of R30 000.00, refundable after sale if not buying; 4.4 Registration for auctions is open the day before from 9:30 to 1Pm and closes at 09:30 on the day of auction; 4.5 Registration conditions. 5. The sale will be conducted at the offices of SHERIFF JOHANNESBURG WEST situated at 139 BAYERS NAUDE DRIVE, FRANKLIN ROOSEVELDT PARK. 6. Advertising costs at current publication tariffs & sale costs according to court rules will apply. 7. The auctioneer will be MR INDRAN ADIMOOLUM.

Dated at JOHANNESBURG.

Attorneys for Plaintiff(s): MOTHLE JOOMA SABDIA INC, Ground Floor, Duncan Manor Corner Jan Shoba and Brooks Streets Brooklyn, Pretoria. Telephone: 012 362 3137. Fax: 086 694 4081. Attorney Ref: A Hassim/Km/FOR2/0624 - Email: [Attiyahh@mjs-inc.co.za](mailto:Attiyahh@mjs-inc.co.za).

Case No: 23644/2016

IN THE HIGH COURT OF SOUTH AFRICA



## (GAUTENG DIVISION PRETORIA)

**In the matter between: BURGERBRUG BELEGGINGS (PTY) LTD, Execution Creditor and VERNON HEN-BOISEN, First Execution Debtor (Identity number 510701 5009 085) (married in-community of property to MATILDA CAROLINA HEN-BOISEN (Identity number 520411 0198 08), Second Execution Debtor**

## NOTICE OF SALE IN EXECUTION

**2022-03-30, 10:00, Sheriff Pretoria East, at Christ Church, 820 Pretorius Street, Arcadia, 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 without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: single freestanding, brick walls, tiled floors, electric fence consisting of lounge, 3 bedrooms with 1 on suite bathroom, 1 bathroom, 1 shower, 1 toilet, 1 kitchen, outside hut, wendy hut and 1 extra room/office/reception (Improvements / Inventory - No Guaranteed).

CERTAIN: HOLDING 9 PENDALE AGRICULTURAL HOLDINGS, REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG, MEASURING: 2,0235 (TWO COMMA ZERO THREE FIVE) HECTARES, HELD BY DEED OF TRANSFER T32136/2005, SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

MAGISTERIAL Pursuant to a judgment of the abovementioned Court dated 1 March 2021 and 2 December 2021 and under a writ of execution issued thereafter, the immovable property listed hereunder will be sold in execution on 30 March 2022 at 10h00 by the Sheriff Pretoria East, at Christ Church, 820 Pretorius Street, Arcadia, Pretoria to the Highest Bidder. Description: ERF 898, FEARIE GLEN TOWNSHIP EXT 2, REGISTRATION DIVISION JR IN THE MUNICIPALITY OF THE CITY OF TSHWANE situated at 644 RHODE STREET, FAERIE GLEN, PRETORIA and Measuring: 1000 square meters Improvements: (please note that nothing is guaranteed and/or no warranty is given in respect thereof) Main building: main house comprising of - 3 Bedrooms, 2 bathrooms, lounge, open plan kitchen, dining room, 4x covered carports, swimming pool Held by the Execution Debtors in their names under Deed of Transfer T32124/2014. Full conditions of sale can be inspected at the Sherriff Pretoria East, 813 Stanza Bopape Street, Arcadia, Pretoria and will also be read out by the Sherriff prior to the sale in execution. The execution Creditor, Sherriff and/or Plaintiff's Attorneys do not give any warranties with regard to any of the descriptions and/or improvements.

Dated at

Attorneys for Plaintiff(s): Johan Nysschens Attorneys, PMA House, Suite 5, Tijger Vallei Office Park, Silver Lakes Road, Silverlakes, Pretoria. Telephone: 012 809 9850. Attorney Ref: J Nysschens B54/111.

**Case No: 40331/2019**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration Number: 1962/000738/06), Plaintiff and LEPHOI AUGUSTINE NTSOEBEA (IDENTITY NUMBER: 851126 5330 082), Defendant**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 10:00, Sheriff Vanderbijlpark at Unit 5B Sentio Building Ground Floor Frikkie Meyer Vanderbijlpark**

This sale is a sale in execution pursuant to a judgement obtained in the above Honourable Court on the 01ST JUNE 2021 in terms of which the following property will be sold in execution on 24TH MARCH 2022 at 10H00 by The Sheriff Vanderbijlpark at Unit 5B Sentio Building Ground Floor Frikkie Meyer Vanderbijlpark to the highest bidder with reserve price of R200 000.00 CERTAIN: PORTION 618 OF ERF 410 VANDERBIJLPARK EAST NO 4 TOWNSHIP REGISTRATION DIVISION: I.Q. PROVINCE: GAUTENG MEASURING: 232 (TWO HUNDRED AND THIRTY TWO ) SQUARE METRES IN EXTENT HELD BY: DEED OF TRANSFER NO. T8411/2011 ZONED: RESIDENTIAL SITUATED AT: 618 DONGES STREET, VANDERBIJLPARK EAST 4 CHOSEN DOMICILIUM CITANDI ET EXECUTANDI: 21 DRIEZIEK 4, ORANGE FARM INVENTORY: LOUNGE, KITCHEN, 2 BEDROOMS, 1 BATHROOMS/TOILET (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 proceeds of the sale up to a



price of R100 000.00 (One Hundred Thousand Rand) and thereafter 3,5% (three comma five percent) on R100 001-00 to R400 000-00 and 1,5% (one comma five percent) on the balance of the proceeds of the sale, subject to a maximum commission of R40 000-00, plus VAT, 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), pay a deposit of 10% (ten percent) of the purchase price in cash or bank guarantee cheque on EFT into the Sheriff's Trust Account immediately upon closing of the bid and the balance against transfer 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 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 The Sheriff Vanderbijlpark at Unit 5B, Sentio Building, Ground Floor, Frikkie Meyer Vanderbijlpark. 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.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(refundable) one (1) day prior to the date of sale, by ways of EFT or bank guarantee cheque, or 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 Vanderbijlpark at Unit 5B Sentio Building Ground Floor Frikkie Meyer Vanderbijlpark, during normal office hours Monday to Friday. C/O BIELDERMANS INC 24 Chester Road Parkwood Johannesburg.

Dated at ROODEPOORT, 2022-01-19.

Attorneys for Plaintiff(s): Y JOHNSON INCORPORATED, Ground Floor, Block 5, Clearwater Office Park, Millenium Boulevard, Strubensvalley. Telephone: 011 675-7822. Fax: 086 611 9920. Attorney Ref: N45/318816/nm.

**Case No: 2004/21115**

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

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

**NOTICE OF SALE IN EXECUTION**

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

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A REMAINING EXTENT OF HOLDING 104 PRESIDENT PARK AGRICULTURAL HOLDINGS

SITUATE AT HLDG/04 PRETORIUS STREET, PRESIDENT PARK, MIDRAND

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

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

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

Dated at KRUGERSDORP, 2022-03-04.

Attorneys for Plaintiff(s): A VAN DER MERWE ATTORNEYS, UNIT 11 MONUMENT ARCH, 268 VOORTREKKER STREET, MONUMENT, KRUGERSDORP. Telephone: 010 597 7720. Attorney Ref: MS VAN DER MERWE/309.

Case No: 983/2021  
Docex: 19, Pretoria

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

**In the matter between: NEDBANK LIMITED (previously known as NEDCOR BANK LIMITED), PLAINTIFF and  
TLHOAELA HEROLD TSIMA, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, SHERIFF OF THE HIGH COURT, TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE  
ORCHARDS EXTENSION 3**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution to the highest bidder with a reserve set by court in the amount of R430 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 on 25TH MARCH 2022 at 11h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT TSHWANE NORTH at 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXTENSION 3 and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. PROPERTY: SECTION NO. 13 as shown and more fully described on Sectional Title Plan No. SS218/2009 in the scheme known as CAMLYN GARDENS in respect of ground and building/buildings situate at ERF 766 CLARINA, EXTENSION 28 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan; REGISTRATION DIVISION: JR, PROVINCE OF GAUTENG MEASURING: 49 (FOUR NINE) SQUARE METERS. HELD UNDER DEED OF TRANSFER NO: ST43655/2011 PROPERTY ZONED: Residential ALSO KNOWN AS: UNIT 13, CAMLYN GARDENS, 110 THERON STREET, CLARINA EXTENSION 28. IMPROVEMENTS: SECTIONAL TITLE UNIT SITUATED IN A COMPLEX, FACEBRICK SIMPLEX UNDER TILED ROOF. UNIT CONSISTING OF: 2 BEDROOMS, 1.0 BATHROOM, KITCHEN AND LIVING ROOM. (PARTICULARS NOT GUARANTEED). Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) FICA - legislation i.r.o. proof of identity and address particulars. c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

Dated at

Attorneys for Plaintiff(s): VAN HEERDEN INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Telephone: 012-111 0121. Attorney Ref: GROENEWALD/LL/GN1493.

Case No: 17353/2021

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED Execution Creditor/Plaintiff  
and SIWISA: NTSHIKOLELO HOWARD Execution Debtor/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-30, 10:00, SHERIFF PRETORIA EAST at CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE  
ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit without a reserve price will be held at the office of the Sheriff, MEYERTON AT 10 PIERNEEF BOULEVARD MEYERTON, on 3 JUNE 2021 at 14h00 hrs the under mentioned property of the Defendant on the Conditions which will lie for inspection prior to the sale at the offices of SHERIFF MEYERTON AT 10 PIERNEEF BOULEVARD, MEYERTON;

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: single freestanding, brick walls, tiled floors, electric fence consisting of lounge, 3 bedrooms with 1 on suite bathroom, 1 bathroom, 1 shower, 1 toilet, 1 kitchen, outside hut, wendy hut and 1 extra room/office/reception (Improvements / Inventory - No Guaranteed).

CERTAIN: HOLDING 9 PENDALE AGRICULTURAL HOLDINGS, REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG, MEASURING: 2,0235 (TWO COMMA ZERO THREE FIVE) HECTARES, HELD BY DEED OF TRANSFER T32136/2005, SUBJECT TO THE CONDITIONS THEREIN CONTAINED.

MAGISTERIAL DISTRICT: MIDVAAL. ALSO KNOWN AS: PLOT 9 ELIZABETH ROAD, PENDALE, GAUTENG PROVINCE. Terms: 10% (TEN PER CENT) 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) days from the date of sale. No third party guarantees will be accepted. AUCTIONEER'S CHARGES, payable on the day of the sale, to be calculated as follows: 6% (SIX PER CENT) on the first R100 000.00; 3.5% (THREE POINT FIVE PER CENT) on R100 001.00 - R400 000.00 plus Vat and 1.5% (ONE POINT FIVE PER CENT) 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 charges and other expenses incurred in paying the proceeds into his or her bank account), which commission will be paid by the purchaser.

1. The sale is for cash or EFT only. No cheques will be accepted and VAT at 15% will be payable.
2. The sale is a sale in execution pursuant to a judgment obtained in the above Honourable court.
3. The rules of the auction are available 24 hours prior to the auction at the This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 06TH August 2021 terms of which the following property will be sold in execution on 30TH MARCH 2022 at 10H00 by the SHERIFF PRETORIA EAST at CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA to the highest bidder with reserve of R295 730.24: A unit consisting of - a) SECTION NUMBER 155 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS174/2009, IN THE SCHEME KNOWN AS OUKRAAL APARTMENTS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT TIJGER VALLEY EXTENSION 39 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY 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 ST67104/2017. ("the Property") Also known as: 155 OUKRAAL BOULEVARD, HAZELDENE, PRETORIA ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, KITCHEN, 3BEDROOMS, BATHROOM (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 PRETORIA EAST. The office of the Sheriff for PRETORIA 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 R100 000.00 in EFT or bank cheque for the Sheriff Pretoria East Trust. 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 PRETORIA EAST at 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA..

Dated at SANDTON, 2022-02-07.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: A De La HUNT/NK/THE1797/0216.

Case No: 26185/2021

Docex: 19, Pretoria

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

**In the matter between: NEDBANK LIMITED (previously known as NEDCOR BANK LIMITED), PLAINTIFF and  
SOGA ADOLPHUS MBEKO, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, SHERIFF OF THE HIGH COURT, SOWETO EAST at 21 HUBERT STREET, WESTGATE,  
JOHANNESBURG**

In pursuance of judgment granted by this Honourable Court and a Warrant of Execution issued thereafter, the under mentioned immovable property will be sold in Execution with a reserve price of R410 000.00, subject to conditions of sale by THE SHERIFF OF THE HIGH COURT, SOWETO EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG on 28 MARCH 2022 at 10h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, SOWETO EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG (OPPOSITE JHB CENTRAL POLICE STATION) and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. ("VOETSTOOTS"). PROPERTY: ERF 7983, PIMVILLE ZONE 1 EXTENSION TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG MUNICIPALITY REGISTRATION DIVISION: I.Q., PROVINCE OF GAUTENG MEASURING: 273 (TWO, SEVEN, THREE) SQUARE METRES HELD UNDER DEED OF TRANSFER NO: T6772/2017 PROPERTY ZONED: Residential ALSO KNOWN AS: 31 MODJADJI SERVICE ROAD (ERF 7983) PIMVILLE ZONE 1 EXTENSION, PIMVILLE. IMPROVEMENTS: HOUSE CONSISTING OF: SINGLE STOREY HOUSE WITH CEMENT TILE ROOF; 2 AND ½ BEDROOMS, 1 BATHROOM, KITCHEN, LOUNGE, 2 OUTSIDE ROOMS AND GARAGE. (PARTICULARS NOT GUARANTEED). Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) FICA - legislation i.r.o. proof of identity and address particulars. c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

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. Telephone: 012-111 0121. Attorney Ref: GROENEWALD/LL/GN2888.

Case No: 17249/2021

Docex: 19, Pretoria

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

**In the matter between: NEDBANK LIMITED (previously known as NEDCOR BANK LIMITED), PLAINTIFF and  
MYNHARDT, ALEC DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 10:00, SHERIFF OF THE HIGH COURT, VANDERBIJLPARK at UNIT 5B SENTIO BUILDING,  
GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK**

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 without a reserve, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, VANDERBIJLPARK at UNIT 5B SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK on 25 MARCH 2022 at 10h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT VANDERBIJLPARK at, UNIT 5B SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. ("VOETSTOOTS"). SECTION NO. 32 as shown and more fully described on Sectional Title Plan No. SS319/2009 in the schedule known as RIVERSPRAY HEIGHTS in respect of building/buildings situate at ERF 152 RIVERSPRAY LIFESTYLE ESTATE, VANDERBIJLPARK TOWNSHIP, REGISTRATION DIVISION I.Q., GAUTENG PROVINCE, LOCAL AUTHORITY: EMFULENI LOCAL MUNICIPALITY and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan, MEASURING: 64 (SIX FOUR) SQUARE METERS HELD

BY DEED OF TRANSFER NO. ST98065/2015, SUBJECT TO THE CONDITIONS THEREIN CONTAINED; PROPERTY ZONED: Residential Also known as: FLAT 102, BLOCK C, (UNIT 32) RIVERSPRAY HEIGHTS, 11 AURIGA ROAD, RIVERSPRAY LIFESTYLE ESTATE, VANDERBIJLPARK. IMPROVEMENTS: DWELLING CONSISTING OF: 2 BEDROOMS, KITCHEN, LOUNGE, TOILET, BATHROOM AND CARPORT. (particulars not guaranteed); Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) FICA - legislation i.r.o. proof of identity and address particulars. c) Payment of a refundable Registration Fee. d) Registration conditions The auction will be conducted by the Sheriff, or his/her appointed Deputy. Advertising costs at current publication rates and sale costs according to court rules, apply. Purchaser shall pay the sheriff a deposit of 10 per cent of the purchase price in cash or by bank guaranteed cheque on the day of sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions, clause 4 of the Conditions of Sale. Should the purchaser received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price per month as per date of sale to date of transfer of property.

Dated at

Attorneys for Plaintiff(s): VAN HEERDEN INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Telephone: 012-111 0121. Attorney Ref: GROENEWALD/LL/GN3234.

**Case No: 45113/2017**

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. (Registration No. 2001/009766/07), Execution Creditor/Plaintiff and SANGWENI: PORTIA NTOMBIFUTHI (Identity No. 900519 1033 08 3), First Respondent/Defendant and SANGWENI: SIPHIWE BRANDON (Identity No. 730409 5346 08 5) Second Respondent/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 10:00, SHERIFF JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 05TH OCTOBER 2021 in terms of which the following property will be sold in execution on 31ST MARCH 2022 at 10h00 by the SHERIFF JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN to the highest bidder with reserve of R960 000.00: PORTION 10 OF ERF 70 CORLETT GARDENS EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.R, PROVINCE OF GAUTENG, MEASURING 378 (THREE HUNDRED AND SEVENTY-EIGHT) SQUARE METRES, HELD BY DEED OF TRANSFER NO T65078/2013, SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO. SITUATED: 10 WILLOW VIEW, 216 PRETORIA ROAD, CORLETT GARDENS EXTENSION 2 ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, KITCHEN, 3XBEDROOMS, 2XBATHROOMS (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, JOHANNESBURG EAST. The office of the SHERIFF 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 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 JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN..



Dated at SANDTON, 2022-02-09.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: ADeLeHunt/NK/SAHL/0250.

**Case No: 3090/2021**

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), Execution Creditor/Plaintiff and THABANG TSHEPISO INNOCENT HLATHI (Id No: 760202 5792 084), Execution Debtor/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-30, 10:00, SHERIFF RANDFONTEIN at 19 POLLOCK STREET, RANDFONTEIN**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 03RD August 2021 in terms of which the following property will be sold in execution on 30TH MARCH 2022 at 10H00 by the SHERIFF RANDFONTEIN at 19 POLLOCK STREET, RANDFONTEIN to the highest bidder with reserve of R331 932.04: ERF 2992 TOEKOMSRUS EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.Q, THE PROVINCE OF GAUTENG, MEASURING 295 (TWO HUNDRED AND NINETY-FIVE) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T11096/2018 Situated at: ERF 2992 TOEKOMSRUS EXTENSION 2 TOWNSHIP, HEREDODFER STREET, RANDFONTEIN ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, KITCHEN, 2XBEDROOMS, BATHROOM (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, RANDFONTEIN. The office of the SHERIFF RANDFONTEIN 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 office of the Sheriff of the High Court, SHERIFF RANDFONTEIN at 19 POLLOCK STREET, RANDFONTEIN.

Dated at SANDTON, 2022-02-07.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: A De La HUNT /NK/THE1797/0171.



Case No: 18872/2020

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

**In the matter between: SAWINDU 08(RF)(PTY) LIMITED (Registration No: 2013/222429/07), Applicant/Plaintiff and NKOKA: SAMUEL THABO (ID: 820907 5596 089) ,1st Respondent/Defendant and NKOKA: DIBOLELO DINEO REBECCA (ID: 840908 0717 080), 2<sup>nd</sup> Respondent/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 10:00, SHERIFF VEREENIGING at 97 GENL HERTZOG ROAD, THREE RIVERS VEREENIGING**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 28TH November 2019 in terms of which the following property will be sold in execution on 31ST MARCH 2022 at 10h00 by the SHERIFF VEREENIGING at 97 GENL HERTZOG ROAD, THREE RIVERS VEREENIGING. to the highest bidder with reserve of R213 000.00 ERF 3803 LAKESIDE TOWNSHIP, REGISTRATION DIVISION I.Q.; THE PROVINCE OF GAUTENG, MEASURING 230 (TWO HUNDRED AND THIRTY) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T080168/2015, SUBJECT TO THE CONDITIONS THEREIN CONTAINED; (specially executable); SITUATED AT: 3808 - 17th STREET, LAKESIDE PROPER, EVATON, VEREENIGING ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAIN BUILDING: 2XBEDROOMS, KITCHEN, LOUNGE, TOILET, BATHROOM (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 VEREENIGING. The offices of the Sheriff for VEREENIGING 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 VEREENIGING at 97 GENL HERTZOG ROAD, THREE RIVERS VEREENIGING S.

Dated at SANDTON, 2022-02-09.

Attorneys for Plaintiff(s): STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Telephone: (010) 201-8600. Attorney Ref: A De La HUNT/NK/HOU82/0241.

Case No: 2640/2021

Docex: 220 Pretoria

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

**In the matter between: NEDBANK LIMITED, Plaintiff and BERNARD STANLEY MASHER (ID No: 710823 5159 088), First Defendant and LUCRETIA VIRGINIA MASHER (ID No: 710814 0065 081), Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-23, 09:00, 99 Jakaranda Avenue, West Acres, Mbombela**

Certain Property: Erf 730 Riverside Park, Extension 5 Township, the Mpumalanga Province, measuring 796 square metres, held under Deed of Transfer No. T000005045/2013, situated at 48 Gamtoos Circle THE PROPERTY IS ZONED: Freehold Improvements: The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: Description: the property is situated at Erf 730 Riverside Park, Extension 5 Township and consists out of a main building, with 3 bedrooms, 2 bathrooms and 3 other rooms (kitchen, living room and study). 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 3.5% (three comma five percent) on R100 001.00 (one hundred thousand and one rand) to R400 000.00 (four hundred thousand rand) of the proceeds of

the sale, and 1.5% (one comma five percent) on the balance thereof, up to a maximum fee of R40 000.00 (forty thousand rand) plus VAT thereon and a minimum of R3 000.00 (three thousand rand) plus VAT thereon; pay a deposit of 10% (ten percent) in cash into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty-one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. Should the purchaser elect to pay the balance of the purchase price, this must be paid into the Sheriff's Trust account within 21 days (Court days), from date of sale as per paragraph 7.2 of the Conditions of Sale in which case any claim for interest shall lapse. The Sheriff Nelspruit 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 Registration deposit of R40 000.00 in cash. D) Registration conditions. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at 99 Jakaranda Avenue, West Acres, Mbombela, during normal office hours Monday to Friday.

Dated at CENTURION, 2022-01-28.

Attorneys for Plaintiff(s): Baloyi Swart and Associates, 3 Sandstone Avenue, Zwartkop Extension 8, Centurion, Pretoria. Telephone: 0861 298 007. Fax: 0861 298 008. Attorney Ref: NED2/0526.

**Case No: 2021/25249**

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

**In the matter between: SS ROSEACRES (SS No: 134/1983) – Applicant and ELIZABETH VOYI N.O. (In her capacity as Executrix of the Estate Late NTHWALE BENJAMIN LEROKE: 032375/2012) - First Respondent, ELIZABETH VOYI N.O. (In her capacity as Executrix of the Estate Late MAKATOLE AGNES LEROKE: 32382/2012) - Second Respondent and CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Third Respondent**

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

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 15 September 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Unit 34, Flat 703, in the scheme known as Rose Acres, with scheme number 134/1983, under Title Deed ST60562/1996 which is better known as UNIT 34, FLAT 703, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 38 (thirty eight square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST60562/1996.

Also known as UNIT 34, FLAT 703, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: ROS1/0006.

Case No: 2021/39567

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

**In the matter between: SS ROSEACRES (SS No: 134/1983) – Applicant and PIDA TAKESURE (ID NO: 740804 6236 08 7) - First Respondent, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Second Respondent**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 10 November 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Flat 705, Unit 36, in the scheme known as Rose Acres, with scheme number 134/1983, under Title Deed ST64526/2002 which is better known as FLAT NUMBER 705, UNIT 36, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 68 (sixty eight square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST64526/2002.

Also known as FLAT NUMBER 705, UNIT 36, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

## THE CONDITIONS OF SALE:

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: ROS1/0004.

Case No: 2021/39568

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

**In the matter between: SS ROSEACRES (SS No: 134/1983) – Applicant and TWALA PHUMELELO RACHAEL (ID NO: 710514 0267 08 9) - First Respondent and CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Second Respondent**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 10 November 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Flat 403, Unit 19, in the scheme known as Rose Acres, with scheme number 134/1983, under Title Deed ST49518/2001 which is better known as FLAT NUMBER 403, UNIT 8, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 38 (thirty eight square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST49518/2001.

Also known as FLAT NUMBER 403, UNIT 19, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone 011 763 3050. Fax: 011 760 4767. Attorney Ref: ROS1/0002.

**Case No: 2021/38426**

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

**In the matter between: SS ROSEACRES (SS No: 134/1983) – Applicant and XOLANI STEVEN SANGWENI N.O. (In his capacity as Executor of the Estate Late JEOFFREY SANGWENI: 004315/2013) - First Respondent and CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Second Respondent**

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

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 10 November 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Flat 202, Unit 8, in the scheme known as Rose Acres, with scheme number 134/1983, under Title Deed ST54007/2008 which is better known as FLAT NUMBER 202, UNIT 8, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 81 (eighty one square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST54007/2008.

Also known as FLAT NUMBER 202, UNIT 8, ROSEACRES, 44 GOLDBREICH STREET, HILLBROW, JOHANNESBURG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: ROS1/0001.

**Case No: 2021/38989**

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

**In the matter between: TYGERBERG BODY CORPORATE (SCHEME NO: 122/1992)- Applicant and MOSHOKO ONICA MAGANYELE (ID NO: 700103 0612 080) - 1st Respondent, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, 2nd Respondent and B KAPLAN ESTATES (PTY) LTD (REG NO: 1968/001096/07) - 3rd Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 10 November 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Door 1404, Unit 147, in the scheme known as Tygerberg, with scheme number 122/1992, under Title Deed ST49498/2002 which is better known as DOOR NUMBER 1404, UNIT 147, TYGERBERG, 46-48 PRIMROSE TERRACE, BEREJA, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 74 (seventy four square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by the First Respondent under deed of transfer ST49498/2002.

Also known as Door Number 1404, Unit 147, Tygerberg, 46 - 48 Primrose Terrace, Berea, Johannesburg.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of 1x Bathroom, 1x Bedroom, 1x Kitchen and/or 1x Lounge.

THE CONDITIONS OF SALE:

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: TYG1/0033.

**Case No: 2021/13162**

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

**In the matter between: SS TYGERBERG (SS NO: 122/1992) – Applicant and MODISE MATSOBANE KOOS (ID NO: 520902 5666 08 4) - First Respondent, MODISE MAMMA CECILIA (ID NO: 550711 0848 08 1) - Second Respondent and THE CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Third Respondent, ABSA BANK LTD - Fourth Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 15 October 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

PROPERTY: Unit 228, Door 2308, in the scheme known as Tygerberg, with scheme number 122/1992, under Title Deed ST42757/2003 which is better known as DOOR NUMBER 2308, UNIT 228, TYGERBERG, 46-48 PRIMROSE TERRACE, BEREJA, JOHANNESBURG, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 284 (two hundred and eighty four square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by the First and Second Respondent under deed of transfer ST42757/2003

Also known as Door Number 2308, Unit 228, Tygerberg, 46 - 48 Primrose Terrace, Berea, Johannesburg.



The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of 1x Bathroom, 2x Bedroom, 1x Kitchen and/or 1x Lounge.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: TYG1/0022.

**Case No: 27869/2016**

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

**In the matter between: THE BODY CORPORATE OF TYGERBERG (Scheme No: 122/1992) – Applicant and MASINGE, MARHUMVINI ERIC (Identity Number: 480127 5204 08 6) - First Respondent, MASINGE, REBECCA PHILISIWE (Identity Number: 591104 0849 08 8) - Second Respondent and NOMBEKO, IDAH MONOALIBE (Identity Number: 701003 0999 082) - Third Respondent**

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

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 27 October 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central, at 21 Hubert Street, Johannesburg, at 10:00 to the highest bidder.

**PROPERTY:** Section No: 114 as shown and more fully described on Sectional Scheme No: 122/1992 in the scheme known as TYGERBERG in respect of land and building or buildings situated at BERE, 1338.1 : CITY OF JOHANNESBURG, of which section the floor area, according to the said sectional title scheme is 74.000 square meters in extent in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 74 (seventy four square meters) sqm. in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by the First and Second Respondent under deed of transfer ST16492/1997.

Also known as Door Number 1104, Section 114, Tygerberg, 46 - 48 Primrose Terrace, Berea, Johannesburg.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of 1x Bathroom, 1x Bedroom, 1x Kitchen and/or 1x Lounge.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: TYG1/0017.



Case No: 38062/2018

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

**In the matter between: REYNARD HALL BODY CORPORATE (Scheme Number: SS116/1982) – Applicant and MINA NONGANTONI MHLANLUKA N.O. (In her capacity as executrix of ESTATE LATE: TSHIFIWA ALBERT SIGADULI) - First Respondent, CHRISTEL BESTER N.O. (in her capacity as the executrix of the Estate Late JOHANNES NICOLAAS PAUL JANSEN VAN VUUREN) - Second Respondent and THE CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Third Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 18 October 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg at 10:00 to the highest bidder:

PROPERTY: Door 1208, Unit 140, in the scheme known as Reynard Hall, with Scheme Number 116/1982, under title deed ST48985/2003, which is better known as Door Number 1208, Unit 140, Reynard Hall, Edith Cavell Street, Hillbrow, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 61 (sixty one square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST48985/2003.

Also known as Door Number 1208, Unit 140, Reynard Hall, Edith Cavell Street, Hillbrow.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

THE CONDITIONS OF SALE:

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Johannesburg Central within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref REY1/0001.

Case No: 2021/37899

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

**In the matter between: PARK MANSIONS BODY CORPORATE (Scheme Number: SS144/1984) – Applicant and THOKOZANI HAPINESS MAKHAZA (ID NO: 760808 1102 08 2) - First Respondent and CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Second Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 18 October 2021, the property listed below will be sold in execution by the Sheriff Johannesburg Central, on the 28th of March 2022 at Sheriff Johannesburg Central at 21 Hubert Street, Johannesburg at 10:00 to the highest bidder:

PROPERTY: Door 102, Unit 3, in the scheme known as Park Mansions, with Scheme Number 144/1984, under title deed ST40500/2003, which is better known as Door Number 102, Unit 3, Park Mansions, 12 van der Merwe Street, Hillbrow, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 42 (forty two square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST40500/2003.

Also known as Door Number 102, Unit 3, Park Mansions, 12 van der Merwe Street, Hillbrow.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

THE CONDITIONS OF SALE:

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Johannesburg Central within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg Central, 21 Hubert Street, Johannesburg..

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: PAR3/0019.

**Case No: 2021/37176**

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

**In the matter between: SS PINEHURST BODY CORPORATE (SS NO: 121/1981) – Applicant and TMANGENGELELE MANDY (ID NO: 830607 0578 08 6) - First Respondent, STANDARD BANK LIMITED - Second Respondent and CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY - Third Respondent**

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

**2022-03-31, 10:00, Sheriff Johannesburg Central - 21 Hubert Street, Johannesburg**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 25 October 2021, the property listed below will be sold in execution by the Sheriff Johannesburg East, on the 31st of March 2022 at Sheriff Johannesburg East at 69 Juta Street, Braamfontein at 10:00 to the highest bidder:

PROPERTY: Door Number 106, Unit 6, in the scheme known as PINEHURST, with Scheme Number 121/1981, under title deed ST79119/2004, which is better known as Flat Number 106, Unit 6, Pinehurst, 106 Louis Botha Avenue, Yeoville, Johannesburg, in the city of Johannesburg Metropolitan Municipality of which section the floor area, according to the sectional plan 38 (thirty eight square metres) sqm in extent; and An undivided share in the common property in the scheme appointed to the said section accordance with the participation quota as enclosed on the said sectional plan. Held by deed of transfer ST79119/2004.

Also known as FLAT NUMBER 106, UNIT 6, PINEHURST, 106 LOUIS BOTHA AVENUE, YEOVILLE, JOHANNESBURG.

The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: The property comprising of: Kitchen, Bathroom and the Main Room.

**THE CONDITIONS OF SALE:**

10% of the purchase price and the sheriff's costs in cash on the day of the sale and the balance payable against registration of transfer, to be secured by a bank or other acceptable guarantee to be furnished to the sheriff of the Court, Johannesburg East within 21 days from the date of sale. The conditions of sale are open for inspection at the offices of the Sheriff of the Court, Johannesburg East, 69 Juta Street, Braamfontein.

Dated at Roodepoort, 2022-02-11.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley. Telephone: 011 763 3050. Fax: 011 760 4767. Attorney Ref: PIN3/0001.

Case No: 2020/09513

Docex: 172 Johannesburg

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the application of: FirstRand Bank Limited, Applicant and TREVOR JAMES YOUNG, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 11:00, 44 SILVER FINE AVENUE, MORET, RANDBURG, GAUTENG PROVINCE**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 10th of December 2020 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 RANDBURG SOUTH WEST on THURSDAY the 31ST day of MARCH 2022 at 11:00 at 44 SILVER PINE AVENUE, MORET, RANDBURG, GAUTENG PROVINCE with a reserve price of R1 100 000.00.

CERTAIN: ERF 176 FONTEINEBLEAU TOWNSHIP, REGISTRATION DIVISION: I Q, THE PROVINCE OF GAUTENG, MEASURING: 1 784 SQUARE METRES

HELD UNDER DEED OF TRANSFER NO T110408/1998 and T105493/2004

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Special Residential (not guaranteed)

The property is situated at 50 ELISE ROAD, FOUNTAINEBLEAU and consist of Main Dwelling which consist of 1 Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms, 1 Shower, 2 water closets, 2 Out Garages, 5 Carports, 1 Bar Room and a water closet and a Second Dwelling consisting of 1 Lounge, Kitchen, 2 Bedrooms, 1 Bathroom, 1 shower and 2 water closets (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 RANDBURG SOUTH WEST situated at 44 SILVER PINE AVENUE, MORET, RANDBURG, 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 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 (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 Johannesburg, 2022-01-21.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/ms/68526.

Case No: 16100/2017

Docex: 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 Venter, Adriaan Stephanus, Judgment Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-30, 09:00, 39a Louis Trichardt Street, Alberton North**

In execution of a judgement of the High Court of South Africa, Gauteng Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R373 012.07 will be held by the offices of the Sheriff of the High Court Palm Ridge at 39a Louis Trichardt Street, Alberton North, on Wednesday the 30th day of March 2022 at 09h00 of the undermentioned property of the Judgement Debtor subject to the Conditions of Sale: Property Description: Erf 1950 Mayberry Park Township Registration Division I.R, the Province Of Gauteng Measuring 1 177 (One Thousand one Hundred and Seventy Seven) Square Metres Held by Deed of Transfer No. T1171/1995 and situate at 6 Coral

Street, Mayberry Park, Alberton, Gauteng in the Magisterial District of Ekurhuleni Central, Improvements: The following information is furnished in respect of the improvements, though in this respect nothing is guaranteed: Constructed of Brick Walls and Tile Roof; Main Building: Lounge, Dining Room, Kitchen, 3 Bedrooms, 3 Bathrooms (New Improvements Under Construction) Outbuildings: None Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: The Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Palm Ridge at 39a Louis Trichardt Street, Alberton North. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). All prospective bidders will be required to: 1. All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriff's of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. 2. 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. 3. Pay to the Sheriff a refundable deposit in the sum of R15 000.00 prior to the commencement of the auction by way of electronic funds transfer to obtain a buyers card. 4. The purchaser shall pay the sheriff a deposit of 10 per cent of the purchase price in cash 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 or her attorney, and shall be furnished to the Sheriff within 21 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 as per the conditions of sale. 7. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent at the rate of 1% of the purchase price per month from date of occupation until date of transfer. 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, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S43141.

**Case No: 16648/2021**

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

**In the matter between: Absa Bank Limited, Execution Creditor and Domingos Venancio, Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-03-29, 10:00, Unit C1 Mount Royal, 657 James Crescent, Halfway House**

IN Execution of a Judgment of the High Court of South Africa, (Gauteng Local Division, Johannesburg) in the abovementioned suit, the Property shall be sold by the Sheriff Randburg West to the highest bidder subject to a reserve price of R504,000.00 and will be held at Unit C1 Mount Royal, 657 James Crescent, Halfway House on 29 March 2022 at 11:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at Unit C1 Mount Royal, 657 James Crescent, Halfway House, prior to the sale.

A unit consisting of:

(a) Section no. 19 as shown and more fully described on Sectional Plan No. SS1050/2004 in the scheme known as Ferngate in respect of the land and building or buildings situate at Dainfern Extension 18 Township, Local Authority: City of Johannesburg, of which section the floor area, according to the said sectional plan, is 100 (One Hundred) square metres in extent;

(b) and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said Sectional Plan.

Held under Deed of Transfer No. ST61241/2006

situated at Unit 19 Ferngate, 1825 A Gateside Avenue, Dainfern Ext 18

Situated in the Magisterial District of Randburg West.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Dining Room, Kitchen, 2 Bathrooms, 2 Bedrooms

Outside Buildings: None

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg, 2022-02-09.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc. c/o Vermaak & Partners Inc., 3rd Floor, 54 On Bath, 54 Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT433939/LWEST/MB. Attorney Acct: Hammond Pole Majola Inc., Boksburg

**Case No: 24506/2019**

**Docex: DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Nedbank Limited, Execution Creditor and Tiale: Thapelo Judgment Debtor**

**NOTICE OF SALE IN EXECUTION**

**2021-03-30, 10:00, Sheriff Randfontein, 19 Pollock Street, Randfontein**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 06 September 2021, in terms of which the below property will be sold in execution by the Acting Sheriff RANDFONTEIN on WEDNESDAY, 30 MARCH 2022 at 10:00 at 19 POLLOCK STREET, RANDFONTEIN to the highest bidder with a court reserve of R717 000.00.

ERF 70 HELIKON PARK TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING 991 (NINE HUNDRED AND NINETY ONE) SQUARE METRES

HELD BY DEED OF TRANSFER NO.T9316/2017 SUBJECT TO THE CONDITIONS THEREIN CONTAINED

which is certain, and is zoned as a residential property inclusive of the following: Main Building: 3 BEDROOMS, 2 BATHROOM, KITCHEN, LIVINGROOM AND A DINING ROOM,

Cottage - 1 BEDROOM, 1 BATHROOM, 1 KITCHEN

WHICH CANNOT BE GUARANTEED

The property is situated at: 14 TARENTAAL STREET, HELIKONPARK, RANDFONTEIN in the magisterial district of RANDFONTEIN

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 RANDFONTEIN at 19 POLLOCK STREET, RANDFONTEIN.

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 are required by sheriff (refundable) payable by EFT

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 Acting Sheriff RANDFONTEIN at 19 POLLOCK STREET, RANDFONTEIN during normal office hours from Monday to Friday.

Dated at Johannesburg, 2022-02-01.

Attorneys for Plaintiff(s): Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton. Telephone: (011) 292-5777. Fax: (011) 292-5775. Attorney Ref: N GAMBUSHE/MAT12184/rm. Attorney Acct: Citizen.

**Case No: 21310/2020**

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

**In the matter between: INVESTEC BANK LIMITED, REGISTRATION NUMBER: 1969/004763/06, Plaintiff and  
BOMKAZI SIBOYANA, IDENTITY NUMBER: 880411 0860 08 4, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-30, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit without a reserve price will be held by the SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG on the 30th day of March 2022 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of TSHWANE CENTRAL on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA, GAUTENG.

BEING:

A UNIT CONSISTING OF-

A) SECTION NUMBER 30 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SS1138/2018 IN THE SCHEME KNOWN AS IXIA COURT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATED AT REMAINING EXTENT OF ERF 662 MURRAYFIELD TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY, OF WHICH SECTION THE FLOOR AREA ACCORDING TO THE SAID SECTIONAL PLAN IS 44 (FORTY FOUR) SQUARE METRES IN EXTENT;

B) AN UNDIVIDED SHARE IN AND TO THE COMMON PROPERTY IN THE SCHEME APPORTIONED TO THE SAID SECTION IN ACCORDANCE WITH THE PARTICIPATION QUOTA AS ENDORSED ON THE SAID SECTIONAL PLAN.

HELD BY DEED OF TRANSFER ST57179/2017;

SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED.

PHYSICAL ADDRESS: 30 IXIA COURT, 205 ROSSOUW STREET, MURRAYFIELD, PRETORIA, GAUTENG.

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

A SECTIONAL TITLE UNIT CONSISTING OF (NOT GUARANTEED): 1X BEDROOM, 1X BATHROOM, 1X KITCHEN, 1X LIVING ROOM

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, 2022-02-04.

Attorneys for Plaintiff(s): Delberg Attorneys, Delberg Attorneys: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Telephone: (012) 361-5001. Fax: (012) 361-6311. Attorney Ref: LIANA KILIAN-EASTES / VTEC0168.



**Case No: 1273/2020****Docex: 97, Pretoria**

## IN THE HIGH COURT OF SOUTH AFRICA

[Mpumalanga Division, Middelburg (Local Seat)]

**In the matter between: ABSA Bank, Execution Creditor and GABRIEL STEPHANUS STEYN, ID: 750421 5048 08 7, 1st Judgment Debtor and LYNETTE REGINA STEYN, ID: 750516 0082 08 8, 2nd Judgment Debtor**

## NOTICE OF SALE IN EXECUTION

**2022-03-30, 10:00, Sheriff Secunda/Highveldridge/Evander, 25 Pringle Street, Secunda**

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 Debtors on 1 MARCH 2021 in the above action. The sale in execution with a reserve price of R2 000 000.00 will be held by the Sheriff of the High Court, SECUNDA HIGHVELDRIDGE EVANDER on WEDNESDAY 30 MARCH 2022, at 10H00 at the Sheriff's Office, 25 Pringle Street, Secunda, Mpumalanga Province of the undermentioned property of the Judgment Debtors 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 Sheriff's Office, 25 Pringle Street, Secunda, Mpumalanga Province:

Portion 17 Of Erf 8454 Secunda 32 Township, Registration Division I.S., Mpumalanga Province

Physical Address: 17 Sunbury Estate, 5 Addo Street, Secunda X32

Measuring: 486 (four hundred and eighty-six) square meters and held by Judgment Debtors in Terms of Deed of Transfer No. T8034/2012.

The property is zoned: Residential

Improvements are: 6 Bedrooms, 3 Bathrooms, Open Kitchen with Living Room, 2 Garages, 1 Entertainment Area and Swimming pool.

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 Thousand and One Rand (R100 001.00) to Four Hundred Thousand Rand (R4 00 000.00) 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, 2022-02-03.

Attorneys for Plaintiff(s): VZLR Attorneys, Monument Office Park, 71 Steenbok Avenue, 1st Floor, Block 3 Monumentpark. Telephone: 012 435 9444. Fax: 012 435 9555. Attorney Ref: MAT146277/E NIEMAND/ME.

**Case No: 31487/2016****Docex: 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 Sivpersad, Ranjeev, First Judgment Debtor and Sivpersad, Manormani, Second Judgment Debtor**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-01, 10:00, 182 Progress Road, Lindhaven Roodepoort**

In execution of a judgment of the High Court of South Africa, Gauteng Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R750 000.00 will be held by the offices of the Sheriff of the High Court Roodepoort North at 182 Progress Road, Lindhaven Roodepoort, on Friday the 1st day of April 2022 at 10h00 of the undermentioned property of the First and Second Judgment Debtor subject to the Conditions of Sale: Property Description: Erf 156 Weltevredenpark Extension 5 Township Registration Division I.Q., The Province of

Gauteng In Extent: 1 030 (One Thousand and Thirty) Square Metres Held by Deed of Transfer T39740/2006 and situate at 14 Rooisring Street, Weltevredenpark Extension 5, Roodepoort, Gauteng in the Magisterial District of Johannesburg West, Improvements: The following information is furnished in respect of the improvements: Constructed of Face Brick Walls and Clay Tile Roof; Main Building: Entrance Hall, Lounge, Dining Room, Living Room, Study, Kitchen, 4 Bedrooms, 2 Bathrooms, Covered Patio Out Buildings: 2 Garages; Staff Quarters, Staff Bathroom, 2 Carports, Swimming Pool Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: The Rules of the auction and Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Roodepoort North at 182 Progress Road, Lindhaven Roodepoort. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriff's of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. All prospective bidders will be required to: 1. Register with the Sheriff prior to the auction; and 2. 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. 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, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S51639.

**Case No: 2021/17874**

**Docex: DX31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Nedbank Limited, Execution Creditor and SHIVALO: SEIPATI, Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 10:00, SHOP NO.2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 11 August 2021 in terms of which the below property will be sold in execution by the Sheriff JOHANNESBURG SOUTH on TUESDAY, 29 MARCH 2022 at 10:00 at SHOP NO.2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW to the highest bidder with a court reserve R490 500.00. ERF 408 REGENTS PARK ESTATE TOWNSHIP REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T43544/2018. SUBJECT TO THE CONDITIONS THEREIN CONTAINED ("the mortgaged property") which is certain and is zoned as a residential property inclusive of the following: A single storey dwelling with brick walls, iron roof and tiled floors comprising of lounge, kitchen, 2 bedrooms, and 1 bathroom - WHICH CANNOT BE GUARANTEED. The property is situated at: 7 ALICE STREET, REGENTS PARK ESATE, 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 Sheriff JOHANNESBURG SOUTH at SHOP NO.2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW. 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 in cash or EFT that must reflect in 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. 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 JOHANNESBURG SOUTH at SHOP NO. 2 VISTA CENTRE, 22 HILARY ROAD, CNR TREVOR STREET, GILLVIEW during normal office hours from Monday to Friday.

Dated at Johannesburg, 2021-12-13.

Attorneys for Plaintiff(s): Lowndes Dlamini Attorneys, Ground Floor 56 Wierda Road East cnr. Albertyn Road, Wierda Valley, Sandton. Telephone: (011) 292-5777. Fax: (011) 292-5775. Attorney Ref: N GAMBUSHE/fp/MAT29048. Attorney Acct: Citizen.

**Case No: 24531/2019**

**Docex: 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 Selowa, Kanego Ronny, Judgment Debtor**

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

**2022-03-29, 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 Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R800 000.00 will be held by the offices of the Sheriff of the High Court Johannesburg South at Shop No. 2 Vista Centre, 22 Hillary Road, Cnr Trevor Street, Gillview, on Tuesday the 29th day of March 2022 at 10h00 of the undermentioned property of the Judgment Debtor subject to the Conditions of Sale: Property Description: Erf 257 Regents Park Estate Township Registration Division I.R., the Province of Gauteng Measuring 495 (Four Hundred and Ninety Five) Square Metres Held by Deed of Transfer No. T50040/2017 and situate at 14 Rosetta Street, Regents Park Estate, Johannesburg, Gauteng in the Magisterial District of Johannesburg Central. Improvements: The following information is furnished in respect of the improvements: Constructed of Brick Walls and Metal Roof; Main Building: Entrance Hall, Lounge, Dining Room, Study, Kitchen, 4 Bedrooms, 2 Bathrooms, Covered Patio Out Buildings: Garage, Staff Quarters, Staff Bathroom, Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: 1. This is a sale in execution (auction) pursuant to a judgement obtained in the above court. The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers J.A. Thomas and/or P. Ora and/or A Jegels. 2. The Rules of the auction and Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Johannesburg South at Shop No. 2 Vista Centre, 22 Hillary Road, Cnr Trevor Street, Gillview, 24 hours before the auction. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). 3. All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriff's of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. 4. All prospective bidders will be required to: 4.1 Register with the Sheriff prior to the auction; and 4.2 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. 4.3 Pay to the Sheriff a refundable deposit in the sum of R50 000.00 that must reflect in the Sheriff's bank account prior to the date of sale by way of electronic funds transfer or cash payment. 5. 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.

Dated at RIVONIA, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S55813.

Case No: 16984/2019

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

**In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) (PTY) LTD, 1<sup>st</sup> Applicant and ABSA BANK LIMITED, 2<sup>nd</sup> Applicant and VUSIMUZI ARNOLD SEKGOBELA, IDENTITY NUMBER: 751207 5473 08 9, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-30, 10:00, CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA) PRETORIA, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit with a reserve price of R800 909.90 will be held by the SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA) PRETORIA, GAUTENG on the 30th day of March 2022 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which immovable property falls within the Magisterial district of TSHWANE CENTRAL on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at 813 STANZA BOPAPE STREET, ARCADIA) PRETORIA, GAUTENG.

BEING: PORTION 2 OF ERF 873 FAERIE GLEN EXTENSION 2 TOWNSHIP; REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 439 (FOUR HUNDRED AND THIRTY NINE) SQUARE METRES

HELD BY DEED OF TRANSFER T67515/2017

SUBJECT TO THE CONDITIONS THEREIN CONTAINED;

PHYSICAL ADDRESS: 9 LANGERUG STREET, FAERIE GLEN, PRETORIA, GAUTENG.

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

A DWELLING CONSISTING OF (NOT GUARANTEED): 2X LIVING ROOMS, 3X BEDROOMS, 2X BATHROOMS, 1X KITCHEN, 2X GARAGES

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, 2022-01-07.

Attorneys for Plaintiff(s): Delberg Attorneys Inc., Delberg Attorneys Inc, Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Telephone: (012) 361-5001. Fax: (012) 361-6311. Attorney Ref: BONETTE TENNER / AHL2037.

Case No: 2021/4371

Docex: 172 Johannesburg

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

**In the application of: FirstRand Bank Limited, Applicant and Vathawan Naransamy, Respondent**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 11:00, 44 SILVER FINE AVENUE, MORET, RANDBURG, GAUTENG PROVINCE**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 21st of October 2021 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of RANDBURG SOUTH WEST on THURSDAY the 31st day of MARCH 2022 at 11:00 at THE HERIFF'S OFFICE, 44 SILVER PINE AVENUE, MORET, RANDBURG with a reserve price of R361 851.08.

CERTAIN: SECTION NO 3 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS187/1983 IN THE SCHEME KNOWN AS WINDSOR LODGE IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT WINDSOR TOWNSHIP, CITY OF JOHANNESBURG, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 121 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 ST63212/2005 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED.

ZONING: Special Residential (not guaranteed)

The property is situated at UNIT 3 (DOOR 3) WINDSOR LODGE, 1 VISCOUNT STREET, WINDSOR and consist of Lounge, Dining Room, TV Room, Kitchen, 2 Bedrooms, 2 Bathrooms and 1 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 Palm Ridge, situated at 68 - 8th Avenue, Alberton North, Province of Gauteng or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

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

a) Directive of the Consumer Protection Act 68 of 2008.

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

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

c) Prospective buyers have to register on the day of sale and pay a deposit of R10 000 (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 Johannesburg, 2022-01-24.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/ms/70990.

Case No: 30590/2020

Docex: PH46A

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

**In the matter between: Firststrand Bank Limited, Judgement Creditor and Wilfred Moyo, 1st Judgement Debtor  
and Emma Magdeline Moyo, 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2022-03-28, 10:00, 21 Hubert Street, Johannesburg**

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 Central to the highest bidder subject to a reserve price of R296 126.41 and will be held at 21 Hubert Street, Johannesburg on 28 March 2022 at 10H00 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 21 Hubert Street, Johannesburg, prior to the sale.

1. A unit consisting of:

(a) Section No. 13 as shown and more fully described on Sectional Plan No. SS111/1996 in the scheme known as Mirlan in respect of the land and building or buildings situate at Berea Township, Local Authority: City of Johannesburg, of which section the floor area, according to the said sectional plan, is 150 (One Hundred and Fifty) square metres in extent;

(b) and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said Sectional Plan.

Held under Deed of Transfer No. ST8415/2007

2. An exclusive use area described as Parking Bay No 15 measuring 10 (Ten) square metres being as such part of the common property, comprising the land and the scheme known as Mirlan in respect of the land and building or buildings situate at Berea Township, Local Authority: City of Johannesburg, as shown and more fully described on Sectional Plan No. SS111/1996 held by Notarial Deed of Cession No. SK521/2007

situated at Unit 13 (Door 301) Mirlan (AKA Mirlan Court), 80 Mitchelle Street, Berea.

Situated in the Magisterial District of Johannesburg Central.

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, 3 Bedrooms, 2 Bathrooms, 1 Shower, 2 WC's, Dressing Room.

Outside Buildings: Parking Bay.

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc, Boksburg, 2022-02-02.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT440251\LM/MB. Attorney Acct: Hammond Pole Majola Inc, Boksburg.



**Case No: 36625/2020****Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited, Judgement Creditor and Stephen Tsatsilebe Moshane,  
Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2022-03-30, 09:00, 39a Louis Trichardt Street, Albertyn 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 Palmridge to the highest bidder subject to a reserve price of R490 000.00 and will be held at 39a Louis Trichardt Street, Albertyn North on 30 March 2022 at 09H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 39a Louis Trichardt Street, Albertyn North prior to the sale.

Certain: Erf 225 Watervalspruit Extention 9 Township, Registration Division I.R., Province of Gauteng, being 225 Lumpsucker Street, Watervalspruit Ext 9

Measuring: 279 (Two Hundred and Seventy Nine) Square Metres;

Held under Deed of Transfer No. T61075/2017

Situated in the Magisterial District of Palmridge.

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, Lounge, Kitchen, 1 Bathroom, 1 Shower and WC

Outside Buildings: Carport

Sundries: None.

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc, Boksburg, 2022-02-07.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT440611. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 40516/2016****Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited, Judgment Creditor and Frans Mokoena, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-04-01, 10:00, 182 Progress Road, Lindhaven, Roodepoort**

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Roodepoort to the highest bidder subject to a reserve price of R750,000.00 and will be held at 182 Progress Road, Lindhaven, Roodepoort on 1 April 2022 at 10:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 182 Progress Road, Lindhaven, Roodepoort, prior to the sale.

Certain: Erf 3052 Witpoortjie Ext 19 Township, Registration Division I.Q., Province of Gauteng, being 5 Starrenburg Street, Witpoortjie Ext 19

Measuring: 710 (Seven Hundred and Ten) Square Metres;

Held under Deed of Transfer No. T4062/2012

Situated in the Magisterial District of Roodepoort.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Kitchen, 3 Bedrooms, 1 Bathroom, 1 Shower, 1 WC

Outside Buildings: 1 Garage, 1 Carport, Laundry, 1 Bathroom / WC

Sundries: None

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc., Boksburg, 2022-02-10.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc., c/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT336413/LEBO/MB. Attorney Acct: Hammond Pole Majola Inc., Boksburg.

**Case No: 2019/17505**

**Docex: 172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: FirstRand Bank Limited, Plaintiff and Brigitte Eleanor Meyers, Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-24, 10:00, SHERIFF'S OFFICES, 69 JUTA STREET, BRAAMFONTEIN JOHANNESBURG**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 16TH of March 2020 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 EAST on THURSDAY the 24th day of MARCH 2022 at 10:00 at 69 JUTA STREET BRAAMFONTEIN, GAUTENG PROVINCE to the highest bidder without a reserve price.

CERTAIN: SECTION NUMBER 47 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SS630/97, IN THE SCHEME KNOWN AS LOMBARDY GLEN IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT LOMBARDY WEST TOWNSHIP EASTERN SECTIONAL PLAN IS 41 SQUARE METRES IN EXTENT AND

AN UNDIVIDED SHARE IN THE COMMON PROPERTY IN THE SCHEME APPORTIONED TO THE SAID SECTION IN ACCORDANCE WITH THE PARTICIPATION QUOTA AS ENDORSED ON THE SAID SECTIONAL PLAN.

HELD BY DEED OF TRANSFER NO ST 75156/1997

ZONING: Special Residential (not guaranteed)

The property is situated at UNIT 47 LOMBARDY GLEN, GRENVILLE ROAD, LOMBARDY WEST, JOHANNESBURG and consist of Lounge, Kitchen, 2 Bedrooms, Bathroom, Toilet, 2 Carports and staff quarters (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 EAST situated at 69 JUTA STREET, BRAAMFONTEIN, 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 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 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, 2022-03-02.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L Galley/ms/89909.

**Case No: 89/2020**

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

**In the matter between: INVESTEC BANK LIMITED, Plaintiff and MARWALE JACOB MADITSI, ID NUMBER:  
810117 5376 08 4, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-30, 10:00, SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE  
ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit without a reserve price will be held by the SHERIFF PRETORIA EAST AT CHRIST CHURCH, 820 PRETORIUS STREET, (ENTRANCE ALSO AT 813 STANZA BOPAPE STREET, ARCADIA), PRETORIA, GAUTENG on the 30th day of March 2022 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 813 STANZA BOPAPE STREET, ARCADIA, PRETORIA, GAUTENG.

BEING: PORTION 9 OF ERF 1219 DIE WILGERS EXTENSION 49 TOWNSHIP, REGISTRSTION DIVISION J.R., GAUTENG PROVINCE

MEASURING 285 (TWO HUNDRED AND EIGHTY FIVE) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T81122/2013

SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED.

AND FURTHER SUBJECT TO THE CONDITION THAT THE PROPERTY MAY NOT BE TRANSFERRED WITHOUT THE WRITTEN APPROVAL OF THE DIE WILGERS EXTENSION 49 HOME OWNERS ASSOCIATION NPC, REGISTRATION 1996/010759/08

PHYSICAL ADDRESS: UNIT 9, WILLOW LOFTS, 6 BEE BEE STREET, DIE WILGERS.

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

A DWELLING CONSISTING OF (NOT GUARANTEED): 3X BEDROOMS, 2X BATHROOMS, 1X KITCHEN, 1X LIVING AREA, 1X LOFT

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, 2022-02-04.

Attorneys for Plaintiff(s): Delberg Attorneys, Delberg Attorneys: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Telephone: (012) 361-5001. Fax: (012) 361-6311. Attorney Ref: LIANA KILIAN-EASTES / VTEC0173.

**Case No: 2020/09820**  
**Docex: 172 Johannesburg**

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

**In the application of: FirstRand Bank Limited, Plaintiff and WILLEM JACOBUS LANDMAN, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-04-01, 10:00 THE SHERIFFS OFFICE, UNIT 5B SENTION BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 25th of October 2021 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of VANDERBIJLPARK on FRIDAY the 1st day of APRIL 2022 at 10:00 at THE SHERIFF'S OFFICE, UNIT 5B, SENTION BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK with a reserve price of R366 693.61.

ERF 678 VANDERBIJL PARK CENTRAL EAST 2 TOWNSHIP, REGISTRATION DIVISION: I Q, THE PROVINCE OF GAUTENG, MEASURING: 835 SQUARE METRES

HELD UNDER DEED OF TRANSFER NO T71754/2006

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Special Residential (not guaranteed)

The property is situated at 15 BRAMWELL STREET, VANDERBIJL PARK CENTRAL EAST NO 2 and consist of 3 Bedrooms, Kitchen, Lounge, Dining Room, Toilet / Bathroom and Garage (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 VANDERBIJLPARK situated at THE SHERIFF'S OFFICE, UNIT 5B, SENTION BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK 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 no deposit is payable.

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

Dated at Johannesburg, 2022-02-11.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/ms/61173.

**Case No: 90606/2018**  
**Docex: 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 Daouda Kaurouma Judgement Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-03-29, 10:00, Sheriff Office 1281 Church Street, Hatfield**

In Execution of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the Property shall be sold by the Sheriff Pretoria South East to the highest bidder Subject to a reserve price of R1 500 000.00 and will be held on 29 March 2022 at 1281 Church Street, Hatfield at 10:00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 1281 Church Street, Hatfield prior to the sale.

Certain: ERF 166 Wingate Park Township, Registration Division J.R, Province of Gauteng,, being 706 Paarl Street, Wingate Park

Measuring: 1 260 (One Thousand Two Hundred and Sixty) Square Metres.

Held under Deed of Transfer No. T13077/2011

Situated in the Magisterial District of PRETORIA SOUTH EAST

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main building: 5X Bedroom, 4 x Bathroom

Outside buildings: Triple Garage

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 Attorneys, Boksburg, 2021-12-21.

Attorneys for Plaintiff(s): HP Ndlovu Inc C/o NVG Attorneys, NVG Attorneys Menlo Law Chambers No. 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT1140/IM. Attorney Acct: Hammond Pole Attorneys.

**Case No: 2020/39597**

**Docex: 172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the application of: FirstRand Bank Limited, Applicant and PROMAN SITHEMBISO GUMEDE, Respondent**

**NOTICE OF SALE IN EXECUTION**

**2022-04-01, 10:00, THE SHERIFF'S OFFICES, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 7TH of September 2021 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of ROODEPOORT NORTH on FRIDAY the 1st day of APRIL 2022 at 10:00 at 182 PROGRESS AVENUE, LINDHAVEN, ROODEPOORT, PROVINCE OF GAUTENG with a reserve price of R200 000.00.

CERTAIN: SECTION NO 80 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS 103/1996 IN THE SCHEME KNOWN AS AQUA AZURE IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT FLORIDA TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 64 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. ST24/2016

SUBJECT TO THE CONDITIONS AS SET OUT IN THE AFORESAID DEED

ZONING: Special Residential (not guaranteed)

The property is situated at UNIT 80 (DOOR 91) AQUA AZURE, 14 THIRD AVENUE, FLORIDA, ROODEPOORT and consist of 2 Bedroom, Kitchen, Lounge, 1 Bathrooms, 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 Roodepoort North situated at 182 Progress Avenue, Lindhaven, Roodepoort, Province of Gauteng or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

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

a) Directive of the Consumer Protection Act 68 of 2008.

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

- b) FICA - legislation i.r.o. proof of identity and address particulars.  
c) Prospective buyers have to register on the day of sale and pay a deposit of R15 000 (cash) which is refundable.  
d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.

Dated at Johannesburg, 2022-02-10.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: (011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/ms/71749.

**Case No: 50349/2020**

**Docex: 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 Cedrick Earl Heynes, Judgement Debtor**

**NOTICE OF SALE IN EXECUTION**

**2022-03-30, 09:00, No 5 2nd Avenue, Cnr Station Road, Armadale (also known as Viking)**

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 Lenasia North to the highest bidder subject to a reserve price of R450 000.00 and will be held at No 5 2nd Avenue, Cnr Station Road, Armadale (also known as Viking) on 30 March 2022 at 09H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at No 5 2nd Avenue, Cnr Station Road, Armadale (also known as Viking), prior to the sale.

Certain: Erf 2857 Eldorado Park Extension 3 Township, Registration Division I.Q., Province of Gauteng, being 444 Maroela Avenue, Eldorado Park Ext 3, Johannesburg.

Measuring: 336 (Three Hundred and Thirty Six) Square Metres.

Held under Deed of Transfer No. T28278/2017

Situated in the Magisterial District of Lenasia North.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Lounge, Kitchen, 3 Bedrooms, 1 Bathroom, Covered Patio.

Outside Buildings: 2 Carports.

Sundries: None.

All prospective purchasers will be required to register as such in terms of the Consumer Protection Act 68 of 2008 and will be required to provide proof of identity and address and to comply with the sheriff's registration conditions. The rules of the Auction and conditions of sale are available at the office of the sheriff as set out above.

Dated at Hammond Pole Majola Inc, Boksburg, 2022-01-17.

Attorneys for Plaintiff(s): HP Ndlovu Inc C/o NVG Attorneys, Menlo Law Chambers, No. 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT2378\NP\LC. Attorney Acct: HP Ndlovu Inc, Boksburg.



Case No: 2020/8145

Docex: 172 Johannesburg

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

In the application of: **FIRSTRAND BANK LIMITED, Applicant and ROSLYN MARY DONS, Respondent**

NOTICE OF SALE IN EXECUTION

**2022-04-01, 10:00, THE OFFICE OF THE SHERIFF ROODEPOORT AT 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT, PROVINCE OF GAUTENG.**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 14 December 2020 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 APRIL 2022 at 10:00 at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT, PROVINCE OF GAUTENG with a reserve price of R1 175 471.45.

CERTAIN: PORTION 11 OF ERF 564 FLORIDA PARK TOWNSHIP, REGISTRATION DIVISION: I.Q., THE PROVINCE OF GAUTENG, MEASURING: 1 666 SQUARE METRES

HELD UNDER DEED OF TRANSFER NO. T42875/2018

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Special Residential (not guaranteed)

The property is situated at 7 PATRICK DUNCAN STREET, FLORIDA PARK, ROODEPOORT, GAUTENG PROVINCE and consists of 3 Bedrooms, 2 Bathrooms, 1 TV-Livingroom, 1 Diningroom, 1 Lounge, 2 Garages, 1 Kitchen, Laundry, Shed, Swimming Pool, Lapa, Brick Walls (in this respect, nothing is guaranteed)

The aforementioned property will be sold on the Condition of Sale, which conditions can be inspected before the sale at the offices of the said sheriff of the High Court for the district of Roodepoort North situated at 182 Progress Road, Lindhaven, Roodepoort, Province of Gauteng or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

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

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

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

c) Prospective buyers have to register on the day of sale and pay a deposit of R15 000 (cash) which is refundable.

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

Dated at Johannesburg, 2022-02-10.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, Gauteng. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/MS/62684.

Case No: 1062/2020

Docex: 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 George Tladi Bonakele, 1st Judgment Debtor and Marie Luponu Bonakele, 2nd Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 10:00, 69 Juta Street, Braamfontein**

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 East to the highest bidder subject to a reserve price of R430 000.00 and will be held at 69 Juta Street, Braamfontein on 31 March 2022 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 69 Juta Street, Braamfontein, prior to the sale.

Certain: Erf 319 The Hill Extension 1 Township, Registration Division I.R., Province of Gauteng, being 8 Yestor Raod, The Hill, Johannesburg.

Measuring: 766 (Seven Hundred and Sixty Six) Square Metres;

Held under Deed of Transfer No. T7460/2015

Situated in the Magisterial District of Johannesburg East.

The following information is furnished re the improvements, though in this respect nothing is guaranteed and no warranties are given in respect thereof. It is the buyers' responsibility to verify what is contained herein.

Main Building: Entrance Hall, 2 Lounges, Dining Room, Living Room, Scullery, 3 Bedrooms, 2 Bathrooms.

Outside Buildings: Garage, Storeroom, Carport, WC, Laundry.

Sundries: Lapa, Jacuzzi.

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 HP Ndlovu Inc, Boksburg, 2022-01-25.

Attorneys for Plaintiff(s): HP Ndlovu Inc C/o NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT1800/NP/LC. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 2017/4762**

**Docex: 172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the application of: FirstRand Bank Limited, Applicant and ARTHUR COLIN BARNWELL, 1<sup>st</sup> Respondent and NADIA BARNWELL (FORMERLY MARTIS), 2<sup>nd</sup> Respondent**

**NOTICE OF SALE IN EXECUTION**

**2022-03-31, 10:00, SHERIFF'S OFFICES, 69 JUTA STREET, BRAAMFONTEIN JOHANNESBURG**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 22ND of July 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 EAST on THURSDAY the 31st day of MARCH 2022 at 10:00 at 69 JUTA STREET BRAAMFONTEIN, GAUTENG PROVINCE to the highest bidder subject to a reserve price of R800 000.00.

CERTAIN: ERF 442 ORANGE GROVE TOWNSHIP, REGISTRATION DIVISION: I.R., THE PROVINCE OF GAUTENG, MEASURING: 495 SQUARE METRES

HELD UNDER DEED OF TRANSFER NO T13787/2003

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

ZONING: Special Residential (not guaranteed)

The property is situated at 55 - 5TH STREET, ORANGE GROVE, JOHANNESBURG and consist of Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms, 1 Shower, 2 Water Closets, 2 Carport, 1 Servants Room, 1 Bathroom / Water Closet, 1 Breakfast Room (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 EAST situated at 69 JUTA STREET, BRAAMFONTEIN, 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 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 R50 000 (cash) which is refundable.

Dated at Johannesburg, 2022-02-09.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L Galley/ms/53530.

**Case No: 149/19**

IN THE MAGISTRATE'S COURT FOR

(REGIONAL DIVISION OF THE WESTERN CAPE HELD AT THEMBALETHU/GEORGE)

**In the matter between: WHALE ROCK HEIGHTS HOMEOWNERS ASSOCIATION, Plaintiff and SUNIL LALCHAND KOKAL an adult Male - 1st Defendant and SAPNA KOKAL an adult Female - 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-25, 11:00, 8 Church Street, Knysna**

In pursuant of a judgment granted on the 8 July 2020, in the above Magistrate's Court and under a warrant of execution issued thereafter, the immovable property listed hereunder will be sold in execution on the 4th February 2021 at 12h00, by the Sheriff of the Magistrate's Court, Knysna, at the Office of the Sheriff, 8 Church Street, Knysna, to the highest bidder:

Description: Erf 8623, Whale Rock Heights, Plettenberg Bay

Street address: Known as Erf 8623, Whale Rock Heights Estate, Plettenberg Bay

Zoned: Residential

Improvements: The following is given but nothing in this regard is guaranteed:

The Property consists of Vacant Land, held by Sunil Lalchand Kokal and Sapna Kokal under Deed of Transfer no. T83412/2006.

In extent: 925 square metres (Nine hundred and twenty five)

The full conditions may be inspected by the offices of the Sheriff of the Magistrate's Court, Knysna, 8 Church Street, Knysna.

Dated at Plettenberg Bay, 2022-02-14.

Attorneys for Plaintiff(s): HDRS ATTORNEYS, SUITE 27, MELLVILLES CORNER CENTRE, PLETTENBERG BAY. Telephone: 044 5334485. Fax: 0865757367. Attorney Ref: S WESTHEAD/W6267.

**Case No: 54500/2019**

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, PRETORIA)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and MATTHEW STEWARD VERNON TUFFNEY, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-17, 10:00, 182 PROGRESS RAD, LINDHAVEN, ROODEPOORT**

This sale is a sale in execution pursuant to a judgment obtained in the above Honourable Court on the 15 July 2021 in terms of which the following property will be sold in execution on 18 March 2022 at 10h00 at Sheriff Roodepoort, 182 Progression Road, Lindhaven, Roodepoort to the highest bidder with a reserve price of R356 543.27: CERTAIN: A Unit consisting of:-

a. Section Number 75 as shown and more fully described on Sectional Plan No. SS000365/2007, in the scheme known as EAGLE DAWN in respect of the land and building or buildings situate at LASER PARK EXTENSION 31 TOWNSHIP, CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 56 (FIFTY 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 sectional plan.

AS HELD: by the Respondent under DEED OF TRANSFER NUMBER ST074563/2007

SITUATED AT: Unit 75 Eagle Down, Zeiss Road, Honeydew

The property is zoned residential.

Improvements: The following information is furnished but not guaranteed:

A brick built residence consisting of the 1 x Kitchen, 1 x Bedroom 1x Bathroom 1 x TV Lounge and 1 x Carport (The nature, extent, condition and existence of the improvements are not guaranteed.)

The Purchaser shall in addition to the Sheriff's commission, which is 6% 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 Roodepoort, 182 Progress Road, Lindhaven, Roodepoort. The Sheriff Roodepoort will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:-

a) Directive of the Consumer Protection Act 68 of 2008 (URL: <http://www.info.gov.za/view/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 Roodepoort, during normal office hours Monday to Friday.

Dated at Pretoria on this the 31st day of March 2022

BOKWA LAW INCORPORATED, Plaintiff's Attorneys Tel: 012 424 2900. Fax: 012 346 5265. Email: [ronnie@bokwalaw.co.za](mailto:ronnie@bokwalaw.co.za).

Dated at PRETORIA, 2022-03-31.

Attorneys for Plaintiff(s): BOKWA INC, 210 JUSTICE MOHAMED STREET, BROOKLYN, PRETORIA. Telephone: 012-424-2900. Fax: 012-346-5265. Attorney Ref: R BOKWA/FC0180.

**Case No: 4948/2019**

**Docex: 30 Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

[Mpumalanga Division, Middelburg (Local Seat)]

**In the matter between: Firststrand Bank Limited, Applicant and Thokozani David Nkambule, ID 8011275343084, First Respondent and Steve Tshwete Local Municipality, Second Respondent**

NOTICE OF SALE IN EXECUTION

**2022-03-23, 10:00, 74 SADC Street, Middelburg**

In execution of a judgment of the High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat) in the suit, a sale with a reserve price to the highest bidder, will be held by the Sheriff Middelburg at 74 SADC Street, Middelburg on 23 March 2022 at 10:00 of the under mentioned property on the conditions which may be inspected at the offices of the sheriff, prior to the sale.

Certain: Erf 3362 Mhluzi Extension1, Registration Division J S Mpumalanga Province

Measuring: 418 square metres;

Held by Deed of Transfer No T11083/2008

Situated at: 3362 PDM Nhlapo Street, Mhluzi Ext 1, Middelburg, Mpumalanga Province

Zoned: residential

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

main dwelling consisting of lounge, kitchen, 2 bedrooms. bathroom and the second dwelling consists of a lounge, kitchen, 3 bedrooms and 1 bathroom and carport,. No warranty is given in respect thereof and are sold "voetstoots"

1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus VAT and a minimum of R3 000.00 plus VAT.

2. A deposit of 10% of 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 Applicant's attorney, which shall be furnished to the sheriff within 21 days after the date of 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 in terms of the conditions of sale.

3. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff, Middelburg, 74 SADC Street, Middelburg. The office of the Sheriff Middelburg will conduct the sale.

Registration as 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 - proof of identity and address particulars

c. Payment of a registration fee.

d. Registration Conditions.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Sheriff, Middelburg at the above address.

Dated at Pretoria, 2022-02-08.

Attorneys for Plaintiff(s): RWL Inc., Block C, Equity Park, 257 Brooklyn Road, Pretoria. Telephone: (012)362-8990. Attorney Ref: R Theron/VAN004/F309270.

**Case No: 3176/2018**

**Docex: 30 Pretoria**

IN THE HIGH COURT OF SOUTH AFRICA

[Mpumalanga Division, Middelburg (Local Seat)]

**In the matter between: Absa Bank Limited, Applicant and Jawaharlal Maganlal Lala, ID: 620815 5191 086, First Respondent and Steve Tshwete Local Municipality, Second Respondent**

NOTICE OF SALE IN EXECUTION

**2022-03-23, 10:00, 74 SADC Street, Middelburg**

In execution of a judgment of the High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat) in the suit, a sale with a reserve price to the highest bidder, will be held by the Sheriff Middelburg at 74 SADC Street, Middelburg on 23 March 2022 at 10:00 of the under mentioned property on the conditions which may be inspected at the offices of the sheriff, prior to the sale.

Certain: Erf 1957 Middelburg Extension 5 Township, Registration Division J S Mpumalanga Province

Measuring: 853 square metres;

Held by Deed of Transfer No T988/07

Situated at: 27 Wicht Street, Middelburg, Mpumalanga Province

Zoned: residential

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

main dwelling consisting of lounge, kitchen, TV room, 3 bedrooms, 2 bathrooms, toilet and garage. No warranty is given in respect thereof and are sold "voetstoots"

1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus VAT and a minimum of R3 000.00 plus VAT.

2. A deposit of 10% of 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 Applicant's attorney, which shall be furnished to the sheriff within 21 days after the date of 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 in terms of the conditions of sale.

3. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff, Middelburg, 74 SADC Street, Middelburg. The office of the Sheriff Middelburg will conduct the sale.

Registration as 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 - proof of identity and address particulars

c. Payment of a registration fee.

d. Registration Conditions.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Sheriff, Middelburg at the above address..

Dated at Pretoria, 2022-02-08.

Attorneys for Plaintiff(s): RWL Inc, Block C, Equity Park, 257 Brooklyn Road, Pretoria. Telephone: (012)362-8990. Attorney Ref: R Theron/VAN004/A30582.

**Case No: 27715/2020**

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

**In the matter between: NEDBANK LIMITED, Applicant and ELAINE SCHOEMAN N.O IN HER CAPACITY AS EXECUTRIX OF THE ESTATE LATE OF MARTINA MWANAMOONGA MTONGA (BORN ON 30 JANUARY 1968), First Respondent and MANGA WILLIAM MTONGA (BORN ON 04 JULY 1968), Second Respondent**

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

**2022-03-22, 11:00, THE OFFICES OF THE SHERIFF TSHWANE NORTH, CNR OF 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3.**

The immovable property as described below ("hereinafter referred to as the "property") will be put up for auction at 11h00 on the 25th day of MARCH 2022 at THE OFFICES OF THE SHERIFF TSHWANE NORTH, CNR OF 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3. CERTAIN: ERF 46 KARENPARK TOWNSHIP, REGISTRATION DIVISION JR, PROVINCE OF GAUTENG. IN EXTENT 912 (NINE HUNDRED AND TWELVE) SQUARE METERS HELD BY DEED OF TRANSFER NO: T78103/2005. SUBJECT TO THE CONDITIONS THEREIN CONTAINED THE PROPERTY IS ZONED: RESIDENTIAL ALSO KNOWN AS: 20 BERGVARING STREET, KARENPARK. COMPRISING – (not guaranteed) – PROPERTY MOST PROBABLY HAS THREE BEDROOMS, TWO BATHROOMS, LOUNGE, KITCHEN AND DOUBLE GARAGE. The Sale shall be by Public Auction without reserve 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 TSHWANE NORTH, CNR OF 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3 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 OFFICES OF THE SHERIFF TSHWANE NORTH, CNR OF 3 VOS & BRODRICK AVENUE, THE ORCHARDS EXT 3. 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) Registration conditions. 6. Advertising costs at current publication rates and sale costs according to court rules apply.

Dated at DURBANVILLE, 2022-01-27.

Attorneys for Plaintiff(s): KEMP & ASSOCIATES, 8 CHURCH STREET, DURBANVILLE, CAPE TOWN. Telephone: 0219793280. Fax: 0219750745. Attorney Ref: DF/LS/W0030750.



Case No: 6356/2020

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 ANAND NAIDU (IDENTITY NUMBER: 750123 5133 089), DEFENDANT**

## NOTICE OF SALE IN EXECUTION

**2022-03-29, 10:00, SHOP NO 2 VISTA CENTRE 22 HILARY ROAD cnr TREVOR STREET GILLVIEW**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale without a reserve price, will be held by the SHERIFF OF THE HIGH COURT, JOHANNESBURG SOUTH at SHOP NO 2 VISTA CENTRE, 22 HILARY ROAD cnr TREVOR STREET, GILLVIEW on TUESDAY the 29TH day of MARCH 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, JOHANNESBURG SOUTH during office hours.

(1) A Unit consisting of -

(a) Section No 2 as shown and more fully described on Sectional Plan No SS166/2008, in the scheme known as GOLFERS VIEW ESTATE in respect of the land and buildings situated at GLENVISTA EXTENSION 5 TOWNSHIP, Local Authority: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 460 (FOUR HUNDRED AND 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 as endorsed on the said sectional plan

HELD BY DEED OF TRANSFER NUMBER ST54709/2015 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER

(2) An exclusive use area described as YARD W2 measuring 291 (TWO HUNDRED AND NINETY ONE) SQUARE METRES being as such part of the common property, comprising the land and the scheme known as GOLFERS VIEW ESTATE in respect of the land and building or buildings situate at GLENVISTA EXTENSION 5 TOWNSHIP, Local Authority: CITY OF JOHANNESBURG, as shown and more fully described on Sectional Plan No SS166/2008 held by NOTARIAL DEED OF CESSION NUMBER SK3193/2015 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID NOTARIAL DEED OF CESSION NUMBER SK3193/2015

ALSO KNOWN AS: UNIT 2 GOLFERS VIEW ESTATE, 224 VORSTER AVENUE, GLENVISTA EXTENSION 5.

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

MAIN BUILDING: DOUBLE STOREY, SEMI ATTACHED, WALLS: BRICK, ROOF: OTHER, FLOORS: TILES, ROOMS: LOUNGE, DINING ROOM, 3 BEDROOMS, KITCHEN, 4 BATHROOMS, 3 SHOWERS, 4 TOILETS

OTHER INFORMATION: BOUNDARY: FENCED, BRICKS, ZONING: RESIDENTIAL.

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 SOUTH, SHOP NO 2 VISTA CENTRE, 22 HILARY ROAD cnr TREVOR STREET, GILLVIEW 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 SOUTH.

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

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

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

(c) Payment of a registration fee of 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 SOUTH will conduct the sale with auctioneers JA THOMAS and/or 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, 2022-02-09.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0866854170. Attorney Ref: R ISMAIL/MVDB/MAT61729.

**Case No: 1628/2021**

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 HOPE COTTAGE INVESTMENTS CC (REGISTRATION NUMBER: 1991/028403/23), FIRST DEFENDANT and MARIA MAGDALENA AURET (IDENTITY NUMBER: 521203 0028 084), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-03-30, 10:00, 78 BECKETT STREET, BELA-BELA**

In execution of a judgment of the High Court of South Africa, Limpopo Division, Polokwane, abovementioned suit, a sale with a reserve price of R2 000 000.00, will be held by the SHERIFF OF THE HIGH COURT, BELA-BELA at 78 BECKETT STREET, BELA-BELA on WEDNESDAY the 30TH of MARCH 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, BELA-BELA during office hours.

CERTAIN: THE RIGHT TO EXTEND THE SECTION KNOWN AS MAKHATO AS INDICATED BY THE FIGURE S109 ON SG PLAN NO D926/2005, MEASURING 2 500 (TWO THOUSAND FIVE HUNDRED) SQUARE METRES

HELD BY NOTARIAL DEED OF CESSION OF RIGHT TO EXTEND NO

A unit consisting of-

1. (a) SECTION 62 as shown and more fully described on Sectional Plan SS767/08 in the scheme known as MAKHATO in respect of the land and building or buildings situate at PORTION 72 (A PORTION OF PORTION 64) OF THE FARM TWEEFONTEIN 462 Registration Division K.R. Limpopo Province in the local authority area of BELA-BELA LOCAL MUNICIPALITY of which section the floor area to the said sectional plan is 211 (TWO HUNDRED AND ELEVEN) 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 section plan.

The unit is subject to or shall benefit by -

(i) the servitudes, other real rights and conditions, if any, as contained in the Schedule of conditions referred to in Section 11(3)(b) and the servitudes referred to in Section 28 of the Sectional Titles Act, 1986; and

(ii) any alternation to the building or buildings or to a section or to the common property shown on the said sectional plan.

2. An Exclusive Use Area described as Garden G62 measuring 2278 (TWO THOUSAND TWO HUNDRED AND SEVENTY EIGHT) SQUARE METRES, being as such part of the common property, comprising the land and the scheme known as MAKHATO in respect of the land and building or buildings situate at PORTION 72 (A PORTION OF PORTION 64) OF THE FARM TWEEFONTEIN 462 Registration Division K.R. Limpopo Province in the Local Authority of BELA-BELA LOCAL MUNICIPALITY as shown and more fully described on Sectional Plan No SS767/08.

ALSO KNOWN AS: MAKHATO 62 BUSH LODGE, SONDELA NATURE RESERVE, FARM TWEEFONTEIN 462KR, BELA-BELA (GPS CO-ORDINATES: 24.918879 / 28.406652.

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, PLASTERED WALLS (INTERIOR AND EXTERIOR), TILED ROOF.

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 BELA-BELA, 78 BECKETT STREET, BELA-BELA, 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 BELA-BELA.

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

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

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

(c) Payment of a registration fee of R10 000.00 (Ten Thousand Rand) (refundable) in cash;

(d) Registration conditions.

Dated at PRETORIA, 2022-01-06.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: N CROUS/LJ/MAT65870.

**Case No: 55984/2019**

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 STEPHEN KITUKU SILA (BORN ON 14 OCTOBER 1964), FIRST DEFENDANT and BLANCHE KITUKU (BORN ON 9 JUNE 1969), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-03-31, 10:00, 69 JUTA STREET, BRAAMFONTEIN**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale with a reserve price of R800 000.00, will be held by the SHERIFF OF THE HIGH COURT, JOHANNESBURG EAST at 69 JUTA STREET, BRAAMFONTEIN on THURSDAY the 31ST MARCH 2022 at 10:00 of the undermentioned property of the defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, JOHANNESBURG EAST during office hours.

CERTAIN: ERF 1190 YEOVILLE TOWNSHIP, REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG, IN EXTENT 427 (FOUR HUNDRED AND TWENTY SEVEN) SQUARE METRES

HELD BY DEED OF TRANSFER NO T030712/06

SUBJECT TO THE CONDITIONS CONTAINED THEREIN

ALSO KNOWN AS: 6 ST PETER ROAD, YEOVILLE, JOHANNESBURG.

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

MAIN DWELLING: 1 LOUNGE, 1 KITCHEN, 5 BEDROOMS, 1 BATHROOM, 1 TOILET.

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, 69 JUTA STREET, BRAAMFONTEIN, 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) in cash;

(d) Registration conditions.

Dated at PRETORIA, 2022-01-20.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0865603329. Attorney Ref: N CROUS/BV/MAT24170.

**Case No: 24476/2020**

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 POPPY NCUBE (IDENTITY NUMBER: 870203 1135 08 3), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 11:00, 24 RHODES STREET, KENSINGTON B, RANDBURG**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a reserve price of R1 533 000.00, will be held by the SHERIFF OF THE HIGH COURT, SANDTON NORTH at 24 RHODES STREET, KENSINGTON B, RANDBURG on TUESDAY the 29TH of MARCH 2022 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, SANDTON NORTH during office hours.

A Unit consisting of -

(a) Section No 129 as shown and more fully described on Sectional Plan No SS416/2018 in the scheme known as BACARA in respect of the land and building or buildings situate at PAULSHOF EXTENSION 76 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 139 (ONE HUNDRED AND THIRTY 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 NUMBER ST62001/2018 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

ALSO KNOWN AS: UNIT 129 BACARA COMPLEX, 123 WROXHAM ROAD, PAULSHOF EXTENSION 76, SANDTON.

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

2 BEDROOMS, 2 BATHROOMS, 1 TV/LIVING ROOM, 1 DINING ROOM, 1 KITCHEN, 2 CAR PORTS, COMPLEX SWIMMING POOL, COMPLEX IRRIGATION

BRICK PAVING, COMPLEX ELECTRIC FENCING, FENCING: CONCRETE, OUTER WALL FINISHING PLASTER, ROOF FINISHING: GALVANISED IRON, INTERIOR FLOOR FINISHING: TILES

MODERN UNIT in a secure complex with 24/7 guards

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 SANDTON NORTH, 24 RHODES STREET, KENSINGTON B, 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 SANDTON 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 R15 000.00 (Fifteen Thousand Rand) refundable;

(d) Advertising costs at current publication rates and sale costs according to Court rules, apply;

(e) Registration conditions.

Dated at PRETORIA, 2022-02-09.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0866854170. Attorney Ref: R ISMAIL/MVDB/MAT63469.

**Case No: 66370/2019**

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 TSHOLANANG PHOPHOLO COLLEN MOLOELE (IDENTITY NUMBER: 820216 5746 086), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 11:00, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, MIDRAND**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale with a reserve price of R455 000.00, will be held by the SHERIFF OF THE HIGH COURT, RANDBURG WEST at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, MIDRAND on TUESDAY the 29TH of MARCH 2022 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 WEST during office hours.

CERTAIN: PORTION 55 OF ERF 610 ZANDSPRUIT EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION I.Q. THE PROVINCE OF GAUTENG, MEASURING 186 (ONE HUNDRED AND EIGHTY SIX) SQUARE METRES

HELD BY DEED OF TRANSFER NO T44329/2014

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 610-55 CHARI CRESCENT, ZANDSPRUIT.

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

HOUSE CONSISTING OF DINING ROOM, KITCHEN, BATHROOM, 3 BEDROOMS, WALL AROUND THE HOUSE, TILED ROOF, PLASTERED WALLS, STANDARD WINDOW FRAMES.

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 RANDBURG WEST, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, MIDRAND, 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.

2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF RANDBURG 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) Payment of a registration fee of R50 000.00 (Fifty Thousand Rand) (refundable) in cash;

(d) Registration conditions.

Dated at PRETORIA, 2022-01-05.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: N CROUS/MV/MAT58693.

Case No: 20701/2021

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 SANTINO ERIC ADOLPH (IDENTITY NUMBER: 910307 5377 088), Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 10:00, 1281 CHURCH STREET, HATFIELD**

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, PRETORIA SOUTH EAST at 1281 CHURCH STREET, HATFIELD on TUESDAY the 29TH of MARCH 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, PRETORIA SOUTH EAST during office hours.

CERTAIN:

A unit consisting of:

(a) Section No 33 as shown and more fully described on Sectional Plan SS4/1983 in the scheme known as RISSIK in respect of the building or buildings situate at SUNNYSIDE (PTA) TOWNSHIP: LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 90 (NINETY) SQUARE METRES in extent; and

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

HELD BY DEED OF TRANSFER NUMBER ST52024/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

ALSO KNOWN AS: UNIT 33 RISSIK, 320 JUSTICE MAHOMED STREET, SUNNYSIDE, PRETORIA.

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

2.5 BEDROOMS, 1 GARAGE, 1 CAR PORT, 1 KITCHEN, 1 BATHROOM, 1 OPEN PLAN LOUNGE AND DINING 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 by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF PRETORIA SOUTH EAST, 1281 CHURCH STREET, HATFIELD, 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.  
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF PRETORIA SOUTH EAST.

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

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

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

(c) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;

(d) Registration conditions.

Dated at PRETORIA, 2022-02-09.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0866854170. Attorney Ref: R ISMAIL/OM/MAT68364.



Case No: 37774/2020

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 SIFISO MASEKO (IDENTITY NUMBER: 770810 5557 08 7), DEFENDANT**

## NOTICE OF SALE IN EXECUTION

**2022-03-28, 10:00,**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the above mentioned suit, a sale with a reserve price of R408 000.00, will be held by the SHERIFF OF THE HIGH COURT, JOHANNESBURG CENTRAL at 21 HUBERT STREET, JOHANNESBURG on MONDAY the 28TH of MARCH 2022 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF, JOHANNESBURG CENTRAL during office hours.

## CERTAIN:

A Unit consisting of -

(a) Section No 507 as shown and more fully described on Sectional Plan No SS273/2007, in the scheme known as ISIBAYA HOUSE in respect of the land and building or buildings situated at MARSHALLS TOWN TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG of which section the floor area, according to the said sectional plan, is 32 (THIRTY 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 ST19980/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

ALSO KNOWN AS: UNIT 507 ISIBAYA HOUSE, 47 ANDERSON STREET, MARSHALLTOWN, JOHANNESBURG.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: LOUNGE, KITCHEN, 1 BEDROOM, BATHROOM.

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 CENTRAL, 21 HUBERT STREET, JOHANNESBURG 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 CENTRAL.

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

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

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

(c) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;

(d) Registration conditions.

Dated at PRETORIA, 2022-02-04.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0866854170. Attorney Ref: R ISMAIL/OM/MAT63194.

Saak No: 9228/2020

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

In die saak tussen: **FIRSTRAND BANK BEPERK (Eiser) en VERNON EDWARD WILLIAMS (Verweerder)**  
EKSEKUSIEVEILING

**2021-03-28, 09:00, by die perseel te Tweedelaan 23, Darling**

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 21 Julie 2021, sal die ondervermelde onroerende eiendom op MAANDAG, 28 MAART 2022 om 09:00 by die perseel te Tweedelaan 23, Darling in ekskusie verkoop word aan die hoogste bieder sonder reserwe, onderhewig aan die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 1922 Darling, in die Sartland Munisipaliteit, Afdeling Malmesbury, Wes-Kaap Provinsie geleë Tweedelaan 23, Darling; groot 586 vierkante meter; gehou kragtens Transportakte nr T34280/2008. Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met 1 familiekamer, 1 kombuis, 3 slaapkamers, 1 badkamer, 1 stort, 2 motorhuise. Betaalvoorwaardes: Tien persent (10%) van die koopprys moet onmiddellik na die veiling tesame met die balju se kommissie betaal word. Die balanskoopprys is betaalbaar teen oordrag en moet verseker word deur 'n bankwaarborg wat binne 21 dae na die verkoping vir goedkeuring aan Eiser se prokureurs voorgelê moet word. Verkoopvoorwaardes: Die volledige verkoopvoorwaardes lê ter insae by die kantoor van die balju vir die Hooggeregshof, Malmesbury (verw. M S Basson; tel. 022 482 3090).

Gedateer te: TYGERVALLEI, 2022-01-14.

Attorneys for Plaintiff(s): FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei. Telephone: (021) 929 2600. Faks: (021) 914 6600. Prokeur Verw: JF/MH/F935.

Case No: 13885/2020

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 NAUTICA MEGAYACHT PAINTING (PTY) LTD (First Judgment Debtor) and RUSSEL LEONARD LOUW (Second Judgment Debtor)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 11:00, at the Wolseley Court, 29 Eeufes Street, Wolseley, Western Cape**

In pursuance of a judgment granted by this Honourable Court on 6 May 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution without a reserve price by the Sheriff of the High Court, Tulbagh at the Wolseley Court, 29 Eeufes Street, Wolseley, Western Cape on Friday, 25 March 2022 at 11h00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the Sheriff of the High Court, Tulbagh, 39 Voortrekker Steet, Van Eeden Building (at the back of the building), Ceres, Western Cape whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

The Sheriff, Execution Creditor and/or Execution Creditor's Attorneys do not give any warranties with regard to the description and/or improvements of the immovable property: Portion 31 (Portion of Portion 5) of the Farm Boontjies River No 262, in the Witzenberg Municipality, Division Tulbagh, Province of the Western Cape, in extent 1490 square metres, held by Deed of Transfer no. T49274/2015, also known as Portion 31 (a portion of portion 5) of the Farm Boontjies River no 262, Tulbagh, Western Cape, subject to the conditions contained in the title deed.

IMPROVEMENTS (not guaranteed): Dwelling, Built of Mortar and Rocks with Zink Roof, consisting of 2 or 3 Bedrooms, Lounge, Kitchen, Toilet/Bathroom.

This sale is voetstoots and subject to the conditions of the existing title deeds.

The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof.

The Purchasers shall pay a deposit of 10% immediately on sale and the balance against transfer by a bank and furnish a guarantee for such payment issued by the bank concerned within 21 days of sale by a bank.

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

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

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

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

2. FICA-legislation: Requirement of proof of ID and residential address and other.

3. All bidders are required to pay R 10 000.00 (which is conditionally refundable after conclusion of the sale) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

4. Sheriff's registration conditions.

Dated at CAPE TOWN, 2022-03-04.

Attorneys for Plaintiff(s): TIM DU TOIT & CO INC., Fourth Floor, Salga House, 5 Waterkant Street, Cape Town. Telephone: 021 529 7710. Fax: 021 529 7711. Attorney Ref: T Van der Spuy/mm/M29192.

**Case No: 16100/2017**

**Docex: 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 Venter, Adriaan Stephanus, Judgment Debtor**

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

**2022-03-30, 09:00, 39a Louis Trichardt Street, Alberton North**

In execution of a judgement of the High Court of South Africa, Gauteng Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R373 012.07 will be held by the offices of the Sheriff of the High Court Palm Ridge at 39a Louis Trichardt Street, Alberton North, on Wednesday the 30th day of March 2022 at 09h00 of the undermentioned property of the Judgement Debtor subject to the Conditions of Sale: Property Description: Erf 1950 Mayberry Park Township Registration Division I.R, the Province Of Gauteng Measuring 1 177 (One Thousand one Hundred and Seventy Seven) Square Metres Held by Deed of Transfer No. T1171/1995 and situate at 6 Coral Street, Mayberry Park, Alberton, Gauteng in the Magisterial District of Ekurhuleni Central, Improvements: The following information is furnished in respect of the improvements, though in this respect nothing is guaranteed: Constructed of Brick Walls and Tile Roof; Main Building: Lounge, Dining Room, Kitchen, 3 Bedrooms, 3 Bathrooms (New Improvements Under Construction) Outbuildings: None Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: The Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Palm Ridge at 39a Louis Trichardt Street, Alberton North. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). All prospective bidders will be required to: 1. All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriffs of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. 2. 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. 3. Pay to the Sheriff a refundable deposit in the sum of R15 000.00 prior to the commencement of the auction by way of electronic funds transfer to obtain a buyers card. 4. The purchaser shall pay the sheriff a deposit of 10 per cent of the purchase price in cash 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 or her attorney, and shall be furnished to the Sheriff within 21 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 as per the conditions of sale. 7. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent at the rate of 1% of the purchase price per month from date of occupation until date of transfer. 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, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S43141.

**Case No: 31487/2016**

**Docex: 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 Sivpersad, Ranjeev, First Judgment Debtor and Sivpersad, Manormani, Second Judgment Debtor**

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

**2022-04-01, 10:00, 182 Progress Road, Lindhaven Roodepoort**

In execution of a judgment of the High Court of South Africa, Gauteng Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R750 000.00 will be held by the offices of the Sheriff of the High Court Roodepoort North at 182 Progress Road, Lindhaven Roodepoort, on Friday the 1st day of April 2022 at 10h00 of the undermentioned property of the First and Second Judgment Debtor subject to the Conditions of Sale: Property Description: Erf 156 Weltevredenpark Extension 5 Township Registration Division I.Q., The Province of Gauteng In Extent: 1 030 (One Thousand and Thirty) Square Metres Held by Deed of Transfer T39740/2006 and situate at 14 Rooisering Street, Weltevredenpark Extension 5, Roodepoort, Gauteng in the Magisterial District of Johannesburg West, Improvements: The following information is furnished in respect of the improvements: Constructed of Face Brick Walls and Clay Tile Roof; Main Building: Entrance Hall, Lounge, Dining Room, Living Room, Study, Kitchen, 4 Bedrooms, 2 Bathrooms, Covered Patio Out Buildings: 2 Garages; Staff Quarters, Staff Bathroom, 2 Carports, Swimming Pool Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: The Rules of the auction and Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Roodepoort North at 182 Progress Road, Lindhaven Roodepoort. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriff's of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. All prospective bidders will be required to: 1. Register with the Sheriff prior to the auction; and 2. 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. 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, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S51639.

**Case No: 24531/2019****Docex: 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 Selowa, Kanego Ronny, Judgment Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 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 Local Division, Johannesburg, in the abovementioned suit, a sale subject to a reserve price of R800 000.00 will be held by the offices of the Sheriff of the High Court Johannesburg South at Shop No. 2 Vista Centre, 22 Hillary Road, Cnr Trevor Street, Gillview, on Tuesday the 29th day of March 2022 at 10h00 of the undermentioned property of the Judgment Debtor subject to the Conditions of Sale: Property Description: Erf 257 Regents Park Estate Township Registration Division I.R., the Province of Gauteng Measuring 495 (Four Hundred and Ninety Five) Square Metres Held by Deed of Transfer No. T50040/2017 and situate at 14 Rosetta Street, Regents Park Estate, Johannesburg, Gauteng in the Magisterial District of Johannesburg Central. Improvements: The following information is furnished in respect of the improvements: Constructed of Brick Walls and Metal Roof; Main Building: Entrance Hall, Lounge, Dining Room, Study, Kitchen, 4 Bedrooms, 2 Bathrooms, Covered Patio Out Buildings: Garage, Staff Quarters, Staff Bathroom, Property Zoned: Residential (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") Terms and Conditions: 1. This is a sale in execution (auction) pursuant to a judgement obtained in the above court. The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers J.A. Thomas and/or P. Ora and/or A. Jegels. 2. The Rules of the auction and Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Johannesburg South at Shop No. 2 Vista Centre, 22 Hillary Road, Cnr Trevor Street, Gillview, 24 hours before the auction. The sale shall be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court and all other applicable law and in accordance with the provisions of the Consumer Protection Act No. 68 of 2008 read together with the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). 3. All persons attending the sale shall comply with the directions in respect of Covid 19 regarding auctions and sales in execution conducted by Sheriff's of the Court contained in the Schedule in terms of Regulation 4(10) read with Regulation 37(1)(h) of the regulations issued under the Disaster Management Act 57/2020 as published in Notice Number R816 in Regulation Gazette No. 11152 dated 27 July 2020. 4. All prospective bidders will be required to: 4.1 Register with the Sheriff prior to the auction; and 4.2 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. 4.3 Pay to the Sheriff a refundable deposit in the sum of R50 000.00 that must reflect in the Sheriff's bank account prior to the date of sale by way of electronic funds transfer or cash payment. 5. 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.

Dated at RIVONIA, 2022-02-21.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: VO/S55813.

**Case No: 51244/2012****Docex: DOCEX 125, JHB**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Absa Bank Limited, Plaintiff and Thembanani Khumalo, 1st Defendant and Claris Manyumwa Ntombiyokuqala Khumalo, 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 11:00, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 07 FEBRUARY 2013 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 RANDBURG WEST on 29 MARCH 2022 at 11:00 at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, to the highest bidder with a reserve price of R1,100,000.00:

CERTAIN: ERF 609 BROADACRES EXTENSION 29 TOWNSHIP, REGISTRATION DIVISION J.R., THE PROVINCE OF GAUTENG;

MEASURING: 438 (FOUR HUNDRED AND THIRTY EIGHT) SQUARE METRES;

HELD: Under Deed of Transfer T5223/08;

SITUATE AT: UNIT 3, BRAMBLE BUSH ESTATE, PINE STREET, BROADACRES EXT. 29;

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property consists of: Entrance Hall, Dining room, Living room, Kitchen, 2 x Bedrooms, 1 x Bathroom, 1 x Separate Toilet and 2 x Garages (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 RANDBURG WEST, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. The SHERIFF RANDBURG WEST will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

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

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

C) Payment of a Registration Fee of R50 000.00 (refundable).

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 RANDBURG WEST, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, during normal office hours Monday to Friday, Tel: 087 330 1094, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/SJ/MAT1668).

Dated at JOHANNESBURG, 2022-02-03.

Attorneys for Plaintiff(s): Smit Sewgoolam Inc, 12 Avonwold Road, Cnr Jan Smuts Avenue, Private Bag 836, Saxonwold, Johannesburg. Telephone: 011-646 0006. Fax: 011 646 0016. Attorney Ref: JE/sj/Mat1668.

**Case No: 2013/21949**  
**Docex: DOCEX 125, JHB**

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

**In the matter between: Absa Bank Limited, Plaintiff and Annastacia Tiny Lerato Tsupa, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 10:00, Unit 6B Sentio Building, Ground Floor, Frikkie Meyer Boulevard, Vanderbijlpark**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 11 NOVEMBER 2013 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 VANDERBIJLPARK on 25 MARCH 2022 at 10:00 at UNIT 6B SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, to the highest bidder with a reserve price of R200,000.00:

CERTAIN: ERF 55145 SEBOKENG UNIT 3 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG;

MEASURING: 273 (TWO HUNDRED AND SEVENTY THREE) SQUARE METRES;

HELD: Under Deed of Transfer TL108266/2008;

SITUATE AT: STAND 55145, SEBOKENG UNIT 3, SEBOKENG;



**ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);**

**IMPROVEMENTS:** The following information is furnished but not guaranteed: The property consists of: Lounge, Dining Room, Kitchen, 3 x Bedrooms and 2 x Bathrooms (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 VANDERBIJLPARK, UNIT 6B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK. 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.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 VANDERBIJLPARK, UNIT 6B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, during normal office hours Monday to Friday, Tel: 016 302 0997, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/SJ/MAT4862).

Dated at JOHANNESBURG, 2022-02-01.

Attorneys for Plaintiff(s): Smit Sewgoolam Inc, 12 Avonwold Road, Cnr Jan Smuts Avenue, Private Bag 836, Saxonwold, Johannesburg. Telephone: 011-646 0006. Fax: 011 646 0016. Attorney Ref: JE/sj/Mat4862.

**Case No: 2017/36375**  
**Docex: DOCEX 125, JHB**

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

**In the matter between: Absa Bank Limited, Plaintiff and Nkululeko Zamliza, 1st Defendant and Noncedo Zamliza, 2nd Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 10:00, Unit 6B Sentio Building, Ground Floor, Frikkie Meyer Boulevard, Vanderbijlpark**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 03 OCTOBER 2019 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 VANDERBIJLPARK on 25 MARCH 2022 at 10:00 at UNIT 6B SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, to the highest bidder with a reserve price of R250,000.00:

CERTAIN: ERF 452 VANDERBIJLPARK CENTRAL WEST NO 6 EXTENSION 1, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG;

MEASURING: 604 (SIX HUNDRED AND FOUR) SQUARE METRES;

HELD: Under Deed of Transfer T151027/2002;

SITUATE AT: 11 VISSER STREET, VANDERBIJL PARK CW 6 EXT 1;

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

**IMPROVEMENTS:** The following information is furnished but not guaranteed: The property consists of: Living room, Dining room, Kitchen, 2 x Bedrooms, 1 x Bathroom; Outbuilding: 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 VANDERBIJLPARK, UNIT 6B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK. 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.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 VANDERBIJLPARK, UNIT 6B, SENTIO BUILDING, GROUND FLOOR, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK, during normal office hours Monday to Friday, Tel: 016 302 0997, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/SJ/MAT9669).

Dated at JOHANNESBURG, 2022-02-01.

Attorneys for Plaintiff(s): Smit Sewgoolam Inc, 12 Avonwold Road, Cnr Jan Smuts Avenue, Private Bag 836, Saxonwold, Johannesburg. Telephone: 011-646 0006. Fax: 011 646 0016. Attorney Ref: JE/sj/Mat9669.

**Case No: 2015/70217**  
**Docex: DOCEX 125, JHB**

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

**In the matter between: Absa Bank Limited, Plaintiff and Dean Robert Atcheson, 1st Defendant and Sheryl Anne Atcheson, 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-24, 10:00, 69 Juta Street, Braamfontein**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 28 JULY 2020 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 JOHANNESBURG EAST on 24 MARCH 2022 at 10:00 at 69 JUTA STREET, BRAAMFONTEIN, to the highest bidder with a reserve price of R910,000.00:

CERTAIN: ERF 1552 KENSINGTON TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG;

MEASURING: 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES;

HELD: Under Deed of Transfer T44815/2002 & T15113/2005; and

CERTAIN: ERF 1553 KENSINGTON TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG;

MEASURING: 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES;

HELD: Under Deed of Transfer T44815/2002 & T15113/2005;

SITUATE AT: 174 KITCHENER AVENUE, KENSINGTON, JOHANNESBURG;

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property consists of: Lounge, Dining room, Kitchen, Scullery, Pantry, 2 x Bathrooms, 3 x Bedrooms, 2 x Garages, Servants quarters: 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 JOHANNESBURG EAST, 69 JUTA STREET, BRAAMFONTEIN. The SHERIFF JOHANNESBURG 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 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, refundable after sale if not buying.

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 JOHANNESBURG EAST, 69 JUTA STREET, BRAAMFONTEIN, during normal office hours Monday to Friday, Tel: 011 727 9340/ 44, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/SJ/MAT21815).

Dated at JOHANNESBURG, 2022-02-01.

Attorneys for Plaintiff(s): Smit Sewgoolam Inc, 12 Avonwold Road, Cnr Jan Smuts Avenue, Private Bag 836, Saxonwold, Johannesburg. Telephone: 011-646 0006. Fax: 011 646 0016. Attorney Ref: JE/sj/Mat21815.

**Case No: 2546/2014**

**Docex: 40 KEMPTON PARK**

IN THE MAGISTRATE'S COURT FOR  
(THE DISTRICT OF EKURHULENI NORTH, HELD AT BOKSBURG)

**In the matter between: MARCUS CHARLES HANEKOM, Applicant and CECILIA NTHABISENG OLIFANT N.O. IDENTITY NUMBER 7911110993087, 1<sup>st</sup> Respondent, Acting in her capacity as the executrix of the deceased estate of the late ANTHENGULUS MASAKALE (ID NR 7108315511083), 2<sup>nd</sup> Respondent and by virtue of Letter of Executorship 6744/2013 issued by the Master of the High Court Johannesburg, 3<sup>rd</sup> Respondent**

NOTICE OF SALE IN EXECUTION / AUCTION

**2022-03-25, 09:30, 182 LEEUWPOORT STREET, BOKSBURG**

IN Execution of a Judgment of the Magistrates Court for the District of Ekurhuleni North in the abovementioned suit, the property shall be sold by the Sheriff BOKSBURG to the highest bidder and will be held at 182 LEEUWPOORT STREET, BOKSBURG on 25 MARCH 2022 at 09H30 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 182 LEEUWPOORT STREET, BOKSBURG, prior to the sale.

CERTAIN: ERF 1366 VOSLOORUS EXT 2, Registration Division I.R, Province of GAUTENG, being 1366 ROOTS DRIVE, VOSLOORUS EXTENSION 2

MEASURING: 450 (FOUR HUNDRED AND FIFTY) Square Meters;

HELD under Deed of Transfer No. TL34734/2009

Situated in the Magisterial District of BOKSBURG.

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, KITCHEN, FAMILY ROOM AND TOILET

OUTSIDE BUILDINGS: CARPORT

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 KEMPTON PARK, 2022-03-02.

Attorneys for Plaintiff(s): McKENZIE VAN DER MERWE & WILLEMSE INC, 68 DANN ROAD, ASTON MANOR, KEMPTON PARK. Telephone: 0119756528. Attorney Ref: MAT8025. Attorney Acct: McKENZIE VD MERWE & WILLEMSE.

**Case No: 13069/18**

IN THE HIGH COURT OF SOUTH AFRICA IN THE MAGISTRATE'S COURT FOR  
(THE DISTRICT OF GQEBERHA HELD AT DE VILLIERS STREET, NORTH END, GQEBERHA)

**In the matter between: THE HEIGHTS HOME OWNERS ASSOCIATION, Applicant and KANI THEMBANI SHORN (IDENTITY NUMBER 8501085776085), Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-25, 14:00, Sheriff PE South Higher & Lower Court, Sheriff's Auction Room, 2 Cotton House Building, Cnr Albany Road & Govan Mbeki Avenue, Central, Port Elizabeth**

IN THE MAGISTRATE'S COURT FOR THE DISTRICT OF PORT ELIZABETH  
HELD AT DE VILLIERS STREET, NORTH END, PORT ELIZABETH

**CASE NO: 13069/18**

**In the matter between: THE HEIGHTS HOME OWNERS ASSOCIATION, APPLICANT and KANI THEMBANI SHORN (IDENTITY NUMBER 8501085776085), RESPONDENT**

NOTICE OF SALE IN EXECUTION

In pursuance of a Judgment in the Court of the Magistrate of the District of Port Elizabeth dated the 11 January 2019 the property listed hereunder will be sold in execution on Friday, the 25 March 2022 at 14Hh00 at Sheriff PE South Higher & Lower Court office, Sheriff's Auction Room, 2 Cotton House Building, Cnr Albany Road & Govan Mbeki Avenue, Central, Port Elizabeth.

a) ERF 3519 (THREE THOUSAND FIVE HUNDRED AND NINETEEN) THEESCOMBE IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY DIVISION OF PORT ELIZABETH PROVINCE OF THE EASTERN CAPE IN EXTENT 356 (THREE HUNDRED AND FIFTY-SIX) SQUARE METRES

HELD BY DEED OF TRANSFER OF T40371/2014CTN

Situated at ERF 3519 THE HEIGHTS, CNR OF OUTENIEKWA STREET AND MONTMEDY ROAD, KAMMA HEIGHTS, PORT ELIZABETH, the property is zoned: residential AND IS A VACANT ERF

CONDITIONS OF SALE: The Conditions of Sale will be read prior to the sale and may be inspected at the Offices of the Sheriff PE South Higher & Lower Court office, Sheriff's Auction Room, 2 Cotton House Building, Cnr Albany Road & Govan Mbeki Avenue, Central, Port Elizabeth.

Terms: 10% deposit and Sheriff charges of 6% on the first R100 000.00 of the proceeds, 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 R3000.00 plus VAT, on the date of sale, the balance against transfer to be secured by a bank guarantee, to be approved by the Plaintiff's attorneys, to be furnished to the Sheriff within fourteen (14) days from the date of sale.

DATED at PORT ELIZABETH on this the 03RD day of FEBRUARY 2022.

BROWN BRAUDE & VLOK INC, per: Plaintiff's Attorneys: 317 Cape Road, Newton Park, Port Elizabeth, MR D C BALDIE/Shoneez/32B0321/18

TO: THE SHERIFF OF THE  
MAGISTRATE'S COURT  
PORT ELIZABETH SOUTH

Dated at GQEBERHA, 2022-03-02.

Attorneys for Plaintiff(s): BROWN BRAUDE & VLOK INC., 317 CAPE ROAD, NEWTON PARK, PORT ELIZABETH. Telephone: 0413653668. Fax: 0413653681. Attorney Ref: 32B032118. Attorney Acct: SHONEEZ MILES.

Case No: 4303/2019

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

**In the matter between: NEDBANK LIMITED - EXECUTION CREDITOR and NUNO MANUEL SOUSA MARTINS - EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-04-01, 10:00, The Sheriff's Office, 13 Naboom Street, Phalaborwa**

**DESCRIPTION:**

ERF 1406 PHALABORWA EXTENSION 3, TOWNSHIP / REGISTRATION DIVISION L.U., PROVINCE OF LIMPOPO / MEASURING 1264 (ONE THOUSAND TWO HUNDRED AND SIXTY FOUR) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T15144/16 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 30 FORSMAN STREET, PHALABORWA

Main dwelling - residential home: 1 X lounge / 1 x tv room / 1 x dining room 1 x kitchen / 1 x bathroom / 1 x toilet / 3 x bedroom. Outside buildings: 1 x laundry / 1 double carport.

Bachelor flat: 1 x bedroom / 1 bathroom / 1 x lounge/kitchen - Nothing in this regard is guaranteed. 1. The sale shall be held without reserve. / 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder. / 3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. / 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys. / 5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. / 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. / 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 13 Naboom Street, Phalaborwa. / 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008 ([URLhttp://www.info.gov.za/view/DownloadfileAction?id=99961](http://www.info.gov.za/view/DownloadfileAction?id=99961)) / 9. The auction will be conducted by the Sheriff or his deputy. / 10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at NELSPRUIT, 2022-03-01.

Attorneys for Plaintiff(s): SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT. Telephone: 013 752 4459. Fax: 013 755 3897-1887. Attorney Ref: S MAQUNGO/ NED4/0064.

Case No: 23868/2019

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

**In the matter between: The Standard Bank of SA Ltd (Reg No: 1962/000738/06), Plaintiff and Gustav James Smit (ID No: 660714 5075 087), Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-29, 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 mentioned suit, a sale with reserve price of R5 165 000.00, will be held by the Sheriff, PRETORIA SOUTH EAST, at 1281 CHURCH STREET, HATFIELD, PRETORIA on TUESDAY the 29 MARCH 2022 at 10H00 of the undermentioned property of the Defendant, subject to the conditions of sale which are available for inspection at the offices of the Sheriff, PRETORIA SOUTH EAST during office hours: PORTION 11 OF ERF 976 WATERKLOOF RIDGE TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 1593 (ONE THOUSAND FIVE HUNDRED AND NINETY THREE) SQUARE METRES, HELD BY DEED OF TRANSFER T4240/2003, SUBJECT TO THE CONDITIONS THEREIN CONTAINED, ALSO KNOWN AS: 302 SANFORD STREET, WATERKLOOF RIDGE, PRETORIA ("the property"). Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed.



A dwelling consisting of: Plastered and painted brick structure, fitted with aluminum framed glazing under sectionalised pitched and tiled roof structure, broad staircase leading to double glass front doors and lofty entrance hall, study, guest cloak room, formal dining room, formal lounge, TV room, entertainment room, large kitchen with built-in cupboards, scullery and pantry, balconies and double garages on ground level. The upper level is accessed by a spiral staircase comprising of a landing area, gallery passage overlooking the entrance hall, 4 ensuite bedrooms with built-in cupboards and various balconies. The property also includes servant's quarters, covered patio, laundry with built-in cupboards and various other outbuildings. Ceramic tile flooring throughout the house and gardens are landscaped with cobble brick paving. The property also has a swimming pool and is surrounded with high plastered and painted brick walling topped with electric fence and steel automated sliding gate. This sale in execution is conducted in accordance with 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, Mr MN Gasant, or his Deputy. Advertising costs at current publication rates and sale costs according to the court rules, apply. Registration as Buyer is a pre-requisite subject to Conditions, inter alia: (a) Directive of the Consumer Protection Act 68 of 2008; (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); (b) FICA-legislation - proof of identity and address particulars; (c) Payment of a registration fee of R25,000.00, in cash, one (1) day prior to commencement of the auction in order to obtain a buyer's card; (d) Registration Conditions; (e) Registration form to be completed before the Auction. Rules of the auction and Conditions of sale may be inspected 24-hours prior to the auction at THE SHERIFF'S OFFICES, SHERIFF FOR PRETORIA SOUTH EAST, 1281 CHURCH STREET, HATFIELD, PRETORIA - TEL: 012 342 0706. W Nolte/TJVR/DL38053..

Dated at Pretoria, 2022-02-14.

Attorneys for Plaintiff(s): Strydom Britx Mohulatsi Inc, Menlyn Woods Office Park, Building A, First Floor, 291 Sprite Avenue, Faerie Glen, PRetoria. Telephone: 0123651887. Attorney Ref: W NOLTE/TJVR/DL38053.

**Case No: 1947/2017**

**Docex: 31**

IN THE HIGH COURT OF SOUTH AFRICA  
[Mpumalanga Division, Middelburg (Local Seat)]

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Muziwakhe Paulus Mlambo, Defendant**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2022-03-29, 10:00, at Mbibane Magistrate Court, Vaalbank,**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as set by The High Court of South Africa, Mpumalanga Division, Middelburg (Local Seat), as per Court Order dated 28 May 2019 by the Acting Sheriff Mbibane at Mbibane Magistrate Court, Vaalbank, on 29 March 2022 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the office of the Acting Sheriff Mbibane 24 hours prior to the auction, at Office no. 1, Old Post Office building, Kwamhlanga and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 1812 Vaalbank-A Township, Registration Division: J.R., Province, Mpumalanga, in Mesasuring 600 Square metres, Held by Deed of Grant No. TG340/1989KD

Situated at: Stand 1812 Vaalbank-A Township (Stand 1812 Libangeni, Mbibane),

Province of Mpumalanga

Zone: Residential

Improvements: Nothing guaranteed in this regard:

Dwelling consisting of: 2 x bedrooms, kitchen, dining room, bathroom with toilet, Outbuilding: 4 x bedrooms with bathroom and toilet

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

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

1. As required by the specific Sheriff, a refundable registration fee of R20 000.00 is payable prior to the commencement of the auction in order to obtain a buyers card. 2. The Sale in Execution is conducted in accordance with the consumer protection Act 68 of 2008 as amended, in pursuant of a Judgement Granted against the Defendant



of money owing to the Plaintiff. 3. All Bidders must be FICA complaint: 3.1 Copy of Identity Document. 3.2 Proof of residential address.

Dated at Pretoria, 2022-03-04.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug, Val de Grace, Pretoria.  
Telephone: 0124813551. Fax: 0866732397. Attorney Ref: S1234/7586.

**Case No: 4120/2014**

**Docex: 31**

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

**In the matter between: Absa Bank Limited (1986/004794/06), Plaintiff and Aletta Jacoba Erasmus, Defendant**

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

**2022-03-29, 10:00, Sheriff Pretoria North East's salesroom, 1281 Stanza Bopape (Church street), Hatfield, Pretoria**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without reserve at the Sheriff Pretoria North East's salesroom, 1281 Stanza Bopape Street (Church Street), Hatfield, Pretoria, on 29 March 2022 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the offices of the Sheriff Pretoria North East at 102 Parker Street, (c/o Parker & Annie Botha Street) Riviera, Pretoria, and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: 1. (a) Section no. 9 as shown and more fully described on Sectional Plan No. SS 1/1985 in the scheme known as Unikop in respect of the land and building or buildings situate at Gezina Township, Local Authority: City of Tshwane Metropolitan Municipality, of which the floor area, according to the said Sectional Plan is 72 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

ST 165822/2006 & ST56254/2012

Also known as: 109 Unikop, 565 Adcock Street, Gezina, Pretoria, Gauteng Province

Zone: Residential

Nothing guaranteed in this regard:

Improvements: Unit consisting of: 1 x bedroom, 1 x bathroom with separate toilet, 1 x lounge, 1 x kitchen, 1 x sun room, 1 x carport

Take note of the following requirements for all prospective buyers: 1. As required by the specific Sheriff, a refundable registration fee is payable on date of auction. 2. Presentation to the Sheriff of the following FICA documents: 2.1 Copy of Identity Document. 2.2 Proof of residential address.

Dated at Pretoria, 2022-03-04.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug Street, Val de Grace, Pretoria.  
Telephone: 0124813551. Fax: 0866732397. Attorney Ref: ABS8/0014.

Case No: 5476/2017

Docex: 31

## IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Absa Bank Limited (1986/004794/06), Plaintiff and Vusi Sydney Makhubo, First Defendant and Mokgaetsi Onnicah Makhubo, Second Defendant**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 10:00, Sheriff Pretoria North East's salesroom, 1281 Stanza Bopape (Church street), Hatfield, Pretoria**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as Set by the High Court of South Africa, Gauteng Division, Pretoria, as per Court Order dated 7 December 2021 at the Sheriff's Salesroom, 1281 Church Street (Stanza Bopape), Hatfield, Pretoria on 29 March 2022 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the office of the Sheriff Pretoria North East, 102 Parker Street (cnr Parker & Annie Botha Street), Riviera, Pretoria and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 356 Lindo Park Extension 1 Township, Registration Division JR., Province of Gauteng, Measuring 450 square metres, Held by Deed of Transfer No. T18104/2000

Street Address: Erf 356 Lindo Park Extension 1 Township, also known as 125

Jacaranda Road, Lindo Park Extension 1, Pretoria, Gauteng Province

Zone: Residential

Northing Guaranteed in this regard;

Dwelling consisting of: Lounge, Dining Room, Kitchen, 3 Bedrooms, 1 Bathroom, Take note of the following requirements for all prospective buyers: 1. As required by the specific Sheriff, a refundable registration fee is payable on date of auction. 2. Presentation to the Sheriff of the following FICA documents: 2.1 Copy of Identity Document. 2.2 Proof of residential address.

Dated at Pretoria, 2022-03-04.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug Street, Val de Grace, Pretoria. Telephone: 0124813551. Fax: 0866732397. Attorney Ref: ABS8/0350.

Case No: 2722/2020

Docex: 31

## IN THE HIGH COURT OF SOUTH AFRICA

(Limpopo Division, Polokwane)

**In the matter between: Absa Bank Limited (1986/004794/06), Plaintiff and Raesetja Raine Ramaloko, Defendant**

## NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 11:00, Sheriff Nylstroom / Modimolle, 108 Hagen Street, Modimolle**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be without reserve at the office of the Sheriff Nylstroom / Modimolle, at 108 Hagen Street, Modimolle on 29 March 2022 at 11:00 to the highest bidder. Full conditions of sale can be inspected at the office of the Sheriff Nylstroom / Modimolle, at the same address as above, and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Portion 31 of Erf 2964 Nylstroom Extension 11 Township, Registration Division: K.R., Province of Limpopo, Measuring 1000 square metres, Held under Deed of Transfer No. T 41624/2009

Also known as: Portion 31 of Erf 2964 Nylstroom Extension 11, Limpopo Province

Zoned: Residential

Nothing guaranteed in this regard:

Improvements: consisting of: Vacant Stand

Take note of the following requirements for all prospective buyers: 1. As required by the specific Sheriff, a refundable registration fee is payable on date of auction. 2. Presentation to the Sheriff of the following FICA documents: 2.1 Copy of Identity Document. 1.1 Proof of residential address.

Dated at Pretoria, 2022-03-04.

Attorneys for Plaintiff(s): STRYDOM BRITZ MOHULATSI INC., BUILDING A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETHaasbroek & Boezaart Inc., HB Forum, 13 Stamvrug Street, Val de Grace, PretoriaORIA. Telephone: 0124813551. Fax: 0866732397. Attorney Ref: ABS8/0753.

**Case No: 3449/2020**

**Docex: 31**

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION)

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Neo Mmatli, Defendant**

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

**2022-03-29, 11:00, Sheriff Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without reserve at the office of the Sheriff Randburg West, Unit C1, Mount Royal, Office Park, 657 James Crescent, Halfway House on 29 March 2022 at 11:00, to the highest bidder. Full conditions of sale can be inspected at the offices of the Sheriff Randburg West at same address as above and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: (a) Section no. 27 as shown and more fully described on Sectional Plan No. SS 633/1999 in the scheme known as Bellairs Brooke in respect of the land and building or buildings situate at Noordhang Extension 33 Township, City of Johannesburg Municipality, of which the floor area, according to the said Sectional Plan is 48 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 ST170955/2007

Street address: : Section No. 27 Bellairs Brooke situate at Noordhang Extension 33 Township, also Known as Door No. 83, Bellairs Brooke 91, Bellairs Drive, NoordhangExtension 33, Gauteng Province,

Zone: Residential

Nothing guaranteed in this regard;

Improvements: Ground Floor Bachelor Unit with Steel window frames consisting of: kitchen, open plan Lounge and bedroom, bathroom, garden,

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

Dated at Pretoria, 2022-03-04

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Telephone: 0124813551. Fax: 0866732397. Attorney Ref: S1234/9640.

Case No: 2016/11290

Docex: 268

IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG LOCAL DIVISION)

In the matter between: **BODY CORPORATE NUGGET SQUARE, Plaintiff and ALTA LODA COHEN, 1<sup>st</sup> Defendant and ALTA LODA COHEN N.O, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-28, 10H00, SHERIFF OF THE HIGH COURT, JOHANNESBURG CENTRAL, 21 HUBERT STREET, JOHANNESBURG**

In the execution of a Judgment of the High Court of South Africa (Gauteng Local Division, Johannesburg) in this suit, a Sale without reserve will be held by the Sheriff of the High Court Johannesburg Central, 21 Hubert Street, Johannesburg on the 28th day of MARCH 2022 at 10h00 in the morning, of the undermentioned property of the Respondent on conditions to be read out by the auctioneer at the time of the Sale and which may be inspected at the office of the Sheriff prior to the Sale.

CERTAIN: A unit consisting of:-

Section No. 3 as shown and more fully described on Sectional Plan No. SS 343/1995 in the scheme known as NUGGET SQUARE in respect of the land and buildings situate at Johannesburg Township in the Local Authority of City of Johannesburg;

An undivided share in the common property in the land and building or buildings as shown and more fully described on the said Sectional Plan apportioned to the Mortgaged Section in accordance with the participation quota of the Mortgaged Section.

SITUATION: Unit 3 Nugget Square, Cnr Nugget and Anderson Street, City and Suburban, Johannesburg

AREA: 115 (one hundred and fifteen) square metres

IMPROVEMENTS: (NOT GUARANTEED): ONE ROOM WITH TWO TOILETS

TERMS:

1. A cash payment immediately on the property being knocked down to the purchaser of 10% of the purchase price, the balance and the interest on the full purchase price at current bond rates available against registration of transfer, to be secured by a bank, building society or other acceptable guarantee to be furnished within 21 (twenty) one days from date of Sale.

2. Auctioneer's charges are payable and calculated at 6% on the R30 000.00 of the proceeds of the sale, and 3.5% on the balance thereof, subject to a maximum commission of R9 655.00 plus VAT and a minimum of R485.00 plus VAT.

3. The purchaser shall be responsible for payment of all costs and charges necessary to effect transfer, including but not limited to conveyancing costs, transfer duty or VAT attracted by the sale and any Deeds Registration Office levies. The purchaser shall further be responsible for payment, within 7 days after been requested to do so by the appointed conveyancer:

3.1. of all amounts required by the Municipality for the issue of a clearance certificate in terms of section 118(1) of the Local Government Municipal Systems Act, No.32 of 2000, to the effect that all amounts due in connection with immovable property for municipal service fees, surcharges on fees, property rates and other municipal taxes, levies and duties during the two years preceding the date of application for the certificate have been fully paid; and

3.2. of all levies due to a Body Corporate in terms of section 37 of the Sectional Title Act, No.95 of 1986 or Home Owners Association.

3.3. The purchaser is hereby informed of the following charges

3.3.1. Arrear rates and taxes, estimated at R47,000.00 (forty-seven thousand rand).

3.3.2. Levy arrears charges payable in terms of the Sectional Titles Act, Act 95 of 1996, estimated at R548,543.31 (five hundred and forty-eight thousand, five hundred and forty-three rand and thirty-one cents);

Dated at JOHANNESBURG, 2022-02-18.

Attorneys for Plaintiff(s): LETHETSA SMITH T/A MERVYN JOEL SMITH ATTORNEYS, 51 6TH STREET - PARKHURST - JOHANNESBURG. Telephone: 0113344229. Fax: 0864591483. Attorney Ref: N1122. Attorney Acct: LETHETSA SMITH T/A MERVYN JOEL SMITH ATTORNEYS - 240469569 -055534.

Case No: D2683/2021

Docex: 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 PATRICK SIZWE JOKWENI (UNMARRIED), Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-28, 10:00, THE SHERIFF'S OFFICE, 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE**

In pursuance of a judgment granted by this Honourable Court on 5TH AUGUST 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution with the reserve price of R307 712.38 by the Sheriff of the High Court PORT SHEPSTONE ACTING SHERIFF HIGH/LOWER COURT at THE SHERIFF'S OFFICE, NO. 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE on 28 MARCH 2022 at 10H00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of THE SHERIFF'S OFFICE, NO. 17A MGAZI AVENUE, UMTENTWENI, PORT SHEPSTONE, 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.

A UNIT CONSISTING OF-

a) SECTION NO 15 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS154/1992, IN THE SCHEME KNOWN AS IBIS COURT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT UMTENTWENI, IN THE HIBISCUS COAST MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 99 (NINETY 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 ST 237/2009

(also known as: SECTION NO. 15, SS IBIS COURT, UMTENTWENI, KWAZULU-NATAL, BETTER KNOWN AS: UNIT 15, 24 IBIS ROAD, UMTENTWENI EXTENSION 15, KWAZULU-NATAL)

MAGISTERIAL DISTRICT: PORT SHEPSTONE

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): A LOUNGE AND DINING ROOM COMBINED, 2 BEDROOMS, 1 KITCHEN, 1 BATHROOM AND TOILET COMBINED AND A VERANDAH ON FIRST FLOOR. SEPARATE GARAGE.

TAKE FURTHER NOTICE THAT:

1. This sale is a sale in execution pursuant to a judgement granted against the Execution Debtor for money owing to the Execution Creditor.

2. The 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.

3. 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>)

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

5. All bidder 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.

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

7. 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 auction will be conducted by the Sheriff, MAB Mahlangu or her deputy.

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

Dated at DURBAN, 2022-03-02.

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. Telephone: (031) 007 0811. Fax: 086 639 6551. Attorney Ref: DS0123/DBS/C JACOB/VG/CL.

**Case No: D12434/2018**

**Docex: 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 SAMUEL RICHARD FREDERICK HULLEY, 1<sup>st</sup> Defendant and MARINA MAGRIETHA HULLEY (Married in community of property to each other), 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-28, 09:00, THE SHERIFF'S OFFICE, INANDA DISTRICT 2: 82 TREVENEN ROAD, LOTUSVILLE, VERULAM**

In pursuance of a judgment granted by this Honourable Court on 20 SEPTEMBER 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price of R1 300 000.00 by the Sheriff of the High Court INANDA DISTRICT 2 at THE SHERIFF'S OFFICE, INANDA DISTRICT 2: 82 TREVENEN ROAD, LOTUSVILLE, VERULAM on 28 MARCH 2022 at 09H00 (REGISTRATION CLOSES AT 08H50), to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, INANDA DISTRICT 2: 82 TREVENEN ROAD, LOTUSVILLE, VERULAM, whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

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

(1) A UNIT CONSISTING OF -

(A) SECTION NUMBER. 508 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS470/2008 IN THE SCHEME KNOWN AS CORAL REEF APARTMENTS IN

RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT LA MERCY, IN THE ETHEKWINI MUNICIPALITY AREA OF WHICH SECTION THE FLOOR AREA,

ACCORDING TO THE SAID SECTIONAL PLAN, IS 126 (ONE HUNDRED AND TWENTY 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. ST39102/2008

(2) AN EXCLUSIVE USE AREA DESCRIBED AS PARKING BAY PB40 MEASURING 12 (TWELVE) SQUARE METRES BEING AS SUCH PART OF THE COMMON PROPERTY, COMPRISING THE LAND AND THE SCHEME KNOWN AS CORAL REEF APARTMENTS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT LA MERCY, IN THE ETHEKWINI MUNICIPALITY AREA, AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS470/2008 HELD BY NOTARIAL DEED OF CESSION NO. SK 3406/2008

(also known as: UNIT NO. 508 CORAL REEF APARTMENTS, 228 SOUTH BEACH ROAD, LA MERCY, KWAZULU-NATAL)

MAGISTERIAL DISTRICT: VERULAM - INANDA DISTRICT TWO.

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

BRICK UNDER TILE, BLOCK UNDER TILE, BEDROOMS (TILED, BUILT-IN CUPBOARDS, ENSUITE), FAMILY LOUNGE (TILED), OPEN PLAN DINING ROOM (TILED), OPEN PLAN KITCHEN (TILED, BUILT-IN CUPBOARDS), 1 TOILET (TILED), BATHROOM (TILED, WASH BASIN BUILT-IN, SHOWER CUBICLE), 1 TOILET & BATHROOM COMBINED, SLIDING DOOR, BALCONY, PASSAGE, STAIRCASE (TILED), JACUZZI, ELECTRONIC GATES, DRIVEWAY PAVED AND FENCING. (Although nothing in this regard is guaranteed)

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 are available 24 hours prior to the auction at the office of the Sheriff for Inanda District 2 at 82 Trevenen Road, Lotusville, Verulam.

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

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

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

· Payment of Registration deposit of R10 000.00 in cash only.

· Registration closes strictly 10 minutes prior to auction. (08:50am)

The 10% deposit plus auction commission is payable in cash or by way of an electronic fund 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.

Only Registered Bidders will be allowed into the Auction Room.

STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSONS THAT DO NOT ADHERE TO REGULATIONS.

The office of the Sheriff for Inanda District 2 will conduct the sale with auctioneers RR Singh (Sheriff) and/or Hashim Saib (Deputy Sheriff).

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

Dated at DURBAN, 2022-02-15.

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. Telephone: (031) 007 0811. Fax: 086 639 6551. Attorney Ref: DS0053/DBS/C JACOB/VG/CL.

**Case No: D2220/2021**

**Docex: 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 TRISHA RAMGOOLAM (Unmarried), 2nd Defendant and PREMILLA RAMJUTHAN (Unmarried), 2<sup>nd</sup> Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-25, 10:00, THE SHERIFF'S OFFICE, INANDA 1: UNIT 3, 1 COURT LANE, VERULAM**

In pursuance of the judgment granted by this Honourable Court on 29 JULY 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R513 329.87, by the Sheriff of the High Court INANDA AREA 1 at THE SHERIFF'S OFFICE, INANDA AREA 1: UNIT 3, 1 COURT LANE, VERULAM on 25TH MARCH 2022 at 10H00, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, INANDA AREA 1: UNIT 3, 1 COURT LANE, VERULAM, 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 878 WHETSTONE, REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL IN EXTENT 294 (TWO HUNDRED AND NINETY FOUR) SQUARE METRES HELD BY DEED OF TRANSFER T 61447/2001 AND DEED OF TRANSFER NUMBER T 22050/2012 SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED.

(also known as: 23 LAKESTONE PLACE, WHETSTONE, PHOENIX, KWAZULU-NATAL)

MAGISTERIAL DISTRICT: ETHEKWINI

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): 1 KITCHEN, 1 LOUNGE, 1 DINING ROOM, 4 BEDROOMS, 1 FULL BATHROOM, 2 SEPARATE TOILETS, AND A DOUBLE GARAGE

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 AUCTION are available 24 hours before the auction at the offices of the Sheriff Inanda Area1, Unit 3, 1 Court Lane, Verulam.
  3. Registration as a buyer is a pre-requisite subject to specific conditions, inter alia:
    - a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
    - b) FICA - legislation in respect of proof of identity and address particulars.
    - c) Refundable deposit of R10 000.00 in cash or bank guaranteed cheque.
    - d) Registration Conditions.
- The CONDITIONS OF SALE and RULES OF AUCTION may be inspected at the Sheriff's office, Unit 3, 1 Court Lane, Verulam.
- The office of the Sheriff Inanda Area 1 will conduct the sale with auctioneer MR. T A TEMBE.
- Advertising costs at current publication rates and sale costs according to court rules, apply.
- Dated at DURBAN, 2022-02-15.
- 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. Telephone: (031) 007 0811. Fax: 086 639 6551. Attorney Ref: DS0082/DBS/C JACOB/VG/CL.

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**Case No: 1247/2018**

IN THE HIGH COURT OF SOUTH AFRICA  
(IN THE HIGH COURT OF SOUTH AFRICA, MPUMALANGA DIVISION MIDDELBURG (LOCAL SEAT))  
**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR, and JOHAN MATTHYS  
RUDOLPH- EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-30, 11:00, The Sheriff's Office, 63 RENNIE STREET, SUNDRA, VICTOR KHANYE**

DESCRIPTION:

ERF 91 ELOFF TOWNSHIP / REGISTRATION DIVISION I.R., PROVINCE OF MPUMALANGA / MEASURING 1536 (ONE THOUSAND FIVE HUNDRED AND THIRTY SIX) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T44246/95 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 91 ST ANDREWS PLACE, ELOFF.

Main dwelling - residential home: 1 X entrance hall / 1 X lounge / 1 x family room / 1 X dining room / 1 x study / 1 X kitchen / 4 X bedrooms / 2 X bathroom / 3 X wc / 2 X out garage / 1 X servants room / 1 X laundry / 1 X bathroom/wc / 1 jac / barroom - Nothing in this regard is guaranteed. 1. The sale shall be subject to no reserve price./ 2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder./ 3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys. / 4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys./ 5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4. / 6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. / 7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 63 RENNIE AVENUE, SUNDRA, VICTOR KANYE. / 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008 URL <http://www.info.gov.za/view/DownloadfileAction?id=99961> / 9. The auction will be conducted by the Sheriff, Ivan Swart, or his deputy. / 10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at: NELSPRUIT, 2022-01-14.

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT, Tel. 013 752 4459, Fax. 013 755 3897, Ref. C VAN WYK / FR0026.

Case No: 11397/2019  
PH255

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

**In the matter between: The Standard Bank of South Africa Limited, Plaintiff, and Ewert Wessel Jooste, Defendant**

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

**2022-03-24, 10:00, Riversdale Sheriff's Office, Ha! Qua! Building, Varke Visser Street, Riversdale**

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

R745 300.00 will be held at

Riversdale Sheriff's Office, Ha! Qua! Building, Varke Visser Street, Riversdale  
at 10:00am

on the 24th day of March 2022

of the undermentioned property of the Defendant on the conditions that will lie for inspection at the offices of the Sheriff for the High Court, Riversdale, Ha! Qua! Building, Varke Visser Street, Riversdale ("Sheriff").

a) Section No. 4 as shown and more fully described on Sectional Plan No. SS299/1995, in the scheme known as PLINGGAT OORD II in respect of the land and buildings situate at STILBAAI-WES, IN THE HESSEQUA MUNICIPALITY, RIVERSDALE DIVISION, WESTERN CAPE PROVINCE 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 common property scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan; and HELD by DEED OF TRANSFER NO. ST10278/2008, c) an exclusive use area described as GARDEN 4 measuring 214 (Two Hundred and Fourteen) square metres being as such part of the common property, comprising the land and buildings situate at STILBAAI-WES, IN THE HESSEQUA MUNICIPALITY, RIVERSDALE DIVISION, WESTERN CAPE PROVINCE, as shown and more fully described on Sectional Plan No. SS299/1995 held by NOTARIAL DEED OF CESSION NO. SK2337/2008

situate in the magisterial district of Riversdale at 125 Palinggat Oord, Stillbay West

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

a main dwelling consisting of three bedrooms, bathroom with water closet, open-plan kitchen and garage

**TERMS:**

1. 10% (TEN PER CENTUM) of the purchase price in cash or by way of a bank guaranteed cheque immediately upon completion of the auction, the balance payable against registration of transfer, to be secured by an acceptable guarantee issued by a financial institution to be furnished within twenty-one (21) days from the sale date (or the date of confirmation of the sale, if applicable)

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

6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND), 3.5% (THREE AND A HALF PER CENTUM) on R100 001.00 (ONE HUNDRED AND ONE THOUSAND RAND) to R400 000.00 (FOUR HUNDRED THOUSAND RAND), and thereafter 1.5% (ONE AND A HALF PER CENTUM) up to a maximum fee of R40 000.00 (FORTY THOUSAND RAND) and a minimum charge of R3 000.00 (THREE THOUSAND RAND), together with Value Added Tax thereon, where applicable.

**RULES OF AUCTION**

- i. The auction will be conducted by the Sheriff.
- ii. The conduct of the auction is subject to the Consumer Protection Act, 68 of 2008, to the provisions whereof the attention of the public is drawn.
- iii. The specific rules of auction will be available for inspection at the office of the Sheriff for a period of not less than twenty four hours prior to the auction and the

Sheriff may refuse to register or accept any bid from any person who fails to comply therewith.

Dated at: Bellville, 2022-01-31.

William Inglis Inc., 1st Floor, Office 106, The Village Square, Corner of Oxford and Queen Streets, Durbanville, Tel. (021)914-1144, Fax. (021)914-1172, Ref. WDIglis/sb/S1003863/D6194, Acc. William Inglis Inc..

**Case No: 13758/2019  
DOCEX 178, PRETORIA**

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

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

**NOTICE OF SALE IN EXECUTION**

**2022-04-01, 10:00, THE ACTING SHERIFF'S OFFICE, VANDERBIJLPARK: UNIT 5B SENTIO BUILDING, FRIKKIE MEYER BOULEVARD, VANDERBIJLPARK**

In pursuance of a judgment granted by this Honourable Court on 19 JANUARY 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R550 000.00, by the Acting Sheriff of the High Court VANDERBIJLPARK, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, VANDERBIJLPARK: 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 293 VANDERBIJL PARK CENTRAL WEST 5 TOWNSHIP, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG, IN EXTENT: 725 (SEVEN HUNDRED AND TWENTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER T11801/1994. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 40 DE FOREST STREET, VANDERBIJL PARK C W NO. 5, GAUTENG)

MAGISTERIAL DISTRICT: EMFULENI

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, KITCHEN, 3 BEDROOMS, BATHROOM & OUTBUILDING: GARAGE, STORE ROOM, TOILET & OTHER FACILITIES: COVERED BACK STOEP, STEEL COVERED PATIO (CARPORT), SHADEPORT.

Dated at: PRETORIA, 2022-01-25.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. S12981/DBS/N FOORD/CEM.

**Case No: 6174/2021  
DOCEX 178, PRETORIA**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff, and GOODWILL MSIZENI KUMALO, and MOTLALEPULE OLGA KUMALO, Defendants**

**NOTICE OF SALE IN EXECUTION**

**2022-04-04, 11:00, THE SHERIFF'S OFFICE, CENTURION WEST: 229 BLACKWOOD STREET, HENNOSPARK, CENTURION**

In pursuance of a judgment granted by this Honourable Court on 16 SEPTEMBER 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R1 200 000.00, by the Sheriff of the High Court CENTURION WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, CENTURION WEST: 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 1718 HEUWELoord EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION J.R., THE PROVINCE OF GAUTENG, IN EXTENT 1 000 (ONE THOUSAND) SQUARE METRES, HELD UNDER DEED OF TRANSFER T17510/2006, SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

(also known as: 15 GEELHOOT AVENUE, HEUWELoord EXTENSION 4, CENTURION, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS:

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, BATHROOM, SHOWER, TOILET & OUTBUILDINGS: 2 GARAGES, 2 CARPORTS, STAFF ROOM, BATHROOM/TOILET & COVERED PATIO

Dated at: PRETORIA, 2022-01-26.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. F10017/DBS/N FOORD/CEM.

**Case No: 1071/2018**

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

**In the matter between: Nedbank Limited, Plaintiff, and Petrus Johannes Raath, First Defendant, and Albertha Susanna Johanna Raath, Second Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-28, 10:00, Sheriff's Office, Phiti Building, C/o 57 Shakespeare & Hood Avenue, Orkney**

Pursuant to a Judgment granted by this Honorable Court against the Execution Debtor on the 21ST day of NOVEMBER 2019 and a Warrant of Execution the undermentioned property will be sold in execution by the Sheriff of the High Court, ORKNEY on MONDAY, the 28th day of MARCH 2022 at 10H00 at THE SHERIFF'S OFFICES, PHITI BUILDING, CO/ 57 SHAKESPEARE AND HOOD AVENUE, ORKNEY to the highest bidder.

ERF: ERF 1954, ORKNEY TOWNSHIP, REGISTRATION DIVISION I.P., PROVINCE OF NORTH WEST

EXTENT: 1983 (ONE THOUSAND NINE HUNDRED AND EIGHTY THREE) SQUARE METRES;

HELD: BY DEED OF TRANSFER T38064/2005

(the property)

Improvements are:

3 X BEDROOMS, 3 X BATHROOMS, 3 X TOILETS, 1 X SHOWER, 1 X LIVING ROOM, 1 X DINING ROOM, 1 X LOUNGE, 1 X STUDY, 1 X KITCHEN, 1 X PANTRY, OUTBUILDINGS, 2 X GARAGES, 2 X CARPORTS, SWIMMING POOL & LAPA, 1 X OUTSIDE FLAT WITH 1 X KITCHEN, 1 X DINING ROOM & LOUNGE, 1 X BEDROOM, 1 X BATHROOM.

No warranties regarding description, extent or improvements are given.

The conditions of sale to be read out by the Sheriff of the High Court at the time of the sale will be available for inspection at THE SHERIFF'S OFFICES, PHITI BUILDING, C/O 57 SHAKESPEARE AND HOOD AVENUE, ORKNEY.

Dated at: KLERKSDORP, 2022-02-02.

Meyer, van Sittert & Kropman, 5 Roma Avenue, Flamwood, Klerksdorp, 2571, Tel. 018-4749200, Fax. 018-4749229, Ref. Mr PC Du Toit/ap/N1563.

Case No: 42588/2016  
Docex 101, Pretoria

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

In the matter between: **BUSINESS PARTNERS LIMITED (REG NO. 1981/000918/06) (EXECUTION CREDITOR), and MOMAR DISTRIBUTORS CC (REG NO. 2005/074835/23) (FIRST JUDGMENT DEBTOR), MOHSEEN MOOSA (ID NO. 7609095305083) (SECOND JUDGMENT DEBTOR), MOHSEEN MOOSA N.O. (TRUST NO. IT11958/06) (THIRD JUDGMENT DEBTOR), AMEER AMOD AMOD N.O. (TRUST NO. IT11958/06) (FOURTH JUDGMENT DEBTOR), YOUNUS MOOSA N.O. (TRUST NO. IT11958/06) (FIFTH JUDGMENT DEBTOR)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-31, 10:00, SHERIFF JOHANNESBURG NORTH'S OFFICE AT 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN INDUSTRIAL PARK, UNIT B1, JOHANNESBURG**

In pursuance of judgment granted against the First, Second, Third, Fourth and Fifth Judgment Debtors on 21 November 2019 wherein the 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 Third, Fourth and Fifth Judgment Debtors (the Mohseen Moosa Trust) listed hereunder will be sold in execution on THURSDAY, 31 MARCH 2022 at 10h00 by the Sheriff of the High Court JOHANNESBURG NORTH, at the Sheriff's office at 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN INDUSTRIAL PARK, UNIT B1, JOHANNESBURG, to the highest bidder:

Description: PORTION 3 OF ERF 2325 HOUGHTON ESTATE TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG;

In extent: 2105 (TWO THOUSAND ONE HUNDRED AND FIVE) SQUARE METRES;

Physical Address: 76 HOUGHTON DRIVE, HOUGHTON ESTATE, JOHANNESBURG;

Zoned: RESIDENTIAL;

HELD by the Third, Fourth and Fifth Judgment Debtors (the Mohseen Moosa Trust) under Deed of Transfer No. T79841/2006.

IMPROVEMENTS: The following information is given but not guaranteed:

The improvements on the property consist of the following:

A freehold residential stand with a residential dwelling and partly developed cottage consisting of:-

Main dwelling:

Ground floor: x3 garages (x1 tandem); entrance hall; lounge; Guest w/c; formal lounge; dining room; tv lounge; Kitchen (very small for a large house); prep area; scullery; large patio leads off these rooms. The entrance hall and two lounges are not complete as floor coverings and minor finishes are in progress;

First floor comprises of the old and a new wing. Master bedroom with MES and walk in dressing room; lounge; enclosed patio; x3 bedrooms; guest w/c; bathroom (old master bedroom under renovation) bedroom, walk in dresser and MES. All of the existing bedrooms face north and open onto a common patio. New wing (only wetrooms and roof built) bedroom with MES; lounge.

Outbuildings x2:

x2 staff rooms; w/c & shower and store room, with large dry yard.

Triple tandem garage next to the entrance gate.

Cottage (building incomplete as at date of valuation of the property):

Partly built (no roof) double storey comprising double garage; staff quarters; store room.

First floor comprising of: lounge; x2 bedrooms with bathroom and 3rd bedroom with MES (proposed).

Site improvements include the following:

The site is enclosed with brick walls and palisade fence with electric fence on the boundary with the neighbours. Access to the property is via an automated gate onto a paved driveway. There are several levels of concrete slabs for patios and decks, surrounding the swimming pool area. The rear garden is natural rock with a very steep incline.

The full conditions may be inspected at the office of the Sheriff of the High Court JOHANNESBURG NORTH, during office hours, at 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN INDUSTRIAL PARK, UNIT B1, JOHANNESBURG.

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.

Dated at: PRETORIA, 2022-01-20.

NEWTONS INC., 2nd Floor, Lobby 3, Brooklyn Forum Building, 337 Veale Street, Nieuw Muckleneuk, Pretoria, Tel. (012) 4250200, Fax. (012) 4609491, Ref. I07746/Z MAGAGULA/lm.

**Case No: 28940/2020  
DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff, and LESLIE MOODLEY, KARTHIGASAN GOVENDER,  
and MICHAEL LUTCHMANNAN MOODLEY, Defendants**

**NOTICE OF SALE IN EXECUTION**

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

In pursuance of a judgment granted by this Honourable Court on 25 MARCH 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution without reserve by the Acting Sheriff of the High Court PORT SHEPSTONE, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, PORT SHEPSTONE: 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 1483 LEISURE BAY, REGISTRATION DIVISION D.T., PROVINCE OF KWAZULU-NATAL, IN EXTENT 1393 (ONE THOUSAND THREE HUNDRED AND NINETY THREE) SQUARE METRES, HELD UNDER DEED OF TRANSFER T63970/2006, SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS AND TO THE RESTRAINTS IN FAVOUR OF THE EKUBO ECO ESTATE HOMEOWNERS ASSOCIATION NO. 2005/035219/08

(also known as: ERF 1483 LEISURE BAY, EKUBO COASTAL ESTATE, R61 MAIN SOUTH COAST ROAD, PORT EDWARD, KWAZULU-NATAL)

MAGISTERIAL DISTRICT: PORT SHEPSTONE

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

VACANT STAND

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 21 (twenty one) days after the sale.

10. 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.

11. 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: PRETORIA, 2022-02-03.

VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND, Tel. (012) 807 3366, Fax. 086 206 8695, Ref. U23061/DBS/N FOORD/CEM.

**Case No: D2616/2021  
031-3122411**

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

**In the matter between: FIRSTRAND BANK LIMITED, PLAINTIFF, and OZAYR MANSOOR, DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-03-31, 10:00, Sheriff's Office of Durban Coastal, 4 Arbuckle Road, Windermere, Morningside, Durban**

The immovable property as described below (hereinafter referred to as the "property") will be put up for auction on 31 MARCH 2022 at 10h00 at THE SHERIFF'S OFFICE DURBAN COASTAL, 4 ARBUCKLE ROAD, WINDERMERE, MORNINGSID, DURBAN and is subject to a court reserve price of R900 000.00, consisting of:

(a) Section No. 16 as shown and more fully described on Sectional Plan No. SS116/1990 in the scheme known as CRESTMORE 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 63 (SIXTY 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. ST 35912/2016

Physical Address: SECTION NO. 16 (UNIT 33) CRESTMORE, 33 SOL HARRIS CRESCENT, NORTH BEACH, DURBAN

IMPROVEMENTS: a sectional title unit consisting of 1 x lounge, 1 x kitchen, 2 x bedrooms, 1 x bathroom, 1 x shower, 1 x toilet

THE PROPERTY IS ZONED: RESIDENTIAL

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

The full conditions of sale shall lie for inspection at the Office of the Sheriff for Durban Coastal, 4 Arbuckle Road, Windermere, Morningside, Durban for 15 days prior to the date of sale.

TAKE FURTHER NOTE THAT;

1. This sale is a sale in execution pursuant to a Judgement obtained in the above court.
  2. The Rules of this auction and full advertisement is available 24 hours before the auction at the Office of the Sheriff for Durban Coastal, 4 Arbuckle Road, Windermere, Morningside, Durban.
  3. 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>)
  4. FICA - legislation i.r.o proof of identity and address particulars.
  5. Payment of a Registration Fee of R 15 000.00 in cash.
  6. Registration conditions.
  7. The office of the Sheriff for Durban Coastal will conduct the sale with auctioneers G S NDLOVU and/or S D NAICKER
  8. Advertising costs at current publication rates and sale costs according to court rules apply.
- Ramdass & Associates, 308-310 Problem Mkhize Road, Berea, Durban, Tel : 031-3122411 (Ref : Mr D J Stilwell/vs)

Dated at: Durban, 2022-02-07.

RAMDASS & ASSOCIATES, 308-310 Problem Mkhize Road, Berea, Durban 4001, Tel. 031-3122411, Fax. 031-3122730, Ref. Mr D J Stilwell/vs.

**Saal No: 9228/2020**

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

**In die saak tussen: FIRSTRAND BANK BEPERK (Eiser), en VERNON EDWARD WILLIAMS (Verweerder)**  
**EKSEKUSIEVEILING**

**2021-03-28, 09:00, by die perseel te Tweedelaan 23, Darling**

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 21 Julie 2021, sal die ondervermelde onroerende eiendom op MAANDAG, 28 MAART 2022 om 09:00 by die perseel te Tweedelaan 23, Darling in ekskusie verkoop word aan die hoogste bieder sonder reserwe, onderhewig aan die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 1922 Darling, in die Sartland Munisipaliteit, Afdeling Malmesbury, Wes-Kaap Provinsie geleë Tweedelaan 23, Darling; groot 586 vierkante meter; gehou kragtens Transportakte nr T34280/2008. Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met 1 familiekamer, 1 kombuis, 3 slaapkamers, 1 badkamer, 1 stort, 2 motorhuise. Betaalvoorwaardes: Tien persent (10%) van die koopprys moet onmiddellik na die veiling tesame met die balju se kommissie betaal word. Die balanskoopprys is betaalbaar teen oordrag en moet verseker word deur 'n bankwaarborg wat binne 21 dae na die verkoping vir goedkeuring aan Eiser se prokureurs voorgelê moet word. Verkoopvoorwaardes: Die volledige verkoopvoorwaardes lê ter insae by die kantoor van die balju vir die Hooggeregshof, Malmesbury (verw. M S Basson; tel. 022 482 3090).

Gedateer te: TYGERVALLEI, 2022-01-14.

FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei, Tel. (021) 929 2600, Faks. (021) 914 6600, Verw. JF/MH/F935.

**Case No: 973/2018**

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

**In the matter between: FIRST RAND BANK LIMITED - EXECUTION CREDITOR and MARTHINUS  
CHRISTOFFEL VAN DEN BERG - EXECUTION DEBTOR**

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

**2022-03-16, 09:00, The Sheriff's Office, 80 KANTOOR STREET, LYDENBURG**

DESCRIPTION:

REMAINING EXTENT OF ERF 168 LYDENBURG TOWNSHIP / REGISTRATION DIVISION J.T., PROVINCE OF MPUMALANGA / MEASURING 1497 (ONE THOUSAND FOUR HUNDRED AND NINETY SEVEN) SQUARE METRES/ HELD UNDER DEED OF TRANSFER T17210/2015 /SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property") / The physical address is: 54 JOHANNES COETZER STREET, LYDENBURG.

Main dwelling - residential home: 3 x bedroom / 2 x bathroom / 1 x lounge / 1 x study / 1 x kitchen / 1 x entrance foyer.

2nd dwelling: 2 x bedroom / 1 x bathroom / 1 x lounge / 1 x kitchen / 1 x store room. Other : 2 x garage / 2 x carport / 1 x paving - Nothing in this regard is guaranteed.

1.The sale shall be subject to a reserve price in the amount of R520 00.00.

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

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

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

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

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

7. The full conditions of sale may be inspected at SHERIFF'S OFFICES, 80 KANTOOR STREET, LYDENBURG. / 8. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

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

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

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

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

Dated at NELSPRUIT on the 1 March 2022

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT. Tel: 013 752 4459. Fax: 013 755 3897. Ref: C VAN WYK / FV0054.

**Case No: 4290/2021**

**021 782 0136**

IN THE HIGH COURT OF SOUTH AFRICA

(Western Cape High Court, Cape Town)

**In the matter between: Firststrand Bank Limited, Plaintiff, and William Keith Payne, Defendant**

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

**2022-03-23, 14H00, 11 Octovale Road, Bellville South, Bellville**

In execution of a Judgment of the High Court of South Africa (Western Cape Division, Cape Town) in the above mentioned suit, a sale without reserve will be held as above mentioned of the undermentioned property of the defendant

Erf 20811, Bellville in the City of Cape Town, Cape Division, Province of the Western Cape In extent: 349 square metres held by: Deed of Transfer No. T44536/2019 ("property") Also known as: 11 Octovale Road, Bellville South, Bellville, The following information is furnished but not guaranteed: Dwelling consisting of tiled roof and plastered walls, lounge, kitchen, 4 bedrooms, 2 bathrooms, carport, burglar bars, safety gates, fence, vibercrete.

condition of sale:

1. 10% (ten per centum) of the purchase price in cash, EFT payment or bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be furnished within 14 (fourteen) days from date of the sale.

2. The Purchasers shall, immediately on demand by the sheriff, pay the sheriffs commission as follows: 6% (six percentum) on the first R100 000.00 of the sale price; and thereafter; 3.5% (three comma five percentum) on R100 001.00 to R400 000.00 of the sale price; and thereafter; 1.5% (one comma five percentum) on the balance of the proceeds of the sale; provided that the minimum amount commission payable shall be R3 000.00 and the maximum R40 000.00 plus vat

3. The rules of this auction is available 24 hours before the auction and can be inspected at the office of the Sheriff Bellville at the address being; No. 71 Voortrekker Road, Bellville telephone number 021-945 1852.

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

3.b in accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>);

3.c FICA- legislation: requirement: proof of ID and residential address

3.d Registration conditions

Dated at FISH HOEK on the 22 February 2022

Lindsay & Waters, 16th Avenue, no 7 Fish Hoek. Tel: 021 782 0136. Fax: 0866152829. Ref: PM Waters Oosthuizen.

Case No: 3338/2020

IN THE HIGH COURT OF SOUTH AFRICA

[MPUMALANGA DIVISION - MIDDELBURG (LOCAL SEAT)]

**In the matter between: FIRST RAND BANK LIMITED, EXECUTION CREDITOR, Plaintiff, and MANQOBA PETERSON NDLELA, FIRST EXECUTION DEBTOR, DIMAKATSO LIZZY FATIMA NDLELA, SECOND EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-23, 10:00, The Sheriff's Office, 74 SADC Street, Middelburg**

## DESCRIPTION:

ERF 1901, AERORAND TOWNSHIP / REGISTRATION DIVISION J.S., PROVINCE OF MPUMALANGA / MEASURING 1 152 (ONE THOUSAND ONE HUNDRED AND FIFTY TWO) SQUARE METERS / HELD BY DEED OF TRANSFER T4108/2018 / SUBJECT TO THE TERMS AND CONDITIONS CONTAINED THEREIN / PHYSICAL ADDRESS: 4 BOTHASBERG STREET, AERORAND, MIDDELBURG .

MAIN DWELLING :1 X ENTRANCE HALL / 1 X LOUNGE / 1 X FAMILY ROOM / 1 X DINING ROOM / 1 X STUDY / 1 X KITCHEN / 1 X PANTRY / 1 X SCULLERY / 4 X BEDROOM / 2 X BATHROOM / 1 X WC / 2 X OUT GARAGE / 1 X PATIO / BRAAI

SECOND DWELLING: 1 X LOUNGE / 1 X KITCHEN / 1 X BEDROOM / 1 X BATHROOM / 1 X OUT GARAGE. Nothing in this regard is guaranteed.

1. The sale is subject to a reserve price of R1 400 000.00.
2. The sale shall be subject of the terms and conditions of the High Court Act and the Rules made thereunder.
3. The Purchaser shall pay a deposit of 10% (TEN PER SENT) of the purchase price and the auctioneer's commission in cash immediately after the sale and the balance against transfer to be secured by a Bank or Building Society Guarantee, to be furnished to the Plaintiff's attorneys within 21 (TWENTY ONE) days after the date of sale, to be approved by the Plaintiff's Attorneys.
4. Transfer shall be effected by the attorneys for the Plaintiff and the Purchaser shall pay all transfer dues, including transfer duty, current and/or arrear levies/rates and/or Value Added Tax and other necessary charges to effect transfer upon request by the sale attorneys.
5. The property may be taken possession of after signature of the conditions of sale, payment of the Deposit and upon the balance of the purchase price being secured in terms of condition 4.
6. Should the purchaser receive possession of the property prior to registration of transfer of the property into the name of the purchaser, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer.
7. The full conditions of sale may be inspected at 74 SADC STREET, MIDDELBURG.
8. Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008 (URL<http://www.info.gov.za/view/DownloadfileAction?id=99961>).
9. The auction will be conducted by the Sheriff, MS HOUSEN, or his deputy.
10. All bidders are required to present their identity documents together with their proof of residence for FIC compliance.

Dated at NELSPRUIT on the 21 December 2021

SEYMORE DU TOIT & BASSON ATTORNEYS, 12 MURRAY STREET, NELSPRUIT. Tel: 013 752 4459. Fax: 013 755 3897. Ref: C VAN WYK / FN0079.

Case No: 5356/2020

021 782 0136

IN THE HIGH COURT OF SOUTH AFRICA

(Western Cape High Court, Cape Town)

**In the matter between: FirstRand Bank Limited, Plaintiff, and Jose Agostinho Piquita Dos Santos, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 10H00, 4 Gousblom Velddriff (Vacant land)**

In execution of a Judgment of the High Court of South Africa (Western Cape Division, Cape Town) in the above mentioned suit, a sale without reserve will be held as above mentioned of the undermentioned property of the defendants

Erf 1106, Velddrif situate in the Bergriver Municipality Piketberg Division Western Cape In extent : 632 square metres held by: Deed of Transfer No. T57247/2007 ("property") Also known as: 4 Gousblom Velddrif ,The following information is furnished but not guaranteed: Vacant land

condition of sale:

1. 10% (ten per centum) of the purchase price in cash, EFT payment or bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be furnished within 14(fourteen) days from date of the sale.

2. The Purchasers shall, immediately on demand by the sheriff, pay the sheriffs commission as follows: 6%(six percentum) on the first R100 000.00 of the sale price; and thereafter; 3.5% (three comma five percentum) on R100 001.00 to R400 000.00 of the sale price; and thereafter; 1.5% (one comma five percentum) on the balance of the proceeds of the sale; provided that the minimum amount commission payable shall be R3 000.00 and the maximum R40 000.00 plus vat

3. The rules of this auction is available 24 hours before the auction and can be inspected at the office of the Sheriff Moorreesburg at the address being; No. 4 Meul Street, Moorreesburg telephone number 022 433 - 1132.

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

3.b in accordance with the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/downloadfileAction?id=9961>);

3.c FICA- legislation: requirement: proof of ID and residential address

3.d Registration conditions

Dated at FISH HOEK on the 22 February 2022

Lindsay & Waters, Suite 4, Somerset House, Recreation Road, Fish Hoek. Tel: 021 782 0136. Fax: 0866152829. Ref: PM Waters Oosthuizen.

**Case No: 6234/2017**

IN THE MAGISTRATE'S COURT FOR  
(DISTRICT OF INANDA HELD AT VERULAM)

**In the matter between THE BODY CORPORATE OF ELEKA ROAD NO 91, Plaintiff, and XX Defendant**

NOTICE OF SALE IN EXECUTION

**2022-03-18, 10:00, SHERIFF INANDA 1 UNIT 3, 1 COURT LANE, VERULAM**

The undermentioned property will be sold in execution by the Sheriff Inanda 1, at the Sheriff's office, Unit 3, 1 Court Lane, Verulam, Kwazulu-Natal, on 18 March 2022 at 10H00, Magisterial District - Inanda - Verulam

Description: A unit consisting of Section 7 (Door 12) as shown and more fully described on Sectional Plan No. SS562/1997 in the scheme known as Eleka Road No. 91 in respect of land and building or buildings situated at Durban, in the Ethekwini Municipality area of which section the floor area, according to the said sectional plan is 27 (Twenty Seven) square meters in extent and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said Sectional Plan, Held by Deed of Transfer No ST14672/2002.

Street Address: The property is situated at The Body Corporate of Eleka Road No 91, Section 7 (Door 12) 91 Eleka Road, Mount Moriah, Kwazulu-Natal.

Improvements: The following information is furnished but not guaranteed:

A Unit dwelling consisting of Kitchen, 1 Bedroom, 1 Toilet with Shower, Balcony converted into a room.

Zoning: General Residential

(Nothing in this regard is guaranteed)

Conditions: The full conditions of sale may be inspected at the abovementioned Office of the Sheriff at Unit 3, 1 Court Lane, Verulam, KwaZulu-Natal.

Rules: Take further notice that:-The sale is a sale in execution pursuant to a Judgment contained in the above Court.

The Rules of this auction is available 24 hours prior to the auction at the office of the Sheriff Inanda 1 at Unit 3, 1 Court Lane, Verulam, KwaZulu-Natal.

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

Directive of the Consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the Defendant for money owing to the Plaintiff.



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

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

Payment of Registration deposit of R10 000.00 registration fee in cash.

Registration of conditions: The office of the Sheriff Inanda Area 1 will conduct the sale with auctioneer Mr TA Tembe.

Dated at Westville on the 24 February 2022

FOURIE STOTT ATTORNEYS, 9 CHURCH PLACE, WESTVILLE. Tel: 031 266 2530. Ref: Mr C Salmon/llr/MAT04901.

**Case No: 10792/18**

IN THE MAGISTRATE'S COURT FOR  
(THE DISTRICT OF PINETOWN HELD AT PINETOWN)

**In the matter between: Ebor Heights Body Corporate, Plaintiff, and Tracy Melanie Brimble (nee Potgieter)  
Defendant**

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

**2022-03-30, 10:00, The Sheriff's Office Pinetown, 18 Suzuka Road, Westmead, Pinetown**

In pursuance of the judgment granted on the 22nd January 2019, in the Court of the Magistrate, Pinetown and under a Writ of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on the 30th of MARCH 2022, at 10h00 at THE SHERIFF'S OFFICE PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN.

DESCRIPTION: A unit consisting of:

(1) Section No. 60 as shown and more fully described on Sectional Plan No. SS 230/1983 in the scheme known as EBOR HEIGHTS in respect of the land and building or buildings situate at Pinetown, in the eThekweni Metropolitan Municipality area, of which section the floor area, according to the said sectional plan is Seventy-Five (75) square meters in extent; and

(2) An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said Sectional Plan, Held by Deed of Transfer No. ST 10022/1996 subject to the conditions contained therein.

PHYSICAL ADDRESS: Door 66, Section 60, Ebor Heights, 41 Bamboo Lane, Pinetown.

The following information is furnished but not guaranteed:-

IMPROVEMENTS: Two Bedroom, One Bathroom, Lounge, Kitchen, Open-Plan Dining Room, Single Garage/Parking (the nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoets").

TOWN PLANNING ZONING: General residential (nothing guaranteed).

SPECIAL PRIVILEGES: None.

NOTHING IS GUARANTEED IN THE ABOVE RESPECTS

1. The sale shall be subject to the terms and conditions of the Magistrate's Court Act and the Rules made thereunder.

2. The Purchaser shall pay a deposit of 10% of the purchase price and the auctioneer's commission in cash or via EFT at the time of the sale, and the balance against transfer to be secured by a Bank or Building Society guarantee to be furnished to the Sheriff of the Magistrate's Court within twenty-one (21) days after the sale to be approved by the Plaintiff's Attorneys.

3. If more than one property is to be sold, the properties may be purchased separately, unless this is precluded by the Conditions of Sale.

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.

5. Transfer shall be affected by the Attorneys for the Plaintiff and the Purchaser shall pay the transfer dues, including transfer duty, current and any arrear rates and other necessary charges to effect transfer upon request by the said Attorneys.

The full conditions may be inspected at the offices of the SHERIFF for PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN for 15 DAYS PRIOR TO THE DATE OF SALE.

Take further note that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above court;
2. The Rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff for Pinetown, 18 Suzuka Road, Westmead, Pinetown;
3. The sale in execution is conducted in accordance to the consumer protection act 68 of 2008 as amended, in pursuant of a judgment granted against the defendant/execution debtor for money owing to the plaintiff;
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>);
  - 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) Subject to Covid 19 regulations together with the directives as signed by the Minister of Justice and Correctional Services, Honourable Lamola on the 23 July 2020.
  - e) Registration conditions.

The office of the Sheriff for Pinetown will conduct the sale with auctioneers

N.B. Nxumalo and/or Mrs S. Raghoob.

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

PLAINTIFF'S ATTORNEYS, C. I. Smail & Associates. Tel.: (031) 818 0207. Fax: 086 552 2901. Email: [craig@cislaw.co.za](mailto:craig@cislaw.co.za), Ref.: TRIC/4516/1458 - Claim 4 c/o Messenger King, Suite 111, 79 Crompton Street, Pinetown.

Dated at Kloof on the 21 February 2022

C. I. Smail & Associates, 5 Abrey Road, Kloof. Tel: (031) 818 0207. Fax: 086 552 2901. Ref: TRIC/4516/1458 - Claim 4.

**Case No. D1192/2020  
252, Durban**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and GINA LEE TALJAARD, Defendant**

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

**2022-03-28, 09:00, 82 TREVENEN ROAD, LOTUSVILLE, VERULAM**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 29 JANUARY 2021 and in execution of the Writ of Execution of Immovable Property issued on the 26 FEBRUARY 2021, the following immovable property will be sold by the Sheriff of the High Court for the district of INANDA DISTRICT TWO on MONDAY the 28TH day of MARCH 2022 at 9:00am (REGISTRATION CLOSES AT 08h50) at the SHERIFF'S OFFICE, 82 TREVENEN ROAD, LOTUSVILLE, VERULAM.

ERF 391, MOUNT EDGECOMBE (EXTENSION NUMBER 3), REGISTRATION DIVISION FU

PROVINCE OF KWAZULU-NATAL, IN EXTENT 2006 (TWO THOUSAND AND SIX) SQUARE METRES;

HELD UNDER DEED OF TRANSFER NO. T 39756/2013

ZONING: Residential (not guaranteed)

The property is situated at 32 SILVER OAK AVENUE, MOUNT EDGECOMBE and consists of:

IMPROVEMENTS:

Single house, block under tile, 3 bedrooms, swiss parker built in cupboards, en-suite, 2 family lounge cemented swiss parker doors leadings onto patio and pool area, dining room cemented, 2 toilets tiled, 2 bathrooms tiled, tub, wash basin, shower cubicle, 2 toilet and bathroom combined, sling doors, swimming pool paved, entertainment and braai area, double garage electronic.

Outbuilding- 1 room, kitchen, lounge, bathroom and toilet, iron gate electronic, driveway paved, block fencing, burglar guards, airconditioning. (in this respect, nothing is guaranteed)

The aforementioned property will be sold on the Condition 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 District Two situated at 82 Trevenen Road, Lotusville, 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 the office of the Sheriff for Inanda District Two, and RR Singh (Sheriff) and/or Hashim Saib (Deputy Sheriff) the duly appointed Sheriffs for Inanda District Two in terms of Section 2 of the Sheriffs Act 90 of 1986 as amended or the duly appointed Deputies.

Advertising cost at current publication rate and sale cost according to Court rules apply. Registration as a buyer is a pre-requisite subject to condition, inter alia :

- a. In accordance to the Consumer Protection Act 68 of 2008.  
(<http://www.info.gov.za/view/DownloadFilesAction?id=9961>)
- b. Fica -legislation: requirement proof of ID, residential address
- c. Payment of a registration of R10 000-00 in cash only
- d. Registrations close strictly 10 minutes prior to auction (8:50am)
- e. The 10% deposit plus auction commission is payable in cash or by way of an electronic funds transfer immediately on the fall of the hammer, immediately into the sheriff's standard bank trust account and immediately provide proof thereof to the satisfaction of the sheriff
- f. Only registered Bidders will be allowed in the Auction Room
- g. STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSONS THAT DO NOT ADHERE TO REGULATIONS

Dated at Durban on the 25 January 2022

Glover Kannieappan Inc., Office 1A, The Stadium Building, Lion Match Office Park, 892 Umgeni Road, Durban. Tel: 0313011539. Fax: 031 301 6895. Ref: MAT65910/KZN.

**Case No. 1539/17P**

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

**In the matter between: ABSA BANK LIMITED, APPLICANT and HAPPINES PHILISIWE GCABASHE, RESPONDENT**

NOTICE OF SALE IN EXECUTION

**2022-03-25, 10H00, AT THE SHERIFF OFFICE INANDA AREA 1, HEIGHT AND LOWER COURT, UNIT 3, 1 COURT LANE, VERULAM**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on FRIDAY, 25 day of March 2022 at 10am at the SHERIFF'S OFFICE INANDA AREA 1, HIGHER AND LOWER COURTS, UNIT 3, 1 COURT LANE, VERULAM to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder: DESCRIPTION: ERF 1836 KWAMASHU D, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL IN EXTENT 619 SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER TG9101/1988KZ, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. PHYSICAL ADDRESS: D1836, 8 FOREST RING GROVE, ESIBUBULUNGU, KWAMASHU. MAGISTERIAL DISTRICT: ETHEKWINI. IMPROVEMENTS: BRICK UNDER TILE DWELLING CONSISTING OF: 2 BEDROOMS, 1 FULL BATHROOM (SHOWER & BATH), 1 LOUNGE, 1 KITCHEN. PLEASE NOTE THAT THERE IS AN UNFINISHED EXTENTION ATTACHED TO THE PROPERTY PLUS 3 COMPLETE OUTBUILDING ROOM WITH FULL BATHROOM AND 2 ROOMS UNFINISHED OUTBUILDING.

The nature, extent, condition and existence of the improvements are not guaranteed, and are "voetstoots") The full Conditions of Sale may be inspected at the Sheriff's Office at Unit 3, 1 Court Lane, Verulam.

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, pursuant to a judgment obtained in the above court.
2. The Rules of the Auction and full advertisement may be inspected at the Sheriff's Office at Unit 3, 1 Court Lane, Verulam, 24 hours prior to the auction.
3. Registration as a buyer is a pre-requisite subject to conditions, inter alia: Directive of the Consumer Protection Act 68 of 2008( URL <http://www.info.gov.za/view/DownloadFileAction?id=99961> )
  - a) All bidders are required to present their Identity document together with their proof of residence for FICA compliance.
  - b) All bidders are required to pay R10 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. The auction will be conducted by the office of the Sheriff for INANDA AREA 1 with auctioneer MR T A TEMBE.

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 office of the Sheriff of the High Court, INANDA AREA 1, Unit 3, 1 Court Lane, Verulam.

Dated at UMHLANGA ROCKS on the 4 February 2022

JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Tel: 0315369700. Fax: 0315369799. Ref: ASHLEY MURUGAN/PC.

**Case No. 34106/2020**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the matter between: Investec Bank Limited (Registration No. 69/04763/06), Execution Creditor and Hendrik Stephanus Viljoen (Identity Number: 700902 5019 088), Execution Debtor**

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

**2022-03-30, 10:00, The Sheriff of Bronkhorstspuit, 51 Kruger Street, Bronkhorstspuit**

In pursuance of a Judgment in the High Court of South Africa, Gauteng Division, Pretoria, and a Writ of Execution, the property listed hereunder will be sold in execution at 10h00 on 30 March 2022 by the Sheriff of Bronkhorstspuit at 51 Kruger Street, Bronkhorstspuit.

**Description:**

Erf 80, Bronkhorstbaai Township; Registration Division J.R., the Province of Gauteng, measuring 2984 (Two Thousand Nine Hundred and Eighty-Four) square metres, held by Deed of Transfer T96846/1996, subject to such conditions as set out in the aforesaid Title Deed, also known as 43 Drakensberg Street, Bronkhorstbaai, Gauteng, which is a residential dwelling consisting of 1 Entrance Hall, 1 Dining Room, 1 Living Room, 4 Bedrooms, 2 Bathrooms, 1 Separate Toilet, 1 Kitchen, 1 Laundry, Covered Patio, 2 Garages, 1 Storeroom and Swimming Pool.

**Reserve Price:**

The property shall be sold by the to the highest bidder with a reserve price of R1,450,000.00, in terms of the Court Order.

**Terms:**

Ten percent (10%) of the purchase price to be paid on the date of the sale, and the balance together with interest, to be paid or secured by an approved Bank guarantee within twenty one (21) days of the date of sale. A R20,000.00 refundable registration fee is payable on the date of auction. Prospective buyers must present to the Sheriff certified copies of proof of residence and identity document.

**Conditions of Sale:**

The Conditions of Sale will be available 24 hours before the sale and may be inspected during office hours at the offices of the Sheriff of Bronkhorstspuit at 51 Kruger Street, Bronkhorstspuit.

Dated at Pretoria on the 28 January 2022

Ivan Pauw & Partners Attorneys, 448C Sussex Avenue, cnr Rodericks Road & Sussex Avenue, Lynnwood, Pretoria. Tel: 0123699180. Fax: 0123615591. Ref: P Kruger/pvdh/KI0758.

Case No. 189/2020

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  
WAYNE RICHARD GELDERBLOEM (Judgment Debtor)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 10:00, at the Sheriff's Office, 23 Langverwacht Road, Klipdam, Kuils River**

In pursuance of a judgment granted by this Honourable Court on 29 January 2021, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution by the Sheriff of the High Court Kuils River South at the Sheriff's Office, 23 Langverwacht Road, Klipdam, Kuils River on THURSDAY, 24 MARCH 2022 at 10H00, subject to a reserve price of R 517 724.00, to the highest bidder.

The rules of the auction and the Conditions of Sale may be inspected during office hours at the sheriff's office at 23 Langverwacht Road, Kuils River (Tel: 021 905 7450) 24 hours prior to the sale in execution.

The auction will be conducted by the Sheriff: MRS EE CARELSE, or her Deputy Sheriff: MRS H COMBRINK.

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

Erf 26887, Blue Downs, in the City of Cape Town, Division Stellenbosch, Province of the Western Cape, in extent 153 square metres held by Deed of Transfer No. T49252/2016, also known as 18 Swordweed Street, Bardale Village, Blue Downs, Cape Town, Western Cape, subject to the conditions contained in the title deed and subject further to the condition that the property may not be transferred without the written consent of the Sunflax Street Homeowners Association.

IMPROVEMENTS (not guaranteed): 2 Bedrooms, Bathrooms, Kitchen/Livingroom.

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

The Purchasers shall pay a deposit

of 10% of the purchase price immediately on sale and the balance against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or its attorney, and shall be furnished to the sheriff within 21 days after the date of sale or after the date of confirmation of the sale by the court.

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

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

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

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 R 15 000.00 (which is conditionally refundable after conclusion of the sale) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

5.4 Sheriff's registration conditions.

Dated at CAPE TOWN on the 25 February 2022

TIM DU TOIT & CO INC., Fourth Floor, Salga House, 5 Waterkant Street, Cape Town. Tel: 021 529 7710. Fax: 021 529 7711. Ref: T Van der Spuy/mm/M28322.

**Case No. 2020/3845  
Docex 55 Randburg****IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg****In the matter between: Firststrand Bank Limited, Plaintiff and Majika, Nkosinathi Gerald, Defendant****NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY****2022-03-29, 11:00, Sheriff Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand**

In execution of a Judgment of the High Court of South Africa in the abovementioned matter, a sale will be held by the Sheriff of the High Court on 29 March 2022 at 11H00 at Sheriff's Office Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand of the under mentioned property of the Judgment Debtor, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Erf 514 Sharonlea Extension 1 Township, Registration Division I.Q., Province of Gauteng, measuring 820 (eight hundred and twenty) square metres; Held by the judgment debtor under Deed of Transfer T36045/2018;

Physical address: 9 Lakypie Street, Sharonlea Ext 1, Randburg, Gauteng. The following information is furnished, though in this regard nothing is guaranteed:

Improvements: 1 x lounge, 1 x dining room, 1 x study, 1 x kitchen, 1 x scullery, 3 x bedrooms, 1 x bathrooms, 2 x showers, 3 x WC, 1 X out garage, 2 x carports, 1 x breakfast area.

Terms: The sale is with reserve price of R900,000.00 (unless specified differently on the day of the sale). Deposit of 10% (Ten per centum) of the purchase price in cash on the day of the Sale, the balance against transfer to be Secured by a Bank or Building Society Guarantee, to be approved by the attorney and to be furnished to the Sheriff, within twenty one (21) days after the sale.

Conditions: The sale would be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, no 68 of 2008, the Regulations promulgated thereunder and the "Rules of Auction", where applicable. These provisions may be viewed at [www.acts.co.za](http://www.acts.co.za) (the Act) and [www.info.gov.za](http://www.info.gov.za) (the Regulations). The Conditions of Sale may be inspected at the Sheriff's offices at Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand.

Dated at Hydepark on the 12 January 2022

Charl Cilliers Attorneys, 1st Floor Block 1, Albury Office Park, Corner Albury Road and Jan Smuts Avenue, Hydepark. Tel: 011 325 4500. Fax: 011 325 4503. Ref: CC/bw/FF003486.

**Case No. 2019/23936  
Docex 55 Randburg****IN THE HIGH COURT OF SOUTH AFRICA  
Gauteng Local Division, Johannesburg****In the matter between: Firststrand Bank Limited, Plaintiff and Seutlwadi, Paulina Seitiso, Defendant****NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY****2022-04-01, 10:00, Sheriff's Office Roodepoort North, 182 Progress Road, Lindhaven, Roodepoort**

In execution of a Judgment of the High Court of South Africa in the abovementioned matter, a sale will be held by the Sheriff of the High Court on 1 April 2022 at 10H00 at Sheriff's Office 182 Progress Road, Lindhaven, Roodepoort, Gauteng of the under mentioned property of the Judgment Debtor, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Erf 121 Breananda Extension 2 Township, Registration division I.Q., the Province of Gauteng, in extent 991 (Nine Hundred and Ninety One) square metre, held by the Defendant under deed of transfer T306/2010; Held by the judgment debtor under Deed of Transfer T306/2010; Physical address: 22 Elm Avenue, Breananda Extension 2, Krugersdorp, Gauteng.

The following information is furnished, though in this regard nothing is guaranteed:

Improvements: Lounge, Family Room, Dining Room, Study, Kitchen, x4 Bedrooms, x3 Bathrooms, Shower, x3 WC, x3 Carports, Laundry, Storeroom, Bathroom/WC, Play Room, Loft & Bar.

TERMS: The sale is with reserve price of R975,000.00 (unless specified differently on the day of the sale). Deposit of 10% (Ten per centum) of the purchase price in cash on the day of the Sale, the balance against transfer to be SECURED by a Bank or Building Society Guarantee, to be approved by the attorney and to be furnished to the Sheriff, within twenty one (21) days after the sale.

Conditions: The sale would be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, no 68 of 2008, the Regulations promulgated thereunder and the "Rules of Auction", where applicable.

These provisions may be viewed at [www.acts.co.za](http://www.acts.co.za) (the Act) and [www.info.gov.za](http://www.info.gov.za) (the Regulations).



The Conditions of Sale may be inspected at the Sheriff's Office 182 Progress Road, Lindhaven, Roodepoort, Gauteng

Dated at Hydepark on the 19 January 2022

Charl Cilliers Attorneys, 1st Floor Block 1, Albury Office Park, Corner Albury Road and Jan Smuts Avenue, Hydepark.  
Tel: 011 325 4500. Fax: 011 325 4503. Ref: CC/ev/FF002461.

**Case No. 2021/22007  
Docex 55 Randburg**

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

**In the matter between: Firststrand Bank Limited, Plaintiff and Myeni, Sifiso, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 11:00, Sheriff's Office Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand, Gauteng**

In execution of a Judgment of the High Court of South Africa in the abovementioned matter, a sale will be held by the Sheriff of the High Court on 29 March 2022 at 11H00 at Sheriff's Office Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand, Gauteng of the under mentioned property of the Judgment Debtor, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Portion 13 of Erf 1601, Witkoppen Extension 102 Township, registration Division I.Q., The Province of Gauteng, measuring 428 (four hundred and twenty eight) square metres, held by the Defendant under deed of transfer T50409/2013; Held by the judgment debtor under Deed of Transfer T50409/2013; Physical address: 13 Brompton Oak Street, Witkoppen Ext 102, Randburg, Gauteng.

The following information is furnished, though in this regard nothing is guaranteed:

Improvements: Lounge, Dining Room, Kitchen, x3 Bedrooms, x2 Bathrooms, x2 Showers, x2 WC, x2 Garage, Patio, Roof Terrace.

Terms: The sale is with a reserve price of R1,000,000.00 (unless specified differently on the day of the sale).

Deposit of 10% (Ten per centum) of the purchase price in cash on the day of the Sale, the balance against transfer to be SECURED by a Bank or Building Society Guarantee, to be approved by the attorney and to be furnished to the Sheriff, within twenty one (21) days after the sale.

Conditions: The sale would be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, no 68 of 2008, the Regulations promulgated thereunder and the "Rules of Auction", where applicable. These provisions may be viewed at [www.acts.co.za](http://www.acts.co.za) (the Act) and [www.info.gov.za](http://www.info.gov.za) (the Regulations). The Conditions of Sale may be inspected at the Sheriff's Office Randburg West, Unit C1, Mount Royal, 657 James Crescent, Halfway House, Midrand, Gauteng

Dated at Hydepark on the 8 December 2021

Charl Cilliers Attorneys, 1st Floor Block 1, Albury Office Park, Corner Albury Road and Jan Smuts Avenue, Hydepark.  
Tel: 011 325 4500. Fax: 011 325 4503. Ref: CC/ev/FF003853.

**Case No. 2020/11404  
DOCEX 3**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF and MEISSNER: MICHAEL (ID NO. 660126/5248 08 7), 1ST DEFENDANT and MEISSNER: SISSANNA CORNELIA (ID NO. 671218 0203 08 9), 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-24, 14:00, 10 PIERNEEF BOULEVARD, MEYERTON**

In execution of a judgment of the High Court of South Africa, Gauteng Local Division - Johannesburg in the suit, a sale to the highest bidder subject to a reserve price of R1 065 717.00 will be held at the offices of the Sheriff MEYERTON at 10 PIERNEEF BOULEVARD, MEYERTON at 14:00 on 24 MARCH 2022 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: REMAINING EXTENT OF ERF 1299, HENLEY ON KLIP TOWNSHIP, REGISTRATION DIVISION: I.R., THE PROVINCE OF GAUTENG, MEASURING : 7973 (SEVEN THOUSAND NINE HUNDRED SEVENTY THREE) SQUARE METRES, HELD BY: DEED OF TRANSFER NO.T40564/2021, SITUATED AT : 89 EATON ROAD, HENLEY ON KLIP 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, 2 bathrooms, 4 bedrooms, kitchen

and toilet. OUTBUILDING: family room, 4 bedrooms 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 "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 Meyerton. The office of the Sheriff M K NAIDOO 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- 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 MEYERTON, 10 PIERNEEF BOULEVARD, MEYERTON.

Dated at Germiston on the 21 January 2022

STUPEL & BERMAN INC, 70 LAMBERT STREET, GERMISTON. Tel: 011 776 3000. Fax: 011 873 0991. Ref: 108957/D GELDENHUYS / LM.

**Case No. 2020/20897  
DOCEX 3**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, PLAINTIFF and MANGCU: NOBUZWE (ID NO. 761014 0311 08 4), DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-29, 11:00, 24 RHODES STREET, KENSINGTON B RANDBURG**

In execution of a judgment of the High Court of South Africa, Gauteng Local Division - Johannesburg in the suit,

a sale to the highest bidder subject to a reserve price of R2 170 432.38 will be held at the offices of the Sheriff SANDTON NORTH at 24 RHODES STREET, KENSINGTON B RANDBURG at 11:00 on 29 MARCH 2022 of the undermentioned property of the Defendant on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTAIN: ERF 111, LONEHILL EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG, MEASURING: 1200 (ONE THOUSAND TWO HUNDRED) SQUARE METRES, HELD BY: DEED OF TRANSFER NO. T97242/2016, SITUATED AT: 35 LA GRATITUDE CERCLE, LONEHILL EXTENSION 8 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, 2 bathrooms, dining room, lounge, study, kitchen, 2 garages and swimming pool. (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 Johannesburg North. The office of the Sheriff K. I. MPHAHLELE 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 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 SANDTON NORTH at 24 RHODES STREET, KENSINGTON B, RANDBURG.

Dated at Germiston on the 15 February 2022

STUPEL & BERMAN INC., 70 LAMBERT STREET, GERMISTON. Tel: 011 776 3000. Fax: 086 769 0863. Ref: 109748/D GELDENHUYS / LM.

**Case No. 4283/2021**

IN THE HIGH COURT OF SOUTH AFRICA  
GAUTENG DIVISION, PRETORIA

**In the Matter between: NEDBANK LIMITED, PLAINTIFF and THABANG ISAAC RAKOMA, IDENTITY NUMBER: 920615 5531 08 4, DEFENDANT**

**NOTICE OF SALE IN EXECUTION**

**2022-03-31, 10:00, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN INDUSTRIAL PARK, UNIT B1, JOHANNESBURG**

The Sale in execution conducted in accordance with the consumer protection act 68 of 2008 (as amended) pursuant to a judgment obtained in the High Court under case number 4283/2021 dated the 26 AUGUST 2021 and writ of attachment be sold to the highest bidder with a reserve of R300 000.00 at the OFFICES OF THE SHERIFF OF THE HIGH COURT, JOHANNESBURG NORTH, 51/61 ROSETTENVILLE ROAD, VILLAGE MAIN INDUSTRIAL PARK, UNIT B1, JOHANNESBURG ON 31 MARCH 2022 AT 10:00.

Full conditions of sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, JOHANNESBURG NORTH 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: Section 242 in the scheme Bridgeview, situated at Johannesburg, measuring 32 (Thirty Two) Square Metres, held by Deed of Transfer no. ST39831/2017 also known as: Unit 242, Door no. 242, Bridgeview, 14 Jutta Street, Johannesburg

Improvements: Bedroom, Bathroom, Kitchen & Living Room

Dated at Pretoria on the 22 February 2022

HACK STUPEL & ROSS ATTORNEYS, STANDARD BANK CHAMBERS, 2ND FLOOR, CHURCH SQUARE, PRETORIA. Tel: 0123254185. Fax: 0123255420. Ref: MAJOTH/IDB/GT13080.

CONTINUES ON PAGE 130 OF BOOK 2

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2022

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PART 2 OF 2

**B**

## LEGAL NOTICES WETLIKE KENNISGEWINGS

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

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Case No. 40090/2014

IN THE MAGISTRATE'S COURT FOR  
TSHWANE CENTRAL HELD AT PRETORIA**In the matter between: THE BODY CORPORATE SPRUITSIG PARK (MAROELA), Plaintiff and FRANS  
NGWAKO MATHIPA, Defendant**

## NOTICE OF SALE IN EXECUTION

**2022-03-29, 11:00, Sheriff Pretoria South East at 1281 Church Street, Hatfield**

In Execution of a Judgment by the Magistrate's Court for the District of Tshwane Central held at Pretoria given on 4 September 2014 in the abovementioned suit, a sale with reserve will be held by the Sheriff of the High and Magistrate's Court Pretoria at 1281 Church Street, Hatfield on the 29th of March 2022 at 10H00 of the under mentioned property of the Defendant/Execution Debtor on conditions of which will lie for inspection at the offices of the Sheriff Pretoria South East at 1281 Church Street, Hatfield.

CERTAIN: Flat 323 (Unit 218) Maroela, Spruitssigpark, Registration Division: Not available, Gauteng Province

MEASURING: 59.0000 square metres AS HELD: Under Deed of Transfer No. ST111336/1996, SITUATED AT: Sunnyside (PTA), 1201, 5

LOCAL AUTHORITY: City of Tshwane Metropolitan Municipality

PHYSICAL ADDRESS: Flat 323 (Unit 218) Maroela, Spruitssigpark, 420 Leyds Street, Sunnyside, Pretoria

PROPERTY DESCRIPTION (NOT GUARANTEED) -

1X BEDROOM, 1X KITCHEN, 1X BATHROOM, 1X OPEN PARKING (P280) AND 1X OPEN PLAN LIVING/DINING ROOM

Dated at Pretoria on the 1 March 2022

PRETORIUS LE ROUX ATTORNEYS, THIRD FLOOR, 339 HILDA STREET, HATFIELD, PRETORIA. Tel: (012) 342 1797. Fax: (012) 324 1796. Ref: EM0355/M VAN DER BERG

Case No. 50761/2015

IN THE MAGISTRATE'S COURT FOR  
TSHWANE CENTRAL HELD AT PRETORIA**In the matter between: THE BODY CORPORATE SPRUITSIG PARK (KIEPERSOL), Plaintiff and MARCO JOHN  
CLAASSEN & ELVIRA DE ALMEIDA CLAASSEN, Defendants**

## NOTICE OF SALE IN EXECUTION

**2022-03-29, 10:00, Sheriff Pretoria South East at 1281 Church Street, Hatfield**

In Execution of a Judgement by the Magistrate's Court for the District of Tshwane Central held at Pretoria Central given on 13 November 2015 in the abovementioned suit, a sale with reserve will be held by the Sheriff of the High and Magistrate's Court Pretoria South East at 1281 Church Street, Hatfield on the 29th of March 2022 at 10H00 of the under mentioned property of the Defendant/Execution Debtor on conditions of which will lie for inspection at the offices of the Sheriff Pretoria South East at 1281 Church Street, Hatfield.

CERTAIN: Flat 919 (Unit 194) Maroela, Kiepersol, Registration Division: Not available, Gauteng Province

MEASURING 113.0000 square metres

AS HELD: Under Deed of Transfer No. ST101145/2013

SITUATED AT: Sunnyside (PTA), 1201, 5

LOCAL AUTHORITY: City of Tshwane Metropolitan Municipality

PHYSICAL ADDRESS: Flat 919 (Unit 194) Kiepersol, Spruitssigpark, 420 Leyds Street, Sunnyside, Pretoria

PROPERTY DESCRIPTION (NOT GUARANTEED) -

2X BEDROOMS, 1X KITCHEN, 1X BATHROOM, 1X OPEN PARKING LOT 1X OPEN PLAN LIVING/DINING ROOM

Dated at Pretoria on the 1 March 2022

PRETORIUS LE ROUX ATTORNEYS, THIRD FLOOR, 339 HILDA STREET, HATFIELD, PRETORIA. Tel: (012) 342 1797. Fax: (012) 324 1796. Ref: EM0356/E HERRING.



**Case No. 9267/2019  
7, PORT ELIZABETH**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and PATRICK BONGINKOSI SIBIYA, First Defendant and THULELENI PATIENT SIBIYA, Second Defendant**

**NOTICE OF SALE IN EXECUTION**

**2022-03-31, 10:00, SHERIFF OF THE HIGH COURT, 10 HUNTER ROAD, LADYSMITH, 3370**

In pursuance of a judgment dated 07 April 2021 of the above Honourable Court and an attachment in execution, the Defendants' property described below will be sold by the Sheriff for Ladysmith, being Mr. R. Rajkumar or the Deputy on duty, on Thursday 31 March 2022 at 10:00 at the Sheriff's Office, 10 Hunter Road, Ladysmith 3370, by public auction and with a reserve in the amount of R580,000.00:

Erf 5970, Ladysmith (Extension 25) Registration Division GS, Province of Kwazulu-Natal in extent 450 (Four Hundred and Fifty) square metres, held by Deed of Transfer Number T17/41298 and subject to the conditions therein contained, which property is situated at 22 Celosia Crescent, Acaciaville, Ladysmith in the Magisterial District of Uthukela.

Zoning: Residential

Description of Property: Single story building consisting of: 2x Bedrooms, Dining Room, Kitchen, Toilet with shower, 1x Carport. Boundary: At front steel fencing. 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 offices.

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 (not older than three months)
- c) Payment of a Registration Fee of R10,000.00 in cash or EFT prior to the commencement of the auction
- d) Registration Condition.
- e) STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSON THAT DO NOT ADHERE TO REGULATIONS.

Dated at Pretoria on the 1 March 2022

Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Tel. 0415027217. Fax. 0415852239. Ref. Reatile Semane.

**Case No. 42062/2019  
DOCEX 271, JHB**

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

**In the matter between: Nedbank Limited; Plaintiff and Jonas Musimiki; Defendant**

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

**2022-03-24, 10:00, 69 Juta Street, Braamfontein**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 18 October 2021, in terms of which the following property will be sold in execution on the 24th of March 2022 at 10h00 by the Sheriff Johannesburg East at 69 Juta Street, Braamfontein, to the highest bidder subject to such reserve price as set by Court in the amount of R90 000.00:

Certain Property:

Section No. 51 as shown and more fully described on Sectional Plan No. SS19/1979 in the scheme known as Xanadu in respect of the land and building or buildings situate at Yeoville Township, City of Johannesburg, measuring

103 square metres, and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan held under deed of Transfer No. ST41532/2010.

Physical Address: Section 51, Door No.G3 Xanadu, Corner Webb and Cavendish road, Yeoville.

Zoning: Residential

Magisterial District: Johannesburg

Improvements: The following information is furnished but not guaranteed:

3 bedrooms, 2 bathrooms, kitchen, living room. (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 proceeds of the sale up to a price of R100 000.00(One Hundred Thousand Rand) 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 comma five percent) on the balance of the proceeds of the sale up to a maximum fee of R40 000.00 (Forty Thousand Rand) and a minimum fee of R3000.00 (Three Thousand Rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. 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. Should the purchaser receive possession of the property, the purchaser shall be liable for occupation rental at the rate of 1% of the purchase price per month from date of occupation to date of transfer. The Rules of this auction are available 24 hours before the auction at the office of the Sheriff Johannesburg East, 69 Juta Street, Braamfontein.

The Sheriff Johannesburg East will conduct the sale in accordance with the Consumer Protection Act 68 of 2008 as amended. 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 prior to commencement of the auction;

D) Registration conditions: no person will be allowed on the premises if they are not FICA and CPA compliant.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Johannesburg East, 69 Juta Street, Braamfontein, during normal office hours Monday to Friday.

Dated at Randburg on the 21 February 2022

BEZUIDENHOUT VAN ZYL INC., Unit 7 Surrey Square on Republic Cnr Surrey Avenue & Republic Road,,  
Randburg. Tel. 011 504 5300. Fax. 086 554 3902. Ref. MAT63145.

**Case No. 36274/2020  
DOCEX 271, JHB**

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

**In the matter between: Nedbank Limited; Plaintiff and Karabo Nobuhle Modibedi; 1st Defendant, Cecelia Mamoabi Modibedi; 2nd Defendant**

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

**2022-03-28, 10:00, 21 Hubert street, Westgate, Johannesburg**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated 06 October 2021, in terms of which the following property will be sold in execution on the 28th of March 2022 at 10h00 by the Sheriff Soweto East at 21 Hubert Street, Westgate, Johannesburg, to the highest bidder subject to such reserve price, as set by Court in the amount of R250 000.00.

Certain Property:

Erf 584, Mofolo Central Township, Registration Division I.Q., The Province of Gauteng, measuring 232 square metres, held by Deed of Transfer No. T37932/2008.

Physical Address: 584 Motlounge avenue, Mofolo Central, Soweto

Zoning: Residential

Magisterial District: Johannesburg

Improvements: The following information is furnished but not guaranteed:

2 bedrooms, 1 bathroom, kitchen, dining room.

(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 proceeds of the sale up to a price of R100 000.00(One Hundred Thousand Rand) 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 comma five percent) on the balance of the proceeds of the sale up to a maximum fee of R40 000.00 (Forty Thousand Rand) and a minimum fee of R3000.00 (Three Thousand Rand) plus Vat thereon, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. 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. Should the purchase received possession of the property, the purchaser shall be liable for occupation rental at the rate of 1% of the purchase price per month for date of occupation to date of transfer.

Rules of this auction are available 24 hours before the auction at the office of the Sheriff Soweto East, 21 Hubert Street, Westgate. The Sheriff Soweto East will conduct the sale in accordance with the Consumer Protection Act 68 of 2008 as amended and pursuant of a judgment granted against the Defendants for the money owing to the Plaintiff. 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 refundable registration Fee of R30 000.00;

D) Registration conditions: All bidders are required to present their identity documents together with proof of residence for FICA compliance.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Soweto East, 21 Hubert Street, Westgate, Johannesburg, during normal office hours Monday to Friday.

Dated at RANDBURG on the 21 February 2022

BEZUIDENHOUT VAN ZYL INC., Unit 7 Surrey Square on Republic Cnr Surrey Avenue & Republic Road,,  
Randburg. Tel: 11 325 4500. Fax 011 325 4503. Ref: CC/ev/FF003847.

**Case No. 9228/2020**

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

**In die saak tussen: FIRSTRAND BANK BEPERK (Eiser) en VERNON EDWARD WILLIAMS (Verweerder)**  
EKSEKUSIEVEILING

**2021-03-28, 09:00, by die perseel te Tweedelaan 23, Darling**

Ter uitvoering van 'n vonnis van die bogenoemde agbare hof gedateer 21 Julie 2021, sal die ondervermelde onroerende eiendom op MAANDAG, 28 MAART 2022 om 09:00 by die perseel te Tweedelaan 23, Darling in ekskusie verkoop word aan die hoogste bieder sonder reserwe, onderhewig aan die hiernavermelde en sodanige verdere voorwaardes as wat deur die balju by die veiling uitgelees sal word: Erf 1922, Darling, in die Sartland Munisipaliteit, Afdeling Malmesbury, Wes-Kaap Provinsie geleë Tweedelaan 23, Darling; groot 586 vierkante meter; gehou kragtens Transportakte nr T34280/2008.

Beskrywing: Die volgende inligting word verstrek, maar nie gewaarborg nie: Woonhuis met 1 familiekamer, 1 kombuis, 3 slaapkamers, 1 badkamer, 1 stort, 2 motorhuise.

Betaalvoorwaardes: Tien persent (10%) van die koopprys moet onmiddellik na die veiling tesame met die balju se kommissie betaal word. Die balanskoopprys is betaalbaar teen oordrag en moet verseker word deur 'n bankwaarborg wat binne 21 dae na die verkoping vir goedkeuring aan Eiser se prokureurs voorgelê moet word. Verkoopvoorwaardes: Die volledige verkoopvoorwaardes lê ter insae by die kantoor van die balju vir die Hooggeregshof, Malmesbury (verw. M S Basson; tel. 022 482 3090).

Dated at Tygervallei on the 14 January 2022

FOURIE BASSON & VELDTMAN, Tijgerpark 5, Uit Willie van Schoor Rylaan, Tygervallei. Tel: (021) 929 2600. Fax: (021) 929 2600. Ref: JF/MH/F935.

Case No. D4269/2020

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

**In the matter between: FIRSTSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06) PLAINTIFF and PAMELA SIBONISIWE THABETHE (IDENTITY NUMBER: 830220 0379 081) FIRST DEFENDANT & PAMELA SIBONISIWE THABETHE N.O. (IDENTITY NUMBER: 830220 0379 081) SECOND DEFENDANT & MASTER DURBAN - THIRD DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2022-04-01, 11:00, 20 HOOG STREET, VRYHEID**

In execution of a judgment of the High Court of South Africa, Kwazulu-Natal Division, Durban, in the abovementioned suit, a sale with a reserve price of R580 000.00, will be held by the SHERIFF OF THE HIGH COURT, ZULULAND 2 at 20 HOOG STREET, VRYHEID on FRIDAY the 1ST of APRIL 2022 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, ZULULAND 2 during office hours.

CERTAIN:

A Unit consisting of -

(a) Section Number 2 as shown and more fully described on Sectional Plan Number SS43/1985, in the scheme known as DORPHUIS in respect of the land and building or buildings situated at VRYHEID, ABAQULUSI MUNICIPALITY of which section the floor area, according to the said sectional plan, is 124 (ONE HUNDRED AND TWENTY 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 SECTION DEED OF TRANSFER ST37843/2017 AND SUBJECT TO SUCH CONDITIONS AS CONTAINED THEREIN ALSO KNOWN AS: UNIT 2 DORPHUIS, 158 MARK STREET, VRYHEID.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: SITTING ROOM, LOUNGE, BATHROOM, KITCHEN, 2 BEDROOMS, GARAGE, TILE ROOF.

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 ZULULAND 2, 20 HOOG STREET, VRYHEID, 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 ZULULAND 2.

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

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

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

(c) Payment of a registration fee of R15 000.00 (Fifteen Thousand Rand) (refundable) in cash;

(d) Registration conditions.

Dated at Pretoria on the 9 February 2022

VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Tel: 012 361 5640. Fax: 0866854170.  
Ref: R ISMAIL/CM/MAT61952.

Case No. 7307/2018

IN THE MAGISTRATE'S COURT FOR

THE DISTRICT OF JOHANNESBURG NORTH HELD AT RANDBURG

**In the matter between: ROSA ROYALE BODY CORPORATE, Plaintiff and SKEYI PHUMEZA NOMAPHELO  
(Identity Number: 7007110734082), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-22, 11h00, Sheriff Halfway House-Alexandra, 614 James Crescent, Halfway House**

In execution of a judgment of the above Honourable Court and Writ of Execution, the following property will be sold in execution on the 22nd day of March 2022 by the Sheriff Halfway House-Alexandra at 614 James Crescent, Halfway House at 11h00 to the highest bidder with a set reserve price of R1 100 000.00 (one million and one hundred thousand rand only):

A unit consisting of -

CERTAIN: UNIT/ SECTION No. 82 (Door No. A20-2) as shown and more fully described on Sectional Plan SS. 577/2013 in the scheme known as ROSA ROYALE in respect of the land and building or buildings situate at ROSA ROYALE, 17 OLEA ROAD, SUMMERSET, Local Authority: City of Johannesburg Metropolitan Municipality, of which section the floor, according to the said Sectional Plan, is 136 (One Hundred and Thirty Six) 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. ST71578/2013.

MEASURING: 136 (ONE HUNDRED AND THIRTY SIX) SQUARE METRES

HELD BY: CERTIFICATE OF SECTIONAL TITLE ST.71578/2013;

ZONED: RESIDENTIAL

SITUATE AT: Unit no. 82 (Door no. A20-2) Rosa Royale, 17 Olea Road, Summerset

DESCRIPTION: THE UNIT IS 136 SQM OFFERING 2 BEDROOMS WITH BUILT-IN CUPBOARDS, SPACIOUS FULL BATHROOM, KITCHEN WITH SPACE FOR TWO APPLIANCES, OPEN-PLAN LIVING AREA, LOUNGE, PREPAID ELECTRICITY POSSIBLE, FIBRE TO THE HOME, CLUBHOUSE, GYM AND SWIMMING POOL IN COMPLEX, ACCESS CONTROL AND 24 HOURS SECURITY, ONE COVERED PARKING BAY WITH A LOT OF VISITORS PARKING, COMPLEX HAS LARGE GARDEN AREA

TERMS :

1. 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.

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.

CONDITIONS :

Auction costs payable on day of sale, 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 40 000.00 (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, Halfway House- Alexandra at 614 James Crescent, Halfway House.

Kindly note that the sale will be augmented with a timed online sale commencing on the Thursday prior to the live sale at 11h00. The highest bid obtained will then serve as the opening bid at the live and online sale. Go to shha.online to register and participate online of the aforementioned property of the Defendant on conditions of which will lie for inspection at the offices of the Sheriff Halfway House, 614 James Crescent, Halfway House, prior to the sale.

Dated at Johannesburg on the 28 February 2022

Kramer Attorneys, Glenstar House, Corner Queen Square and Northfield Avenue, Glenhazel. Tel. 087 238 1856.  
Fax: 086 550 1918. Ref: ROR0082A.



Case No. 2871/20

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

**In the matter between: BODY CORPORATE MARGATE SANDS (SS 153/1986), Plaintiff and CATHARINA HELENA VORSTER TESTAMENTARY TRUST (MT 532/2001), JOHANNES ANTONIE VORSTER in his capacity as Nomino officio (no), WILLEM ANDRIES DUURSEMA in his capacity as Nomino officio (no), Defendant**

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

**2022-03-14, 10:00, THE SHERIFF'S OFFICE, NO.17A MGAZI AVENUE, UMTENTWENI**

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: CLAIM 1

1. An undivided 1/52nd share in and to Section No. 52 (TIMESHARE WEEK: LF01) as shown and more fully described in sectional plan no: 153/1986 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 5891-12/1989. PROPERTY: CLAIM 2:-

1. An undivided 1/52nd share in and to Section No. 52 (TIMESHARE WEEK: LF02) as shown and more fully described in sectional plan no: 153/1986 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: ST39688/2002.

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

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

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

(a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) Rules of the auction and conditions of sale may be inspected at the Sheriff's office - No 17A Mgazi Avenue, Umtentweni, Port Shepstone 24 hours prior to the auction. All bidders are required to present their identity document together with their proof of residence for FICA compliance. All bidders are required to pay R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

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

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

The purchaser may take possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price. The full conditions of sale may be inspected at the offices of the Sheriff of the Magistrate's Court, 17A Mgazi Avenue, Umtentweni Port Shepstone.

Dated at Margate on the 11 February 2022

KINGSLEY DU PLESSIS INC, ERF 3158 BOYES LANE, MARGATE. Tel: 0393173196. Ref: KDUP/CB/31M010499.



Case No. 2092/20

THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE

**In the matter between: BODY CORPORATE COSTA SMERALDA (SS 230/1989), Plaintiff and STEPHANUS JOHANNES VAN DER WALT (ID NO: 570801 5167 086), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-14, 10:00, THE SHERIFF'S OFFICE, NO. 17A MGAZI AVENUE, UMTENTWENI**

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: (2 timeshare weeks)

1. An undivided 14/365th share in and to Section No. 16, Unit No 10 (TIMESHARE WEEKS: H016 & H017) as shown and more fully described in sectional plan no: 230/1989 in the scheme known as COSTA SMERALDA in respect of the land and building situate at Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 111 (One Hundred and Eleven) 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 13058/2014

Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed) Improvements: The main building consists of a single dwelling with plastered walls and tiled floors. Lounge and dining room combined,

1 bathroom and shower combined, 1 bedroom, kitchen, 1 bedroom with ensuite. The unit has a balcony on the top floor and a carport. 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 on the 11 February 2022

KINGSLEY DU PLESSIS INC, LOT 3158 BOYES LANE, MARGATE. Tel. 0393173196. Fax. KDUP/CB/31C023063.

Case No. D6274/2019  
docex 27

## IN THE HIGH COURT OF SOUTH AFRICA

Kwazulu Natal Local Division, Durban

**In the matter between: Changing Tides 17 (PTY) LTD N.O. (Registration No.2001/009766/07), Plaintiff and Faizel Sherwin Khan, First Defendant, Identity Number 761028 5179 08 0 and Claudine Luckricia Khan, Identity Number 771115 0112 08 9, Second Defendant**

## NOTICE OF SALE IN EXECUTION

**2022-03-31, 12:00, The Sheriff's Office, Acting Sheriff Durban South, Unit 1/2 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Morningside, Durban**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court in terms of which the following property will be sold in execution on 31 March 2022 at 12:00 at The Sheriff's Office, Acting Sheriff Durban South, Unit 1 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Morningside, Durban, subject to a reserve price.

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

Portion 22 of Erf 801, Seaview, Registration Division FT, Province of KwaZulu-Natal, measuring 1 485 (One Thousand Four Hundred and Eighty Five) square metres, Held by Deed of Transfer No. T 16722/2003 Subject to the conditions therein contained or referred to

PHYSICAL ADDRESS: 28 The Grove, Montclair, Durban

ZONING : RESIDENTIAL (NOTHING GUARANTEED)

IMPROVEMENTS:

The following information is furnished but not guaranteed:

a free standing block walls, concrete/asbestos roof, tiled floors dwelling consisting of main building: 1 lounge, 1 diningroom, 3 bedrooms (2 with built in cupboards), 1 fully fitted kitchen, 1 laundry, 1 bathroom, 1 toilet and hand basin, other: 1 ensuite, shower/bathroom basin, 1 toilet, 1 verandah, 1 back awning : outbuilding : free standing block walls, asbestos roof, tiled floors, bedroom and kitchen - open plan, 1 bathroom : outbuilding : double storey with 5 bedrooms, 2 toilets, 2 kitchen, 2 bathrooms, 2 lounges, 1 shower, 1 toilet : other : awning : other : boundary concrete fence, swimming pool, paving, whole house with burglar guards, automated gate , braai area facing pool, awnings/shelter near pool area

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

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

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

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

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

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

1. In accordance to the Consumer Protection Act 68 of 2008.

(<http://www.info.gov.za/view/DownloadFilesAction?id=9961>)

2. Fica- legislation: requirement of proof of ID and residential address.

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

4. All online bidders are required to pay R40 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

5. Registration conditions.

6. Adherence to Covid 19 regulations together with the directives as signed by the Minister of Justice and Correctional Services, The Honourable Lamola on the 23 July 2020.

Dated at Umhlanga on the 3 February 2022

Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfond Circle, Ridgeside Office Park, Umhlanga. Tel: 0315705600. Fax: 0315705796. Ref: SOU27/3818.

Case No. D2622/2020

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

**In the matter between: The Standard Bank of South Africa Limited, Execution Creditor and Malibongwe Welcome Mthethwa, 1st Judgment Debtor, Thembeke Zamangwane Stella Mthethwa, 2nd Judgment Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-03-28, 09:00, Sheriff's Office 82 Trevenen Road, Lotusville, Verulam**

This sale is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 27 July 2020 and a Writ of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on 28 MARCH 2022 at 09h00 by the Sheriff Inanda District 2, at the Sheriff's offices 82 Trevenen Road, Lotusville, Verulam, to the highest bidder without reserve.

PROPERTY DESCRIPTION: Erf 1251, La Lucia (Extension Number 8), Registration Division FU, Province of KwaZulu-Natal, in extent 1724 square metres, held by Deed of Transfer T8680/04.

Physical Address: 22 Ronan Road, La Lucia, KwaZulu-Natal (Magisterial District - Inanda, Verulam). IMPROVEMENTS: The following information is furnished but not guaranteed, a single house, brick under tile,

4 bedrooms carpeted tile, 2 with en-suite, family lounge, guest lounge tiled doors leading to pool area, dining room tiled, kitchen tiled, built in cupboards, HOB, breakfast nook, 4 toilets tiled, 1 bathroom tiled tub, wash basin, built in shower cubicle, 1 toilet and bathroom combined, 3 patio sliding doors, balcony, swimming pool paved, 3 double garage electronic doors, iron gates electronic, driveway paved, block fencing, burglar guards, air conditioning (the nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots"). ZONING: Residential (the accuracy hereof is not guaranteed)

1.The auction shall be subject to the terms and conditions of the High Court Act and the Rules made thereunder. 2.The purchaser shall pay a deposit of 10% of the purchase price and auctioneers commission plus VAT thereon, 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 balance against transfer to be secured by a Bank or Building Society guarantee, to be furnished to the Sheriff within TWENTY ONE (21) days after the date of sale for approval by the Execution Creditor's Attorneys and the Sheriff.

3.The rules of this auction is available 24 hours prior to the auction at the office of the Sheriff for Inanda District 2 at 82 Trevenen Road, Lotusville, Verulam, during office hours.

4.The office of the Sheriff Inanda District 2 will conduct the sale with Auctioneers R R Singh (Sheriff) and/or Hashim Said (Deputy Sheriff).

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

6.Registration as a buyer is a pre-requisite subject to the 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- To provide an original RSA IDENTITY DOCUMENT AND PROOF OF RESIDENCE (municipal account or bank statement not older than 3 months)

c. Refundable registration fee of R10,000-00 in cash only.

d.Registrations closes strictly 10 minutes prior to auction. (8:50am).

7. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Inanda District 2 at 82 Trevenen Road, Lotusville, Verulam

Dated at Umhlanga Rocks on the 3 March 2022

Shepstone & Wylie, 24 Richefond Circle, Ridgeside Office Park, Umhlanga Rocks. Tel: 031-5757525. Fax: 0866754972. Ref: AFD/nm/STAN19109.638.

**Case No. 26876/2020**

IN THE HIGH COURT OF SOUTH AFRICA

Gauteng Division, Pretoria

**In the matter between: Beneficio Developments (Pty) Ltd, Registration Number: 2009/007912/07, Execution Creditor and Duane Alton Van Rhyn Identity Number: 641124 5120 08 7, First Execution Debtor and Martha Fransina Van Rhyn Identity Number: 650205 0093 08 6, Second Execution Debtor**

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

**2022-03-25, 11:00, Sheriff of the High Court Tshwane North, 3 Vos & Brodrick Avenue, The Orchards Ext 3, Pretoria**

In pursuance of a judgment granted on 12 April 2021, in the above mentioned Honourable Court and under a writ of execution issued thereafter, the immovable property listed hereunder, will be sold in execution on 25 March 2022 at 11:00, by the Sheriff of the High Court, Tshwane North at the Office of the Sheriff, 3 Vos & Brodrick Avenue, The Orchards Ext 3, Pretoria to the highest bidder with reserve price of R900 000:

Description: Erf 491 Florauna Extension 3 Township, Registration Division, J.R. Gauteng Province, Measuring: 956 (Nine Hundred and Fifty Six) square metres

Street Address: 698 Nunanda Street, Florauna, Pretoria

Zoned: Residential

Improvements: The following information is furnished with regard to the improvements on the property although nothing in this respect is guaranteed: house consists out of brick walls under a tiled roof, 3 bedrooms, 2 bathrooms, kitchen, living room and dining room. underroof shaded parking for four vehicles. swimming pool. garden with lawn held by the execution debtor in his name under Deed of Transfer T113987/1996 subject to such conditions as set out in the aforesaid deed.

The full conditions may be inspected at the offices of the Sheriff of the High Court, Tshwane North, 3 Vos & Brodrick Avenue, The Orchards Ext 3, Pretoria. 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.

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 R 20 000.00 (Twenty Thousand Rand) (refundable) in EFT;

Dated at Pretoria on the 3 March 2022

Laäs Doman Incorporated, 449 Albert Street, Waterkloof, Pretoria. Tel: 0123468696. Ref: 0123468696

**Case No: 2092/20**

IN THE MAGISTRATE'S COURT FOR

THE DISTRICT OF PORT SHEPSTONE HELD AT PORT SHEPSTONE

**In the matter between: BODY CORPORATE COSTA SMERALDA (SS 230/1989), Plaintiff, and STEPHANUS JOHANNES VAN DER WALT (ID NO: 570801 5167 086), Defendant**

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

**2022-03-14, 10:00, THE SHERIFF'S OFFICE, NO. 17A MGAZI AVENUE, UMTENTWENI**

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuance 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: (2 timeshare weeks)1. An undivided 14/365th share in and

to Section No. 16, Unit No 10 (TIMESHARE WEEKS: H016 & H017) as shown and more fully described in sectional plan no: 230/1989 in the scheme known as COSTA SMERALDA in respect of the land and building situate at Margate in the RAY NKONYENI MUNICIPALITY area, of which section the floor area, according to the said sectional plan is 111 (One Hundred and Eleven) square metres in extent 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 13058/2014 Zoning: The property is zoned for residential purposes. (the accuracy hereof is not guaranteed)Improvements: The main building consists of a single dwelling with plastered walls and tiled floors. Lounge and dining room combined, 1 bathroom and shower combined, 1 bedroom, kitchen, 1 bedroom with ensuite. The unit has a balcony on the top floor and a carport. 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, 2022-02-11.

KINGSLEY DU PLESSIS INC, LOT 3158 BOYES LANE, MARGATE, Tel. 0393173196, Ref. KDUP/CB/31C023063.

## PAUC

## PUBLIC AUCTIONS, SALES AND TENDERS OPENBARE VEILINGS, VERKOPE EN TENDERS

**WH AUCTIONEERS PROPERTIES PTY LTD**  
**DULY INSTRUCTED BY THE JOINT LIQUIDATORS OF MINDFRAME CREATIONS CC IN LIQUIDATION**  
**(Master's Reference: G784/2021)**  
 LIQUIDATION AUCTION | INDUSTRIAL FACILITY | GERMISTON  
**2022-03-29, 11:00, ONLINE @ [WWW.WHAUCTIONS.COM](http://WWW.WHAUCTIONS.COM)**

WORKSHOPS, WAREHOUSE AND OFFICE

MONTHLY RENTAL – R47 500

INVESTMENT OPPORTUNITY

GLA ± 1 941m<sup>2</sup>, Erf Size: 2 591m<sup>2</sup>

Auction Date: Tuesday, 29 March 2022

Auction Time: 11H00

Auction Venue: Online @ [www.whauctions.com](http://www.whauctions.com)

Address: 12, 22, 24 Meyer Street, Germiston | Erf 40 North Germiston Erf 222 & 616 Germiston City

Contact Person: Zain Teegler • 067 402 4549 • [zaint@wh.co.za](mailto:zaint@wh.co.za)

Virtual Walk Through: <https://youtu.be/6DkSyEV7T-k>

Zain Teegler, 578 16th Road, Randjespark, Midrand, South Africa. Tel: 067 402 4549. Website:

[www.whauctions.com](http://www.whauctions.com), Email: [zaint@wh.co.za](mailto:zaint@wh.co.za), Ref: LIQUIDATION AUCTION | INDUSTRIAL FACILITY | GERMISTON.

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**Omniland Auctioneers**  
**Estate Late: Gertina Maria Petronella Smith**  
**(Master's Reference: 641/2021)**  
 AUCTION NOTICE  
**2022-03-09, 11:00, 6 Braemer Avenue, Dalview, Brakpan**

Stand 479 Dalview: 967m<sup>2</sup> Tiled entrance, office/lounge, study, kitchen, lounge, dining room, laundry, 4x bedr, 3x bthrm, storeroom, loft room, braai room & cottage. Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% Deposit & 6,9% commission with fall of hammer. Ratification within 21days. Guarantees within 30days. Instructor: Executor Estate of the Late GMP Smith. Master Reference: 641/2021.

Deon Botha, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978. Website: [www.omniland.co.za](http://www.omniland.co.za), Email: [info@omniland.co.za](mailto:info@omniland.co.za)

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**Van's Auctioneers**  
**Eternity Star Investments 105 CC In liquidation**  
**(Master's Reference: T1518/2020)**  
 ONLINE BIDDING: 12:00, 16-17 MARCH 2022, BID AND REGISTER: [www.vansauctions.co.za](http://www.vansauctions.co.za) OF 5 SILET STREET, FLAMWOOD, KLERKSDORP  
**2022-03-16, 12:00, ONLINE BIDDING: 12:00, 16-17 MARCH 2022, BID AND REGISTER:**  
**[www.vansauctions.co.za](http://www.vansauctions.co.za) OF 5 SILET STREET, FLAMWOOD, KLERKSDORP**

Extent: ± 2734 m<sup>2</sup>

Improvements:

- 3 bedrooms
- Bathroom
- 2 separate toilets
- Kitchen and scullery
- Built-in patio
- Separate garden flat

Auctioneer's note: Spacious family home on large stand. Do not miss this opportunity!

R50,000 registration fee, 10% deposit plus Commission: Bidders to register & supply proof FICA documentation. Regulations to Consumer Protection Act: [www.vansauctions.co.za](http://www.vansauctions.co.za)  
 Rules of Auction to be viewed at 36 Gemsbok Street, Koedoespoort Industrial, Pretoria.



Tel 086 111 8267 | Auctioneer: Anton Shand.

Mariska, 36 Gemsbok Street, Koedoespoort Industrial, Pretoria. Tel: 086 111 8267. Fax: 086 112 8267.  
Website: [www.vansauctions.co.za](http://www.vansauctions.co.za), Email: [mariska@vansauctions.co.za](mailto:mariska@vansauctions.co.za), Ref: Mariska.

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**Eli Ströh Auctioneers**  
**QCK Lezmin 4037 CC (In liquidation)**  
**Master's Ref: L676/21**

**AUCTION SALE OF FURNITURE, MACHINERY AND HOUSEHOLD EQUIPMENT**  
**2022-04-12, 10:00, 47 CORUNDUM STREET, FUTURA, POLOKWANE, LIMPOPO**

OFFICE EQUIPMENT AND HOUSEHOLD FURNITURE: Computer, handheld telephones, router, signal booster, photocopier, desks, chairs, lounge set, pressure pump, wooden watch, double bed, single bed, tv cabinet, microwave, fridge/freezer, water tanks and much more

MACHINERY: Hilti gun, portapack, electric motor, vacuum pump, drills, grinder, gauge manifold sets, benders, scaffolding, jigsaw, Mahindra tyre rims

FARM IMPLEMENTS: Carvers and potato extractor

VEHICLES: Mahindra S6 P/U S/C

AUCTIONEERS NOTE: This auction offers a large variety of items, too many items to mention. All potential buyers are advised to attend the auction. Viewing one day prior to the auction. List of items subject to change.

CONDITIONS OF SALE: Cash or EFT on the day of the auction. 15% VAT to be added where applicable.

R 2 000.00 (Two thousand rand) refundable buyer's deposit. The auctioneer reserves the right to withdraw any of the items without prior notice. Normal Covid-19 rules will be applied inside the venue. Mask and sanitizer are compulsory. All potential buyers to register before the auction and proof of identity and residential address are required.

Aggie Ströh, Platinum Place, 2 Watermelon Street, Platinum Park, Bendor, Polokwane, Limpopo. Tel: (015) 287 – 3300. Fax: (086) 691 – 7845. Website: [www.elistroh.co.za](http://www.elistroh.co.za), Email: [auctions@elistroh.co.za](mailto:auctions@elistroh.co.za)

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**Eli Ströh Auctioneers**  
**Agri Limpopo Trading (Pty) Ltd (In liquidation)**  
**Master's Ref: L11/2021**

**AUCTION SALE OF FURNITURE, MACHINERY AND HOUSEHOLD EQUIPMENT**  
**2022-04-12, 10:00, 47 CORUNDUM STREET, FUTURA, POLOKWANE, LIMPOPO**

OFFICE EQUIPMENT AND HOUSEHOLD FURNITURE: Computer, handheld telephones, router, signal booster, photocopier, desks, chairs, lounge set, pressure pump, wooden watch, double bed, single bed, tv cabinet, microwave, fridge/freezer, water tanks and much more

MACHINERY: Hilti gun, portapack, electric motor, vacuum pump, drills, grinder, gauge manifold sets, benders, scaffolding, jigsaw, Mahindra tyre rims

FARM IMPLEMENTS: Carvers and potato extractor

VEHICLES: Mahindra S6 P/U S/C

AUCTIONEERS NOTE: This auction offers a large variety of items, too many items to mention. All potential buyers are advised to attend the auction. Viewing one day prior to the auction. List of items subject to change.

CONDITIONS OF SALE: Cash or EFT on the day of the auction. 15% VAT to be added where applicable. R 2 000.00 (Two thousand rand) refundable buyer's deposit. The auctioneer reserves the right to withdraw any of the items without prior notice. Normal Covid-19 rules will be applied inside the venue. Mask and sanitizer are compulsory. All potential buyers to register before the auction and proof of identity and residential address are required.

Aggie Ströh, Platinum Place, 2 Watermelon Street, Platinum Park, Bendor, Polokwane, Limpopo. Tel: (015) 287 – 3300. Fax: (086) 691 – 7845. Website: [www.elistroh.co.za](http://www.elistroh.co.za), Email: [auctions@elistroh.co.za](mailto:auctions@elistroh.co.za)

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**Eli Ströh Auctioneers**  
**Palm Lane Phalaborwa CC t/a Turn Key Travel (In liquidation)**  
**Master's Ref: L88/2021**

**AUCTION SALE OF FURNITURE, MACHINERY AND HOUSEHOLD EQUIPMENT**  
**2022-04-12, 10:00, 47 CORUNDUM STREET, FUTURA, POLOKWANE, LIMPOPO**

OFFICE EQUIPMENT AND HOUSEHOLD FURNITURE: Computer, handheld telephones, router, signal booster, photocopier, desks, chairs, lounge set, pressure pump, wooden watch, double bed, single bed, tv cabinet, microwave, fridge/freezer, water tanks and much more

MACHINERY: Hilti gun, portapack, electric motor, vacuum pump, drills, grinder, gauge manifold sets, benders, scaffolding, jigsaw, Mahindra tyre rims

FARM IMPLEMENTS: Carvers and potato extractor

VEHICLES: Mahindra S6 P/U S/C

AUCTIONEERS NOTE: This auction offers a large variety of items, too many items to mention. All potential buyers are advised to attend the auction. Viewing one day prior to the auction. List of items subject to change.

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**VENDOR AUCTIONEERS**  
**NICHELE ENGINEERING PTY LTD**  
**Master's Ref: T2051/21**

ONLINE LIQUIDATION AUCTION  
**2022-03-16, 10:00, ONLINE AUCTION: [WWW.VENDOR.CO.ZA](http://WWW.VENDOR.CO.ZA)**

VARIOUS LOTS OF ENGINEERING EQUIPMENT ON AUCTION.

THE AUCTION WILL COMMENCE ONLINE ON THE 16TH OF MARCH AT 10AM AND THE LOTS WILL START CLOSING ON THE 17TH OF MARCH FROM 10AM.

VIEWING WILL BE ON-SITE ON THE 15TH OF MARCH BETWEEN 9AM AND 4PM.

MONIQUE SMIT, 199 GORDON ROAD, QUEENSWOOD. Tel. 0720412836. Fax: 0124038360. Website: [www.venditor.co.za](http://www.venditor.co.za), Email: [monique@venditor.co.za](mailto:monique@venditor.co.za), Ref: L5102.

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**VENDOR AUCTIONEERS**  
**EMELIA COURT PTY LTD**  
**Master's Ref: B642/21**

ON-SITE LIQUIDATION AUCTION OF BLOCK OF FLATS  
**2022-03-15, 11:00, EMELIA COURT, 105 RAYMOND MHLABA STREET, NOORDHOEK**

Investment Opportunity - Entire Block of Flats on Auction

Venditor presents Emelia Court on Auction, on the 15th of March'22 at 11 am. The auction will be taking place on-site.

The block of flats is a three-story residential building under a corrugated iron roof. There are a total of 21 flats, 7 on each floor respectively.

The 21 flats each comprise of 1 Bedroom, Bathroom, Living Area and Kitchen. The flats are spacious by modern standards. The GLA of each flat is 57sqm. The total GLA is 1197sqm.

There are a total of 12 parking bays under the block and ample open parking at the back of the block.

Terms and Conditions:

R20 000.00 refundable registration fee payable prior to the auction commencing. The registration fee is payable into the following trust account: Venditor Auctioneers, Standard Bank, Account Nr: 301 459 010, Branch: 051 001, Reference: Your name and surname.

Please submit your proof of payment along with your FICA documents via email to our offices.

The buyer must pay a 10% deposit on the fall of the hammer.

The buyer will have 45 days to deliver guarantees after written acceptance.

The property is sold voetstoots.

Occupation will only be on registration.

For more information on the auction, please feel free to download the bidders pack attached, or contact our offices.

MONIQUE SMIT, 199 GORDON ROAD, QUEENSWOOD. Tel: 0720412836. Fax: 0124038360. Website: [www.venditor.co.za](http://www.venditor.co.za), Email: [monique@venditor.co.za](mailto:monique@venditor.co.za), Ref: 15139.

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**Bidders Choice (Pty) Ltd**  
**VERBENA FREIGHT AND LOGISTICS CC (IN LIQUIDATION)**  
**(Master's Reference: T2027/2021)**

Liquidation Online Auction

**2022-03-18, 08:00, Online @ [www.bidderschoice.co.za](http://www.bidderschoice.co.za) (click on BIDDERSONLINE TAB and register as a bidder)**

SUPER LINK TRI-AXLE FLAT DECK TRAILER, MITSUBUSHI COLT 2000i LDV, SUPER LINK TRI-AXLE FLAT DECK TRAILER

Terms & Conditions: R10 000 registration fee payable, FICA documents to register

Bids open: 18 March 2022 at 08:00am

Bids close: 23 March 2022 from 11:00am

Johan - 082 452 2040, Corner of Atterbury Road & Jollify Main Road, Mooikloof Office Park West, Building 12, Pretoria. Tel: 0861 44 42 42. Website: [www.bidderschoice.co.za](http://www.bidderschoice.co.za), Email: [johan@bidderschoice.co.za](mailto:johan@bidderschoice.co.za), Ref: VERBENA.

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**Bidders Choice (Pty) Ltd**  
**KEEROM AKKERBOU CC (In Liquidation)**  
**(Master's Reference: T2828/2021)**

Liquidation Online Auction

**2022-03-18, 08:00, Online @ [www.bidderschoice.co.za](http://www.bidderschoice.co.za) (click on BIDDERSONLINE TAB and register as a bidder)**

ISUZU KB 250 FLEETSIDE 1-TON BAKKIE \* JACTOSLEEPSPUIT\* EUROSPANDSTROOIER\*  
 AGRITECHTAPKAR\* 30VT TAFELKAR\* POTTINGER NOVADISC\* CC AGRI 5.5 KALKSTROOIER\*  
 AARTAPPELUITHALER\* KONTOERPLOEG\* HARDICOMMANDER 4500 SPUIT\* TOYOTA DYNA 4-TON TROK\*  
 AGRICADSKOFFELPLOEG\* 16-TON TAPKAR\* 1300 LITERTANK \* JERRYCAR\* (2X130 TON) GRAANDAMME

Terms & Conditions: R10 000 registration fee payable, FICA documents to register

Bids open: 18 March 2022 at 08:00am

Bids close: 23 March 2022 from 11:00am

Franz - 083 630 5532, Corner of Atterbury Road & Jollify Main Road, Mooikloof Office Park West, Building 12, Pretoria. Tel: 0861 44 42 42. Website: [www.bidderschoice.co.za](http://www.bidderschoice.co.za), Email: [franz@bidderschoice.co.za](mailto:franz@bidderschoice.co.za), Ref: KEEROM AKKERBOU.

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**Devco Auctioneers**  
**Stoffel Se Troffel cc (In Liquidation)**  
**(Master's Reference: T3326/2021)**

AUCTION NOTICE

**2022-03-17, 12:00, 16 Dolomiet Street Randvaal Meyerton**

Duly instructed by the Liquidator, Devco Auctioneers & Sales will sell the following:  
 Timed Online Auction of Trucks, Trailers & Construction Equipment

CONTACT: Lisa Hill 082 451 4561 or [lisa@devco.za.net](mailto:lisa@devco.za.net)  
VIEWING: 14th, 15th & 16th of March 2022 from 9am to 4pm.  
REGISTRATION FEE: R20,000.00 refundable deposit by way of EFT.  
FICA documents required on registration.  
Terms and conditions apply.

Lisa Hill, 16 Dolomiet Street Randvaal Meyerton. Tel: 0100105003. Fax: 0862257918. Website:  
[www.devcoauctioneers.co.za](http://www.devcoauctioneers.co.za), Email: [lisa@devco.za.net](mailto:lisa@devco.za.net), Ref: Stoffel.

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**C&D Thompson Afslaers**  
**VEILING VAN MEUBELS EN ROERENDE BATES**  
**(Master's Reference: N/A)**  
**VEILING VAN MEUBELS EN ROERENDE BATES**  
**2022-03-18, 11:00, Makwassie, Peperboom Hotel, C/o Cherry Straat &, Potgieter Straat, 2650**

ITEMS:  
Laaikaste, Tafels, Koffietafels, Houtkaste, Lessenaars, Stoele, Banke, Bedkassies, Sitkamerstelle, Eetkamerstelle, TV kas, TV, Rekenaarstand, Spieëlkas, Matrasse, Braaier, Fiets, Ou vaal weermagsale ens.

Bepalings en voorwaardes: Afskrif van ID asook bewys van adres (Nie ouer as 3 maande nie) is nodig vir registrasie. R1000 Deposito is betaalbaar via DT/KT of EFO. GEEN KONTANT SAL AANVAAR WORD NIE.

Besigtiging: Dag voor die veiling vanaf 8:00 tot 17:00 en dag van veiling vanaf 8:00. 10% Koperkommissie + BTW. Die veiling word aangebied ingevolge Wet 68/2008 van die WVGB. Ons behou die reg voor om items by te voeg of te onttrek.

Adriaan Michiel Thompson, 13 Nywerheidslaan, Bothaville, 9660. Tel: 056 515 1181. Fax: 086 558 2413. Website: <https://www.cdthompson.co.za>, Email: [Admin2@cdthompson.co.za](mailto:Admin2@cdthompson.co.za), Ref: Makwassie veiling.

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**ROOT-X AFRICA AUCTIONEERS CC**  
**MOLOPE GROUP (PTY) LTD (I/L)**  
**(Master's Reference: G54/18)**  
**AUCTION NOTICE**  
**2022-03-17, 11:00, 341 SIBANDE AVENUE, MAMELODI**

COMMERCIAL PROPERTY CONSISTING OF: FUNERAL PARLOUR, RESTAURANT, OFFICES FAST FOOD OUTLET, ROOMS TO LET. TERMS: 10% DEPOSIT PAYABLE AT THE FALL OF THE HAMMER

DIRK PIENAAR, 526 ATTERBURY ROAD, MENLO PARK. Tel: 0123487777. Fax: 0123488121. Website: [www.rootx.co.za](http://www.rootx.co.za), Email: [dirk@rootx.co.za](mailto:dirk@rootx.co.za), Ref: 12433BF.

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