



# Government Gazette Staatskoerant

REPUBLIC OF SOUTH AFRICA  
REPUBLIEK VAN SUID AFRIKA

Vol. 696

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No. 48695

PART 1 OF 2

**B**

## LEGAL NOTICES WETLIKE KENNISGEWINGS

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

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

**IMPORTANT NOTICE:**

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

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

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government  
printing

Department:  
Government Printing Works  
REPUBLIC OF SOUTH AFRICA

## HIGH ALERT: SCAM WARNING!!!

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

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

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

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

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

Example of e-mails these fraudsters are using:

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

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

*GPW* has an official email with the domain as [@gpw.gov.za](mailto:@gpw.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** **2023**

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

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

**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)

<b>Pricing for Fixed Price Notices</b>	
<b>Notice Type</b>	<b>New Price (R)</b>
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.*

<b>Pricing for Variable Priced Notices</b>		
<b>Notice Type</b>	<b>Page space</b>	<b>New Price</b>
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.gpwonline.co.za](http://www.gpwonline.co.za) free of charge, should a proof of publication be required.
39. Printed copies may be ordered from the Publications department at the ruling price. The **Government Printing Works** will assume no liability for any failure to post or for any delay in despatching of such *Government Gazette*(s)

## GOVERNMENT PRINTING WORKS CONTACT INFORMATION

**Physical Address:**
**Government Printing Works**

149 Bosman Street

Pretoria

**Postal Address:**

Private Bag X85

Pretoria

0001

**GPW Banking Details:**
**Bank:** ABSA Bosman Street

**Account No.:** 405 7114 016

**Branch Code:** 632-005

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

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

**E-mail:** [submit.egazette@gpw.gov.za](mailto:submit.egazette@gpw.gov.za)
**E-mail:** [info.egazette@gpw.gov.za](mailto:info.egazette@gpw.gov.za)
**Tel:** 012-748 6200

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

**E-mail:** [subscriptions@gpw.gov.za](mailto:subscriptions@gpw.gov.za)
**Tel:** 012-748-6066 / 6060 / 6058

**Fax:** 012-323-9574

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

ESGV

## SALES IN EXECUTION • GEREGTELIKE VERKOPE

Case No: 90219/2019

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and MENARD GIDEON MANGWANE ID 820723  
5850 081, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2023-06-19, 09:00, THE SHERIFF OFFICE OF BRITS, 62 LUDORF STREET BRITS**

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 R330 100.00 will be held by the SHERIFF OF THE HIGH COURT BRITS on the 19th day of JUNE 2023 at 09H00 at THE SHERIFF OFFICE OF BRITS, 62 LUDORF STREET BRITS, 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 BRITS, 62 LUDORF STREET, BRITS: ERF 1876 MABOPANE-X TOWNSHIP REGISTRATION DIVISION J.R; GAUTENG PROVINCE MEASURING: 212 (TWO HUNDRED AND TWELVE) SQUARE METRES HELD BY DEED OF TRANSFER T14762/2016 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN BETTER KWOWN AS: 6361 (DISPLAYED AS 1876 ON SITE) A23933 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 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 a Lounge, Kitchen, 2 Bedrooms, Bathroom, Toilet and a Carport.

Dated at PRETORIA on the 2023-04-26

HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: 012) 325-4185/9. Fax: (086) 775-1985. Ref: C.J VAN WYK/Mandi/SA2827.

Case No: 210/2020

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

**In the matter between: FIRSTRAND BANK LTD, PLAINTIFF and JOHN BEN JACOBS ID 770413 5039 089  
1ST DEFENDANT and CORNELIA SUSSANNA JACOBS ID 840521 0039 080 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2023-06-09, 10:00, THE SHERIFF OFFICE OF KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET  
AVENUE, STILFONTEIN**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, NORTH WEST DIVISION, MAHIKENG in the abovementioned suit, a sale without a reserve price will be held by the SHERIFF OF THE HIGH COURT KLERKSDORP on the 9th day of JUNE 2023 at 10H00 at THE SHERIFF OFFICE OF KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN, 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 KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN: ERF 539 BOETRAN TOWNSHIP REGISTRATION DIVISION: IP, NORTH-WEST PROVINCE MEASURING: 513 (FIVE ONE THREE) SQUARE METRES HELD BY DEED OF TRANSFER NO. T16945/2017 SUBJECT TO THE CONDITIONS THEREIN CONTAINED BETTER KNOWN AS: 33 HARTSRIVIER STREET, BOETRAN, KLERKSDORP 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) 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 a Lounge, Kitchen, 2 Bedrooms, Bathroom, Toilet, Carport, Storeroom and Outside Toilet.

Dated at PRETORIA on the 2023-04-19

HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: (012) 325-4185/9. Fax: (086) 775-1985. Ref: C. VAN WYK/Mandi/SA2866.

**Case No: 69802/2017**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and NAZEER AHMED CASSIMJEE 1ST DEFENDANT  
ID 710929 5073 086 and BIBI AYSHA ISMAIL 2ND DEFENDANT ID 771010 0199 089**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, THE SHERIFF OFFICE OF KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET  
AVENUE, STILFONTEIN**

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 000 000.00 will be held by the SHERIFF OF THE HIGH COURT KLERKSDORP on the 9th day of JUNE 2023 at 10H00 at THE SHERIFF OFFICE OF KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN, 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 KLERKSDORP, SHOP NO.8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN: ERF 556 DORINGKRUIN TOWNSHIP REGISTRATION DIVISION: IP; NORTH WEST PROVINCE MEASURING: 2005 (TWO THOUSAND AND FIVE) SQUARE METRES HELD BY DEED OF TRANSFER T110678/2007 SUBJECT TO THE CONDITIONS CONTAINED THEREIN BETTER KNOWN AS: 15 HARDEKOOL AVENUE, DORINGKRUIN 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) 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 a Main Building: Entrance Hall, Lounge, Dining Room, Study, Kitchen, Scullery, Laundry, Pantry, 4 Bedrooms and 4 Bathrooms, Separate Toilet and a Balcony. Outbuildings: Bedroom, Bathroom, Double Garage and a Pool.

Dated at PRETORIA, 2023-04-19.

HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: (012) 325-4185/9. Fax: (086) 775-1985. Ref: C.J VAN WYK/Mandi/DA4442.

**Case No: 20277/2021**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER:  
1962/000738/06) – PLAINTIFF and JOHAN MARIUS BRINK (ID NUMBER: 730326 5011 081) - DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, THE SHERIFF OFFICE OF 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 R500 000.00 will be held by the SHERIFF OF THE HIGH COURT ROODEPOORT NORTH on the 9th day of JUNE 2023 at 10H00 at THE SHERIFF OFFICE OF ROODEPOORT, 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 NORTH, 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT: A Unit consisting of - a) SECTION NO. 13 as shown and more fully described on Sectional Plan No. SS133/2003 in the scheme known as KOLMANS in respect of the land and building or buildings situate at WILGEHEUWEL EXTENSION 25 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 98 (NINETY-EIGHT) square metres in extent; and b) an undivided share in the common property in the scheme apportioned to the said section

in accordance with the participation quota as endorsed on the said sectional plan. HELD BY DEED OF TRANSFER ST25669/2008 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER BETTER KNOWN AS: 13 KOLMANS, 879 SOVEREIGN ROAD, WILGEHEUWEL EXTENSION 25, 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: House Consisting of a Lounge, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms and a double Garage.

Dated at PRETORIA, 2023-04-19.

HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: (012) 325-4185/9. Fax: (086) 775-1985. Ref: C.J VAN WYK/Mandi/DA3535.

**Case No: 1620/2021**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF ROAM FREE PROPERTIES (PTY) LTD  
REGISTRATION NUMBER: 2005/004565/07, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 09:00, THE SHERIFF OF THE HIGH COURT THABAZIMBI, 10 STEENBOK STREET,  
THABAZIMBI**

In execution of a judgment of the HIGH COURT OF SOUTH AFRICA, LIMPOPO DIVISION, POLOKWANE in the abovementioned suit, a sale with a reserve price of R450 000.00 will be held by the SHERIFF OF THE HIGH COURT THABAZIMBI on the 9th day of JUNE 2023 at 09H00 at THE SHERIFF OF THE HIGH COURT THABAZIMBI, 10 STEENBOK STREET, THABAZIMBI, 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 THABAZIMBI, 10 STEENBOK STREET, THABAZIMBI: ERF 168 ROOIBERG TOWNSHIP REGISTRATION DIVISION: KQ LIMPOPO PROVINCE MEASURING: 5,0476 (FIVE comma ZERO FOUR SEVEN SIX) HECTARES HELD BY DEED OF TRANSFER T 33185/2007 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN BETTER KNOWN AS: 168 MAROELA STREET, ROOIBERG, THABAZIMBI 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 R40 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: Vacant Stand.

Dated at PRETORIA, 2023-04-19.

HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Tel: (012) 325-4185/9. Fax: (086) 775-1985. Ref: C. VAN WYK/Mandi/DA4393.

**Case No: 2022/29278**

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

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

NOTICE OF SALE IN EXECUTION - AUCTION

**2021-06-03, 14:00, 10 PIERNEEF BOULEVARD, MEYERTON**

IN EXECUTION OF A JUDGMENT of The High Court of South Africa, Gauteng Division, Pretoria in the  
In execution of a Judgment of the High Court of South Africa, GAUTENG DIVISION, JOHANNESBURG in the

abovementioned suit, a sale with a reserve price of R520,999.41, will be held by the Sheriff of the High Court Krugersdorp at Cnr of Kruger Street & Human Street, Old Absa Building Ground floor, Krugersdorp, 1740 on 13 June 2023 at 10:00 of the under-mentioned property of the Defendant on the conditions which will lie for inspection at the offices of the SHERIFF KRUGERSDORP - OLD ABSA BUILDING CNR HUMAN AND KRUGER STREET KRUGERSDORP prior to the sale : CERTAIN: Erf 1305 West Krugersdorp Township Registration Division I.Q The Province of Gauteng Measuring 555 (five hundred and fifty five) square metres Held by deed of transfer T46928/2014 Which bears the physical address: 8 Naude Avenue, Krugersdorp West, Krugersdorp 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, 1 Bathroom, 1 Shower and 1 WC, Carport, Outside storeroom, Outside bathroom/WC 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 Krugersdorp at Cnr of Kruger Street & Human Street, Old Absa Building Ground floor, Krugersdorp, 1740 prior to the sale. The office of the Sheriff of the High Court Krugersdorp 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 - that must reflect the 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/or CPA 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 Krugersdorp at Cnr of Kruger Street & Human Street, Old Absa Building Ground floor, Krugersdorp, 1740

Dated at SANDTON on the 2023-05-22 .

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/Sv/MAT10838.

**Case No: 2022/3623**

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

**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor) and BOY PETER KHOTLO  
(Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2023-06-13, 11:00, SHERIFF OF THE HIGH COURT RANDBURG WEST - UNIT C1, MOUNT ROYAL, 657  
JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, PRETORIA in the abovementioned suit, a sale with a reserve price of R345,173.16 will be held at UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. The Plaintiff has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT RANDBURG WEST - UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND on 13 June 2023 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, MIDRAND prior to the sale : CERTAIN Portion 8 of Erf 1644 Bloubosrand Extension 21 Township Registration Division I.Q The Province of Gauteng Measuring 189 (One hundred and eighty nine) square metres Held by deed of transfer T75045/2017 Subject to the conditions therein contained and more especially subject to the conditions imposed in favour of Kya Sands Estate Home Owners Association NPC Registration Number 2013/060421/08 Which bears the physical address: Portion 8, Stand 1644 Diamond Lane, Kya Sands Estate, Bloubosrand, Randburg The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of: Lounge, Kitchen, 2 Bedrooms, 1 Bathroom, 1 WC 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 OF THE HIGH COURT RANDBURG WEST - UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. The office of the Sheriff of the High Court 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 (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 OF THE HIGH COURT RANDBURG WEST - UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND

Dated at SANDTON, 2023-05-22.

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT18675.

**Case No: 2021/43011**

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

**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor) and MAVANGA NGWANZA (1st Judgment Debtor) and KAPUTO LORRAINE NGWANZA (2nd Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2023-06-14, 09:00, SHERIFF'S OFFICE (ACTING SHERIFF JOHANNESBURG EAST)- 21 HUBERT STREET, WESTGATE, JOHANNESBURG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve price of R266,931.86 will be held at THE SHERIFF'S OFFICE (ACTING SHERIFF JOHANNESBURG EAST)- 21 HUBERT STREET, WESTGATE, JOHANNESBURG. The Plaintiff has arranged for the immovable property to be sold by the ACTING SHERIFF OF THE HIGH COURT JOHANNESBURG STREET on 14 June 2023 at 09:00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF PALM RIDGE - 39a LOUIS TRICHARDT STREET, ALBERTON NORTH prior to the sale : CERTAIN Remaining Extent of Erf 1457 Bezuidenhout Valley Township Registration Division I.R The Province of Gauteng In Extent: 496 (Four Hundred and Ninety Six) square metres Held by deed of transfer T29145/2018 Subject to all the terms and conditions contained therein. Which bears the physical address: 113-1ST AVENUE, BEZUIDENHOUT VALLEY, JOHANNES 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 : Single storey, Brick walls and corrugated iron roof, Lounge, Dining room, 3 Bedrooms, Kitchen, Pantry, 1 Bathroom, 1 Shower, Toilet 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 PALM RIDGE - 39a LOUIS TRICHARDT STREET, ALBERTON NORTH. The Acting Sheriff Johannesburg East 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: 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 PALM RIDGE - 39a LOUIS TRICHARDT STREET, ALBERTON NORTH.

Dated at SANDTON on the 2023-05-22

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT18495.

**Case No: 2021/30132**

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

**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor) and MTSHALI: THANDEKA KHANYISILE (1st Judgment Debtor) and MADONSELA: BONGIWE ZAMOKUHLE (2nd Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2023-06-15, 10:00, SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve price of R500,000.00 will be held at 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg for the above named Defendant, and has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg at 10:00, on 15 June 2023 of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg prior to the sale : CERTAIN Erf 36740 Protea Glen Extension 40 Township Registration Division I.Q The Province of Gauteng Measuring 325 (Three Hundred and Twenty Five) square metres Held by deed of transfer T44022/2019 Which bears the physical address: Stand 36740, Corner of Onyx and Topaz Street, Protea Glen Extension 40, Soweto. The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of : Lounge, Kitchen, 3 Bedrooms, Bathroom and WC 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 4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg. The office of the Sheriff of the High Court Sheriff Soweto 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 (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 OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg

Dated at SANDTON, 2023-05-22.

VAN HULSTEYNS. Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT17148.

**Case No: 2021/47603**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION)**In the matter between: GAUTENG DIVISION, JOHANNESBURG NUMBER: 1962/000738/06), PLAINTIFF  
and CHAPHATSO: SEATLANA JACOB (Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2023-06-15, 10:00, SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi  
Streets, Protea North, Soweto, Johannesburg**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve price of R551,564.05 reserve will be held at 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg for the above named Defendant, and has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg at 10:00, on 15 June 2023 of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg prior to the sale : CERTAIN:Portion 41 of Erf 560 Protea North Township, Registration Division I.Q,The Province of Gauteng, Measuring extent 255 (Two Hundred and Fifty Five) square metres. Held by deed of transfer TE60414/1992. Subject to all the terms and conditions contained therein. Which bears the physical address: Portion 41 of Erf 560 Protea North also known as 35 (41/560) Kobi Street, Protea North, Soweto 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, 1 Bathroom, 1 Shower, 2 WC'S, Out garage THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: 1. The Purchaser shall pay Auctioneer's commission 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 4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg. The office of the Sheriff of the High Court Sheriff Soweto 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 (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 OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg

Dated at SANDTON, 2023-05-22.

VAN HULSTEYNS. Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT17400.

**Case No: 15150/2022**IN THE HIGH COURT OF SOUTH AFRICA  
(Gauteng Division, Pretoria)**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER:  
1962/000738/06) – PLAINTIFF and JOHAN MARIUS BRINK (ID NUMBER: 730326 5011 081) - DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-13, 11:00, Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand**

A Sale In Execution of the undermentioned property, subject to a reserve price of R 2 839 938.17, is to be held by the Sheriff of Randburg West, at Unit C1 Mount Royal, 657 James Crescent, Halfway House, Midrand on Tuesday, 13 June 2023 at 11h00. Full conditions of sale can be inspected at the offices of the Sheriff Randburg West at Unit C1 Mount Royal, 657 James Crescent, Halfway House, who can be contacted on 087 330 1094, and will be read out prior to the sale taking place. No warranties are given with regard to the description, extent and/or

improvements of the property. Property: Erf 420 Broadacres Ext 14 Township Registration Division: JR Gauteng Province Measuring: 373 square metres Deed of Transfer: T115167/2007 Also known as: 420 Broadacres Country Estate, Broadacres. Magisterial District: Johannesburg North. Improvements: Main Building: 3 bedrooms, 3 bathrooms, dining room, kitchen. Outbuilding: Double garage. Other: Garden. 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, 2023-05-24.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165. Ref: Mr M Coetzee/AN/F3322.

**Case No: 384/2022**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: SB Guarantee Company (RF) Proprietary Limited, Execution Creditor and Lungelo Mandlakapheli Madi, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-15, 09:00, 180 Princess Avenue, Benoni**

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 office of the Sheriff Meyerton, 10 Pierneef Boulevard, Meyerton.
4. Registration as a buyer is a pre-requisite subject to a specific condition, inter alia.
  - 4.1. Directive of the Consumer Protection Act 68 of 2008; (URL <http://www.info.gov.za/view/downloadfileaction?id=99961>);
  - 4.2. FICA registration i.r.o. proof of identity and address particulars; 4.3. payment of registration deposit of R10 000.00 in cash or EFT. 5. The auctioneer will be Mr M.K. Nadioo or Mr T. van Biljon.

Dated at PRETORIA, 2023-05-24.

Findlay & Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165. Ref: Mr M Coetzee/AN/F6929.

**Case No:**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) – PLAINTIFF and JOHAN MARIUS BRINK (ID NUMBER: 730326 5011 081) - DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2021-06-03, 14:00, 10 PIERNEEF BOULEVARD, MEYERTON**

A Sale In Execution of the undermentioned property is to be held at the office of the Sheriff Benoni, 180 Princess Avenue, Benoni on Thursday, 15 June 2023 at 09h00. Full conditions of sale can be inspected at the Sheriff Benoni at 180 Princess Avenue, Benoni, telephone number (011)420-1050. No warranties are given with regard to the description, extent and/or improvements of the property. Property: Erf 6859 Crystal Park Ext 66 Township Registration Division: IR Gauteng Province Measuring: 258 square metres Deed of Transfer: T3706/2021 Also known as: 6859 alternatively 42 Bush Shrike Street, Crystal Park Ext 66, Benoni. Magisterial District: Ekurhuleni South East Improvements: Main Building: 3 bedrooms, 2 bathrooms, lounge, kitchen. Other: Paving, wall fence. 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, 2023-05-24.

Findlay &amp; Niemeyer Attorneys, 1027 Francis Baard Street, Hatfield, Pretoria. Tel: (012)342-9164. Fax: (012)342-9165. Ref: Mr M Coetzee/AN/F6929.

**Case No: 2021/30132**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, JOHANNESBURG)**In the matter between: FIRSTRAND BANK LIMITED (Execution Creditor and MTSHALI: THANDEKA KHANYISILE (1st Judgment Debtor) and MADONSELA: BONGIWE ZAMOKUHLE (2nd Judgment Debtor)**

NOTICE OF SALE IN EXECUTION - AUCTION

**2023-06-15, 10:00, SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa GAUTENG DIVISION, JOHANNESBURG in the abovementioned suit, a sale with a reserve price of R500,000.00 will be held at 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg for the above named Defendant, and has arranged for the immovable property to be sold by the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg at 10:00, on 15 June 2023 of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg prior to the sale : CERTAIN Erf 36740 Protea Glen Extension 40 Township Registration Division I.Q The Province of Gauteng Measuring 325 (Three Hundred and Twenty Five) square metres Held by deed of transfer T44022/2019 Which bears the physical address: Stand 36740, Corner of Onyx and Topaz Street, Protea Glen Extension 40, Soweto. The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL and consists of : Lounge, Kitchen, 3 Bedrooms, Bathroom and WC 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 4. The rules of auction are available 24 hours prior to the Auction at the offices of the SHERIFF OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg. The office of the Sheriff of the High Court Sheriff Soweto 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 (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 OF THE HIGH COURT SOWETO WEST - 2241 Cnr Rasmeni & Nkopi Streets, Protea North, Soweto, Johannesburg

Dated at SANDTON on the 2023-05-22.

VAN HULSTEYNS, Suite 25, 3rd Floor, Katherine and West Building, Corner Katherine and West, Sandown, Sandton. Tel: 0115235300. Fax: 0115235326. Ref: BSeimenis/SV/MAT17148.

**Case No: 1817/2020**

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

**In the matter between: ABSA BANK LIMITED Plaintiff and MAPHANGA FRANS (ID: 6507125827087)  
Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, ACTING SHERIFF JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE,  
JOHANNESBURG**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 23rd of MARCH 2022 in terms of which the following property will be sold in execution on the 14th of June 2023 at 09:00 by ACTING SHERIFF JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG to the highest bidder with reserve price of R250 000.00: ERF 1108 MALVERN TOWNSHIP, REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG; MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES; HELD BY DEED OF TRANSFER T52111/2000 SITUATED AT: 257 PERSIMMON STREET, MALVERN. THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAIN BUILDING: 2 X BATHROOMS, 3XBEDROOMS, KITCHEN, DINNING, LOUNGE OUTBUILDING: SINGLE CARPORT, BEDROOM, 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 Acting Sheriff of the High Court, JOHANNESBURG EAST. The office of the Acting Sheriff for JOHANNESBURG EAST will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008. (URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>) B) FICA - legislation i.r.o. proof of identity and address particulars. C) Payment of a Registration Fee of R50 000.00 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 ACTING SHERIFF JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG

Dated at SANDTON on the SANDTON

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: CMICHAEL/AM/ABS697/1915.

**Case No: 2016/22198**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG LOCAL DIVISION, JOHANNESBURG)**In the matter between: ABSA BANK LIMITED, PLAINTIFF and MVELASE: MIKE SBUSISO (ID: 630808 5407 089) Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, ACTING SHERIFF JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 29TH November 2016 in terms of which the following property will be sold in execution on the 14th of June 2023 at 09:00 by ACTING SHERIFF JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG to the highest bidder with reserve price of R400 000.00: ERF 24 CORLETT GARDENS TOWNSHIP, REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG; MEASURING 1527 (ONE THOUSAND FIVE HUNDRED AND TWENTY-SEVEN) SQUARE METRES; HELD BY DEED OF TRANSFER T49170/2006 SITUATED AT: 24 DA COSTA, CORLETT GARDENS THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAIN BUILDING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 2 X BATHROOMS, 4XBEDROOMS, SCULLERY (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 Acting Sheriff of the High Court, JOHANNESBURG EAST. The office of the Acting Sheriff for JOHANNESBURG EAST will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia: A) Directive of the Consumer Protection Act 68 of 2008. (URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>) B) FICA - legislation i.r.o. proof of identity and address particulars. C) Payment of a Registration Fee of R50 000.00 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 ACTING SHERIFF JOHANNESBURG EAST at 39A LOUIS TRICHARDT STREET, ALBERTON NORTH

Dated at SANDTON on the 2023-04-19

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: CMICHAEL/AM/ABS697/1348.

**Case No: 1188/2020**IN THE HIGH COURT OF SOUTH AFRICA  
(NORTH WEST DIVISION, MAHIKENG)**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Execution Creditor/Plaintiff and SIPHO SHONGWE (Identity Number: 761216 6100 318) 1st Execution Debtor/Defendant, GAIL PHEPHILE NOLWANDLE GININDZA (Identity Number: 780804 1095 182) 2nd Execution Debtor/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, SHERIFF STILFONTEIN & KLERKSDORP at SHOP NO. 8, CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 3rd JUNE 2021 in terms of which the following property will be sold in execution on 9th JUNE 2023 at 10:00 by the SHERIFF STILFONTEIN & KLERKSDORP at SHOP NO. 8, CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN to the highest bidder with reserve of R375 000.00; ERF 2755 STILFONTEIN EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION I.P, PROVINCE OF THE NORTH-WEST, IN EXTENT 595 (FIVE HUNDRED AND NINETY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER T60432/2012. SUBJECT TO THE CONDITIONS THEREIN CONTAINED SITUATED AT: 97 UMGENI STREET, STILFONTEIN EXTENSION 4

ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 3XBEDROOMS, 1X BATHROOM, 1X TOILET, 1X LOUNGE AREA, 1X KITCHEN, 1X DINING AREA, 1X SINGLE GARAGE, 1X OUTSIDE ROOM, 1X OUTSIDE TOILET (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, SHERIFF STILFONTEIN & KLERKSDORP. The office of the Sheriff for STILFONTEIN & KLERKSDORP 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. (URLhttp://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 R20 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 STILFONTEIN & KLERKSDORP at SHOP NO. 8, CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN.

Dated at SANDTON, 2023-04-19.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: J BOTHA / am / STA738/0013.

**Case No: 18887/2021**

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

**In the matter between: ABSA BANK LIMITED Plaintiff and GREEN: ANTHONY VAUGHAN First Defendant  
GREEN: CHARMAINE Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN,  
ROODEPOORT**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 30 MAY 2022 in terms of which the following property will be sold in execution on 09 JUNE 2023 at 10H00 by the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT, to the highest bidder with reserve R830 000.00: ERF 1969 WELTEVREDENPARK EXTENSION 9 TOWNSHIP, REGISTRATION DIVISION I.Q., PROVINCE OF GAUTENG; MEASURING 1209 (ONE THOUSAND TWO HUNDRED AND NINE) SQUARE METRES, HELD BY DEED OF TRANSFER T48165/2006 SITUATED AT 49 WITHOUT AVENUE, WELTEVREDENPARK EXTENSION 9 ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAIN BUILDING: LOUNGE, DINNINGROOM, FAMILYROOM, KITCHEN, 2XBATHROOMS, 3XBEDROOMS, PASSAGE, SCULLERY/LAUNDRY STOREROOM, 2X GARAGES, CARPORT, GRANNY FLAT AND SWIMMING POOL. (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, ROODEPOORT NORTH. The office of the Sheriff for ROODEPOORT NORTH will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia: A) Directive of the Consumer Protection Act 68 of 2008. (URLhttp://www.info.gov.za/view/DownloadFileAction?id=99961) B) FICA - legislation i.r.o. proof of identity and address particulars. C) Payment of a Registration Fee of R30 000.00 in cash. D) Registration conditions. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, 182 PROGRESS ROAD, LINDHAVEN, ROODEPOORT. C/O RAATH ATTORNEYS Unit F1, 41 Escourt Avenue Wierdapark Centurion, Pretoria

Dated at SANDTON, 2023-04-19.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: CMichael/AM/ABS697/0881 .

**Case No: 32011/2016**

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

**In the matter between: ABSA BANK LIMITED Plaintiff and NICHOLAS JACOBUS PRETORIUS, ID: 680424 5042 089, First Execution Debtor/ Defendant ANNA ROSINA ELIZABETH GEORGINA PRETORIUS, ID: 771229 0163 081, Second Execution Debtor/ Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court on 23 MAY 2022 in terms of which the following property will be sold in execution on 09 JUNE 2023 at 10:00 by the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT to the highest bidder with court reserve R1 000 000.00: ERF 169 WITPOORTJIE TOWNSHIP REGISTRATION DIVISION I.Q PROVINCE OF GAUTENG MEASURING 1 688 (ONE THOUSAND SIX HUNDRED AND SIXTY EIGHT) SQUARE METRES SITUATED AT: 10 ALBERTINA SISULU ROAD, WITPOORTJIE. ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: LOUNGE, KITCHEN, BATHROOM, 4XBEDROOMS, CARPORT, GRANNY FLAT (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, SHERIFF ROODEPOORT NORTH. The office of the SHERIFF ROODEPOORT NORTH will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia: A) Directive of the Consumer Protection Act 68 of 2008. (URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>) B) FICA - legislation i.r.o. proof of identity and address particulars. C) Payment of a Registration Fee of 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 ROODEPOORT NORTH at 182 PROGRESS ROAD, LINDHAVEN ROODEPOORT.

Dated at SANDTON, 2023-04-19.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Fax: CMICHAEL/AM/ABS697/1417.

Case No: 50871/2012

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

**In the matter between: ABSA BANK LIMITED Execution Creditor/Plaintiff and LUTHULI: MBULELO JULY SANKU (ID: 590621 5175 087) 1st Execution Debtor/Defendant and NKOYI: ELIZABETH MAGGIE (ID: 640922 0594 086) 2nd Execution Debtor/Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10:00, SHERIFF JOHANNESBURG SOUTH at SHOP NO.2 VISTA CENTER, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW**

This is a sale in execution pursuant to a judgement obtained in the above Honourable Court dated the 26th of February 2021 in terms of which the following property will be sold in execution on the 20th of June 2023 at 10:00 by SHERIFF JOHANNESBURG SOUTH at SHOP NO.2 VISTA CENTER, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW to the highest bidder with reserve price of R600 000.00: ERF 76 LA ROCHELLE TOWNSHIP, REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG; MEASURING 495 (FOUR HUNDRED AND EIGHTY FIVE) SQUARE METRES; HELD BY DEED OF TRANSFER T29286/2008 SITUATED AT : 34-3RD AVENUE, LA ROCHELLE THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAIN BUILDING: LOUNGE, DINNING ROOM, SCULLERY, KITCHEN, BATHROOM, 3X BEDROOMS, UTILITY ROOM, BTH/SH/WC, CARPORT 2X GARAGES (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 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 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 JOHANNESBURG SOUTH at SHOP NO.2 VISTA CENTER, 22 HILLARY ROAD, CNR TREVOR STREET, GILLVIEW.

Dated at SANDTON, 2023-05-08.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146. Tel: (010) 201-8600. Ref: CMICHAEL/AM/ABS697/1043.

Case No: 11912/2018  
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 SAM, NICHOLAS NKOSIYEDWA, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, Acting Sheriff of the High Court, Johannesburg 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 by the Acting Sheriff of the High Court, Johannesburg East, with reserve set by court in the amount of R100 000.00, subject to conditions of sale at 21 HUBERT STREET, WESTGATE, JOHANNESBURG on 14TH OF JUNE 2023 at 09h00. Full Conditions of Sale can be inspected during office hours prior to auction at the OFFICES OF THE ACTING SHERIFF OF THE HIGH COURT JOHANNESBURG EAST, SHERIFF PALM RIDGE at 39a LOUIS TRICHARDT STREET, ALBERTON

NORTH, 24 hours prior to the auction and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. SECTION NO. 26 as shown and more fully described on Sectional Title Plan No. SS1187/1996 in the scheme known as KINGFISHER CLOSE in respect of building/buildings situate at ERF 365 & 366 REMBRANDT PARK EXTENSION 11 TOWNSHIP, PROVINCE OF GAUTENG, REGISTRATION DIVISION: I.R., LOCAL AUTHORITY: CITY OF JOHANNESBURG MUNICIPALITY; an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan. MEASURING: 68 (Sixty, eight) SQUARE METERS HELD BY DEED OF TRANSER NO. ST114050/2007, SUBJECT TO THE CONDITIONS THEREIN CONTAINED; An exclusive use area described as STOREROOM NO 17 measuring 6(six) square meters being as such part of the common property, comprising the land and the scheme known as KINGFISHER CLOSE in respect of the land and building/buildings situated at REMBRANDT PARK EXTENSION 11 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG, REGISTRATION DIVISION: I.R., as shown and more fully described on Sectional Plan No SS1187/1996 held by NOTARIAL DEED OF CESSION NO SK6381/2007. Subject to the conditions therein contained. PROPERTY ZONED: Residential ALSO KNOWN AS: DOOR NO 26 KINGFISHER CLOSE, 82 CARON STREET, REMBRANDT PARK, EXTENSION 11, JOHANNESBURG. IMPROVEMENTS: Residential property situated in well maintained secure access controlled, complex, consisting of Lounge, 2 Bedrooms, Kitchen, 1.0 Bathroom. (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 R50,000.00 refundable Registration Fee prior to the commencement of the auction in order to obtain a buyer's card. (refundable after sale if not buying). d) Registration conditions The auction will be conducted by the Sheriff, Mr Ian Burton, or his Deputy. Purchaser shall pay the sheriff a deposit of 10 per cent 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 or his or her attorney and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions, clause 4 of the Conditions of Sale. Should the purchaser received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN2823.

**Case No: 5488/2020**  
**19, Pretoria**

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

**In the matter between: NEDBANK LIMITED, PLAINTIFF (previously known as NEDCOR BANK LIMITED)**  
**PLAINTIFF and RIBACK, JODY GILBERT, IDENTITY NUMBER: 7211105188086, DEFENDANT**

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

**2023-06-14, 09:00, Acting Sheriff Johannesburg East, 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 without a reserve set by court, subject to conditions of sale at Acting Sheriff Johannesburg East, 21 HUBERT STREET, WESTGATE, JOHANNESBURG on 14 JUNE 2023 at 09h00. Full Conditions of Sale can be inspected during office hours prior to auction at the OFFICES OF THE ACTING SHERIFF FOR JOHANNESBURG EAST, SHERIFF PALM RIDGE, 39a LOUIS TRICHARDT STREET, ALBERTON NORTH, 24 hours prior to the auction and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. PROPERTY: ERF 54 BELLEVUE EAST TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG MUNICIPALITY REGISTRATION DIVISION: I.R., PROVINCE OF GAUTENG MEASURING: 721 (SEVEN TWO ONE) SQUARE METRES HELD UNDER DEED OF TRANSFER NO: T49763/2016 PROPERTY ZONED: Residential ALSO KNOWN AS: 101 DUNBAR STREET, BELLEVUE EAST, JOHANNESBURG. IMPROVEMENTS: Single storey dwelling under iron corrugated roof. Residential property consisting off: 2 x Living rooms, 3 x bedrooms, kitchen, 1.0 Bathrooms. (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 R50,000.00 refundable Registration Fee prior to the commencement of the auction in order to obtain a buyer's card. (refundable after sale if not buying). d) Registration

conditions The auction will be conducted by the Sheriff, Mr Ian Burton, or his Deputy. Purchaser shall pay the sheriff a deposit of 10 per cent 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 or his or her attorney and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions, clause 4 of the Conditions of Sale. Should the purchaser received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month on the purchase price.

VAN HEERDENS INC t/a VHI ATTORNEYS, i@Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN3162.

**Case No: 27385/2022**

**19, Pretoria**

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

**In the matter between: NEDBANK LIMITED PLAINTIFF (previously known as NEDCOR BANK LIMITED) and CHRISTODOULOU NICOLAS FIRST DEFENDANT and CHRISTODOULOU CLAUDIA MARIEZA SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10:00, THE OFFICES OF THE SHERIFF OF THE HIGH COURT, PRETORIA SOUTH-EAST at 1281 CHURCH STREET, HATFIELD, PRETORIA**

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 R1 250 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, PRETORIA SOUTH-EAST at 1281 CHURCH STREET, HATFIELD, PRETORIA on 20 JUNE 2023 at 10h00. Full Conditions of Sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT PRETORIA SOUTH-EAST at 1281 CHURCH STREET, HATFIELD, PRETORIA and will also be read out by the Sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements. PROPERTY: ERF 1785 GARSFONTEIN EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION: JR, PROVINCE OF GAUTENG LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY MEASURING:1180 (ONE, ONE, EIGHT, ZERO) SQUARE METERS. HELD UNDER DEED OF TRANSFER NUMBER: T02657/2016 PROPERTY ZONED: RESIDENTIAL ALSO KNOWN AS: 502 ANNA FICK STREET, GARSFONTEIN EXTENSION 8, PRETORIA. IMPROVEMENTS: HOUSE: 3½ X BEDROOMS; 1 X KITCHEN; 2 X LOUNGES; 1 X SCULLERY; 1 BATHROOM & TOILET; 1 SHOWER & TOILET, 2 X CARPORTS, 1 X SWIMMING POOL; 1 X OUTSIDE BUILDING; 1 X POOL ROOM AND MINI KITCHEN. (NOT GUARANTEED) Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) FICA - legislation i.r.o. proof of identity and address particulars. c) Payment of a Registration Fee, prior to the commencement of the auction in order to obtain a buyer's card.

VAN HEERDENS INC t/a VHI ATTORNEYS, @Consulting Building, Block@ Nature, Block B, 2nd Floor, 472 Botterklapper Street, Die Wilgers, Lynnwood, Pretoria East. Tel: 012-111 0121. Ref: GROENEWALD/LL/GN3331.

**Case No: 54504/2021**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)**In the matter between: NEDBANK LIMITED, PLAINTIFF and TSHIWE LUCY LOVEMORE, IDENTITY  
NUMBER: 840109 0276 08 2, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-26, 10:00, 21 HUBERT STREET, 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 54504/2021 dated the 8 June 2022 and writ of attachment be sold to the highest bidder with a reserve of R360 000.00 at the OFFICES OF THE SHERIFF OF THE HIGH COURT, 21 HUBERT STREET, JOHANNESBURG ON 26 JUNE 2023 AT 10:00. Full conditions of sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, JOHANNESBURG CENTRAL, 21 HUBERT STREET, JOHANNESBURG 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 97 in the Scheme Imbali situated at Berea Township, Local Authority City of Johannesburg, Measuring 77 (Seventy Seven) Square Metres, held by Deed of Transfer no. ST5146/2007, subject to such terms and conditions as are mentioned or referred to in the aforesaid Deed/s, An Exclusive use area described as Parking Bay P5 measuring 23 (Twenty Three) Square Metres in the scheme Imbali situated at Berea Township, Local Authority, City of Johannesburg, held by Deed of Cession no SK257/2017 subject to such terms and conditions as are mentioned in the aforesaid Deed/s also known as: Unit 97, Door no. 905, Imbali, 106 Tudhope Avenue, Berea Improvements: 2 Bedrooms, Bathroom, Kitchen, Livingroom

Dated at PRETORIA, 2023-05-15.

HACK STUPEL &amp; ROSS ATTORNEYS, STANDARD BANK CHAMBERS, 2ND FLOOR, CHURCH SQUARE, PRETORIA. Tel: 0123254185. Fax: 0123255420. Ref: MAJOTHI/IDB/GT13189.

**Case No: 23608/2022**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)**In the matter between: NEDBANK LIMITED, PLAINTIFF and GIBSON MAMOGUDI SELLO, IDENTITY  
NUMBER: 770330 5324 08 1, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, 1281 STANZA BOPAPE STREET, (OLD CHURCH STREET), HATFIELD**

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 23608/2022 dated the 28 October 2022 and writ of attachment be sold to the highest bidder with a reserve of R600 000.00 at the OFFICES OF THE SHERIFF OF THE HIGH COURT, PRETORIA SOUTH EAST, 1281 STANZA BOPAPE STREET, (OLD CHURCH STREET), HATFIELD ON 20 JUNE 2023 AT 10:00. Full conditions of sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, PRETORIA SOUTH EAST, 1281 STANZA BOPAPE STREET, (OLD CHURCH STREET), HATFIELD 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 52, in the scheme Bishop Rock, situated at Erf 52 Mooikloof Ridge, Extension 6 Township, Local Authority, City of Tshwane Metropolitan Municipality, Measuring 129 (one hundred and twenty nine) Square Metres, held by Deed of Transfer no. ST84285/2017, Subject to such conditions as set out in the aforesaid deed and more especially subject to the conditions imposed in favour of Mooikloof Ridge Home Owners Association NPC also known as: Section 52, Door no. 52 Bishop Rock, Augrabies Street, Mooikloof Extension 6 Improvements: 3 Bedrooms, 2 Bathrooms, Kitchen, Livingroom, Garage

Dated at PRETORIA, 2023-05-15.

HACK STUPEL &amp; ROSS ATTORNEYS, STANDARD BANK CHAMBERS, 2ND FLOOR, CHURCH SQUARE, PRETORIA. Tel: 0123254185. Fax: MAJOTHI/IDB/GT13255.

Case No: 2022/9194

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

**In the matter between: WATSONIA VIEW BODY CORPORATE (Scheme Number: 150/2011) – Applicant and BEUKES, ROELAND ECCLESTON (Identity Number: 84110 51250 08 2) - First Respondent, NEL SAMANTHA (Identity Number: 900217 0092 08 1) - Second Respondent, MOGALE CITY METROPOLITAN MUNICIPALITY - Third Respondent, FIRST RAND BANK LIMITED - Fourth Respondent**

AUCTION - NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-13, 10:00, Sheriff Krugersdorp, Old Absa Building, Cnr Human and Kruger Street, Ground Floor, Krugersdorp Central**

In PURSUANCE of judgment in the High Court for the District of Johannesburg and a Warrant of Execution dated 30 August 2022, the property listed below will be sold in execution by the Sheriff Krugersdorp, on the 13th of June 2023 at Sheriff Krugersdorp at Cnr Human and Kruger Street, Old Absa Building, Ground Floor, Krugersdorp Central, at 10:00 to the highest bidder.

PROPERTY:

1. UNIT 62, in the scheme known as WATSONIA VIEW, WITH SCHEME NUMBER 150/2011, under Title Deed ST17094/2016, which is better known as UNIT 62, WATSONIA VIEW, SUGAR BUSH ESTATE, ROBERT BROOM DRIVE, KRUGERSORP; and

2. 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.

3. Held by Deed of Transfer ST17094/2016.

ALSO KNOWN AS: UNIT 62, WATSONIA VIEW, SUGAR BUSH ESTATE, ROBERT BROOM DRIVE, KRUGERSORP.

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

The property comprising of:

2x Bedrooms;

Bathrooms;

Lounge;

Kitchen;

Carport;

Galvanized Iron Roof and Pavement.

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 guaranteed to be furnished to the sheriff of the court, Krugersdorp 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, Krugersdorp, Old Absa Building, Cnr Human and Kruger Street, Ground Floor, Krugersdorp Central.

Dated at ROODEPOORT, 2023-04-25.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735. Telephone: (011) 763 3050. Fax: (011) 760 4767. Attorney Ref: Mr Gouws/ww/WV10008.

Case No: 29224/2010

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

**In the matter between: THE INDUSTRIAL DEVELOPMENT CORPORATION OF SOUTH AFRICA LIMITED, Plaintiff and CUSSONS, EUGENE CHRISTOFFE, N.O AND TEN OTHERS, Defendants**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, Office 99 Jacaranda Avenue, West Acres, Mbombela**

NOTICE OF SALE IN EXECUTION - IMMOVABLE PROPERTY

BE PLEASED TO TAKE NOTICE:

In EXECUTION of a Judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned matter and by virtue of a Writ of Attachment dated 14 November 2022, the undermentioned immovable property ("the immovable property") of CUSSOMOT TRUST REGISTRATION NUMBER IT13328/1999

will be sold in execution by the Sheriff of the High Court, NELSPRUIT on Wednesday the 14th of June at 09H00am at the Sheriff's office situated at Office 99 Jacaranda Avenue, West Acres, Mbombela to the highest bidder:

PORTION 1 OF FARM CUSSONIA NUMBER 580, REGISTRATION DIVISION J.U, PROVINCE OF MPUMALANGA

MEASURING 23.0306 (TWENTY THREE COMMA ZERO THREE ZERO SIX) HECTARES

HELD BY DEED OF TRANSFER NUMBER T3655/2008

ALSO KNOWN AS: CHIMP EDEN SITUATED AT 47, R40, BARBERTON ROAD, NELSPRUIT, MPUMALANGA.

The sale will be conducted by the Sheriff NELSPRUIT at his office at the aforesaid address. For directions the Sheriff may be contacted on (013) 741 6500

Conditions of sale

The conditions of sale will lie for inspection at the offices of the Sheriff Nelspruit situated at Office 99 Jacaranda Avenue, West Acres, Mbombela

Dated at PRETORIA, 2023-05-23.

Attorneys for Plaintiff(s): MOTHLE JOOMA SABDIA INCORPORATED, 150 BROOKS STREET, BROOKLYN, PRETORIA. Telephone: 012 362 3137. Fax: 086 564 7375. Attorney Ref: Mr. E Jooma / ar / IDC1.0055.

**Case No: 3690/2021**

**Docex: DOCEX 52, GQEBERHA**

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

**In the matter between: Firststrand Bank Limited, Registration Number: 1929/001225/06, Plaintiff and  
Jacques Louis Briedenhann**

**Identity Number: 7303195204087, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 14:00, Office of the Sheriff of the High Court PE South, 2 Cotton House Building, Corner of  
Albany Road & 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 R1,220,450.65, to the highest bidder on 23rd day of June 2023 at 14:00 at the Office of the Sheriff of the High Court PE South, 2 Cotton House Building, Corner of Albany Road & Govan Mbeki Avenue, Central, Port Elizabeth. ERF 1009 CHARLO IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY DIVISION OF PORT ELIZABETH PROVINCE OF EASTERN CAPE, in extent 1058 SQUARE METRES Held under Deed of Transfer No. T44407/2016 Situated at 23 Miles Avenue, Broadwood (Charlo), PORT ELIZABETH 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 PE South, 2 Cotton House Building, Corner of Albany Road & 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: Entrance Hall, Lounge, Family room, Dining Room, Study, Kitchen, 4 x Bedrooms, Shower, 3 x WC, 3 x Garages, 1 x Carport, 2 x Servan rooms, Laundry, Storeroom, Bathroom/WC, Office, Braai.

Dated at Gqeberha, 2023-04-11.

Attorneys for Plaintiff(s): Minde Schapiro & Smith Inc, Ascott Office Park, Building No. 7, First Floor, Conyngham Road, Greenacres, Gqeberha. Telephone: 0413730664. Attorney Ref: M Koen/amandalandman/FIR152/1164. Attorney Acct: Minde Schapiro & Smith Inc.

Case No: 1649/2022

Docex: DOCEX 52, GQEBERHA

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

**In the matter between: Firststrand Bank Limited, Registration Number 1929/001225/06, Plaintiff and Isaac Julian Maart, Identity Number 7306125218085 - 1st Defendant and Cindy Bonita Ohlson, Identity Number 821228 0214 084, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 12:00, Office of the Sheriff, 12 Theale Street, North End, 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 R342,945.00, to the highest bidder on 23rd day of June 2023 at 12:00 at the Office of the Sheriff, 12 Theale Street, North End, Port Elizabeth. CERTAIN: A Unit consisting of - (a) Section No 7 as shown and more fully described on Sectional Plan No SS46/1985, in the scheme known as THELMANE in respect of the land and building or buildings situate at NEWTON PARK in the Nelson Mandela Metropolitan Municipality of which section the floor area, according to the said sectional plan, is 96(Ninety 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 virtue of Deed of Transfer No ST.4368/2015 SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED Situated at: Door No 7, Thelmane, 4 6th Avenue, Newton Park, PORT ELIZABETH Door No. 7, Thelmane, 4 th Avenue, Newton Park, PORT ELIZABETH. The Conditions of Sale will be read prior to the sale and may be inspected at the Office of the Sheriff, 12 Theale Street, North End, 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: Lounge, Kitchen, 2 x Bedrooms, Bathroom, WC, 1 x Carport.

Dated at Gqeberha, 2023-04-11.

Attorneys for Plaintiff(s): Minde Schapiro & Smith Inc, Ascott Office Park, Building No. 7, First Floor, Conyngham Road, Greenacres, Gqeberha. Telephone: 0413730664. Attorney Ref: M KOEN/al/FIR152/1223. Attorney Acct: Minde Schapiro & Smith Inc.

Case No: 2619/2022

Docex: DOCEX 52, GQEBERHA

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

**In the matter between: Firststrand Bank Limited, Registration Number 1929/001225/06, Plaintiff and XOLANI SWAPI, Identity Number: 830731 5278 08 6, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 12:00, Office of the Sheriff, 12 Theale Street, North End, 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 R118,964.25, to the highest bidder on 23rd day of June 2023 at 12:00 at the Office of the Sheriff, 12 Theale Street, North End, Port Elizabeth. Erf 1269 Motherwell situated in the Nelson Mandela Bay Metropolitan Municipality, Division of Port Elizabeth, Province of the Eastern Cape, in extent 200 Square Metres Held under Deed of Transfer No. T.27055/2017 Situated at 215 Mkhombe Street, NU 1 Motherwell, PORT ELIZABETH The Conditions of Sale will be read prior to the sale and may be inspected at the Office of the Sheriff, 12 Theale Street, North End, 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: Lounge, Kitchen, 2 x Bedrooms, Bathroom, 1 x WC, 1 x W/C..

Dated at Gqeberha, 2023-04-11.

Attorneys for Plaintiff(s): Minde Schapiro & Smith Inc, Ascott Office Park, Building No. 7, First Floor, Conynham Road, Greenacres, Gqeberha. Telephone: 0413730664. Attorney Ref: M KOEN/al/FIR152/1234. Attorney Acct: Minde Schapiro & Smith Inc.

**Case No: 3808/2021**

**Docex: DOCEX 52, GQEBERHA**

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

**In the matter between: Firststrand Bank Limited, Registration Number 1929/001225/06, Plaintiff and BANTU TOM, Identity Number: 870831 5562 08 2, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 12:00, Office of the Sheriff, 12 Theale Street, North End, 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 R500,000.00, to the highest bidder on 23rd day of June 2023 at 12:00 at the Office of the Sheriff, 12 Theale Street, North End, Port Elizabeth. ALL RIGHT, TITLE AND INTEREST IN THE LEASEHOLD IN RESPECT OF ERF 1011 KWAMAGXAKI IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY DIVISION OF PORT ELIZABETH, in extent 325 SQUARE METRES Held under Deed of Transfer No. TL12052/2012 Situated at 21 SIYO CRESCENT, KWAMAGXAKI, PORT ELIZABETH The Conditions of Sale will be read prior to the sale and may be inspected at the Office of the Sheriff, 12 Theale Street, North End, 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: Lounge, Dining Room, Kitchen, 3 x Bedrooms, 2 x Bathrooms, 2 x WC, Outside Garage.

Dated at Gqeberha, 2023-04-11.

Attorneys for Plaintiff(s): Minde Schapiro & Smith Inc, Ascott Office Park, Building No. 7, First Floor, Conynham Road, Greenacres, Gqeberha. Telephone: 0413730664. Attorney Ref: M KOEN/al/FIR152/1147. Attorney Acct: Minde Schapiro & Smith Inc.

**Case No: KZDNBNRC8352021**

**Docex: 4, UMHLANGA ROCKS**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and PREMILLA MOODLEY (ID No. 670622 0181 081), Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 09H00, Registration closes at 08h50 at the Sheriff's Office at 82 Trevenen Road, Lotusville, Verulam, to the highest bidder~**

DESCRIPTION: ERF 2051 LA LUCIA (EXTENSION NO.15), Registration Division FU, Province of KwaZulu-Natal, in extent 601 (Six Hundred and One) square metres, held under Deed of Transfer No.T26157/2006 subject to the conditions therein contained

PHYSICAL ADDRESS: 17 Meadow Lane, Sunningdale, KwaZulu-Natal.

The following information is furnished but not guaranteed: -

IMPROVEMENTS: A Double Storey House, brick under Tile, 1 Main Bedroom tiled with Built in cupboards & En-suite, 2 Bedrooms Tiled with built in cupboards and only one with En-suite, Lounge Tiled, Dining Room Tiled, Kitchen Tiled with Built in cupboards, Hob & Breakfast Nook, 1 Guest Toilet Tiled with wash basin, 1 Toilet & Bathroom Combined, Sliding Doors, Swimming pool paved, Entertainment & Braai Area, Double garage with electronic doors.

OUTBUILDING: Consisting of room, Kitchen, Bathroom & Toilet, Iron Electronic Gates, Driveway paved, precast brick fencing, Burglar Guards and 2 Airconditioning.

ZONING: Residential (not guaranteed)

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% of the purchase price in cash at the time of the sale. The full Conditions of Sale and rules of auction shall be inspected at the Sheriff's office, 82 Trevenen Road, Lotusville, Verulam (Tel: 032 533 7387).

Take further notice that: -

1. This sale is a sale in execution pursuant to a judgment obtained in the above honourable court on 29th June 2021.

2. The Rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff Inanda Area 2 at 82 Trevenen Road, Lotusville, Verulam during office hours.

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: Requirement proof of ID and residential address and other - List of all FICA requirements available at Sheriff's office or website: [www.sheremp.co.za](http://www.sheremp.co.za) (under legal)

(c) Registrations will close strictly 10 minutes prior to the auction at 08H50 am.

(d) Only registered Bidders will be allowed into the Auction Room.

(e) STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSONS THAT DO NOT ADHERE TO REGULATIONS.

4. Payment of a Registration deposit of R10 000-00 in cash only.

5. Special Conditions of Sale available for viewing at the Sheriff's Office for Inanda District 2 at 82 Trevenen Road, Lotusville, Verulam,

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

7. The office of the Sheriff Inanda Area 2 will conduct the sale with Auctioneers R R Singh (Sheriff) and/or Hashim Saib (Deputy Sheriff).

Dated at UMHLANGA, 2023-04-25.

Attorneys for Plaintiff(s): Livingston Leandy, Ground Floor, Building 5, Glass House Office Park, 309 Umhlanga Rocks Drive, La Lucia Ridge. Telephone: 031 5367500. Fax: 0865145099. Attorney Ref: 28M15425.

**Case No: D5324/2019**

**Docex: 4, UMHLANGA ROCKS**

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

**In the matter between: NEDBANK LIMITED (Plaintiff) and SLINDOKUHLE REJOICE MPUNGOSE (ID No. 830713 0562 086) (Defendant)**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 09:00, at Sheriff Durban West at No. 32 Melbourne Road, Entrance in Banshee Lane, Umbilo, Durban (subject to registration condition below) to the highest bidder~**

DESCRIPTION: A unit consisting of :-

(a) Section No. 27 as shown and more fully described on Sectional Plan No.SS219/1997, in the scheme known as MONTE CARLO in respect of the land and building or buildings situate at DURBAN, in the eThekweni Municipality of which section the floor area, according to the said Sectional Plan is 46 (Forty 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.ST16497/2008 and subject to the conditions as set out in the aforesaid Deed of Transfer

SITUATE AT: Section 27, Door 27, SS Monte Carlo, 31 Bedford Avenue, Bellair, Durban, KwaZulu-Natal. (in the magisterial district of Durban)

The following information is furnished but not guaranteed:-

IMPROVEMENTS: A Sectional Flat with brick and block walls and Harvey tiled roof comprising of: 2 Bedrooms; Bathroom, carpet and tiled floor, Lounge, Kitchen, toilet, fenced, brick boundary

ZONING: General Residential (not guaranteed)

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% of the purchase price in cash at the time of the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the Sheriff of the High Court for Durban West at No. 1 Rhodes Avenue, Glenwood, Durban (Tel 031-3094226/7).

Take further notice that:-

1. This sale is a sale in execution pursuant to a judgment obtained in the above court.
  2. The Rules of this auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff for Durban West, No. 1 Rhodes Avenue, Glenwood, Durban.
  3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
    - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
    - (b) FICA-legislation in respect of proof of identity and address particulars;
    - (c) Payment of a registration fee of R20,000.00 in cash;
    - (d) Registration conditions.
  4. Advertising costs at current publication rates and sale costs according to court rules, apply.
  5. The office of the Sheriff for Durban West will conduct the sale with auctioneer N ADAMS.
- Dated at UMHLANGA, 2023-04-21.

Attorneys for Plaintiff(s): Livingston Leandy, Ground Floor, Building 5, Glass House Office Park, 309 Umhlanga Rocks Drive, La Lucia Ridge. Telephone: 031 5367500. Fax: 0865145099. Attorney Ref: M00616.

**Case No: D5122/2022**

**Docex: DOCEX 120, PRETORIA**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) - EXECUTION CREDITOR and CRAIG GREEFF (ID NUMBER: 700205 5225 089) - JUDGMENT DEBTOR**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 12:00, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN**

In execution of a judgement of the High Court of South Africa, Kwazulu-Natal Division, Durban in the above mentioned suit, a sale 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 to the highest bidder subject to a reserve price, will be held by the Sheriff, Sheriff of the High Court ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN on THURSDAY the 22 JUNE 2023 at 12H00 of the undermentioned property of the Judgment Debtors subject to the conditions of sale which are available for inspection at the offices of the Sheriff, ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN during office hours: PORTION 7 OF ERF 14 AMANZIMTOTI, REGISTRATION DIVISION: ET. PROVINCE OF KWAZULU-NATAL, IN EXTENT 1646 (ONE THOUSAND SIX HUNDRED AND FORTY SIX) SQUARE METRES, HELD BY DEED OF TRANSFER T14323/2019, SUBJECT TO THE CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED. MAGISTERIAL DISTRICT: eThekweni. ALSO KNOWN AS: 7 GLEN TERRACE, AMANZIMTOTI, DURBAN, KWAZULU NATAL PROVINCE. THE PROPERTY IS ZONED: RESIDENTIAL. Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. A Brick and Tile House consisting of: 3 BEDROOMS WITH BIC; 2 ROOMS GOT PARQUET FLOORING; 1 ROOM TILED; 1 MAIN EN SUITE WITH SHOWER, TOILET; 1 LOUNGE & DININGROOM COMBINED WITH TILED FLOORS; 1 KITCHEN WITH BIC, 1 FULL BATHROOM WITH BATH, BASIN, SHOWER, TOILET, 1 SEPARATE TOILET, 1 GARAGE ATTACHED TO MAIN HOUSE, 1 WENDY HOUSE, 1 S/POOL, FULLY FENCED WITH CONCRETE AND WOOD. 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 (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 R15,000.00 (refundable) (physical bidders); (d) Payment of a registration fee of R40,000.00 (refundable) (online bidders); (e) Registration Conditions; (f) 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 purchase price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession to date of transfer. Inspect conditions at Sheriff, ACTING SHERIFF DURBAN SOUTH, UNIT 1/2 ELATION HOUSE, 350/352 STAMFORDHILL ROAD, DURBAN. TELEPHONE NUMBER: (031) 309 7062.

Dated at PRETORIA, 2023-05-23.

Attorneys for Plaintiff(s): STRYDOM BRITS MOHULATSI INC., BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Telephone: 0123651887. Attorney Ref: M JONKER/AM/DG40260.

**Case No: 56775/2020**

**Docex: DOCEX 120, PRETORIA**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) - EXECUTION CREDITOR and RENOVGAVATHIE KUNI (ID NUMBER: 640923 0237 080) - JUDGMENT DEBTOR**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39a LOUIS TRICHARDT STREET, ALBERTON NORTH**

In execution of a judgement of the High Court of South Africa, Gauteng Division, Pretoria in the above mentioned suit, a sale with reserve price of R2 600 000.00, will be held by the Sheriff, PALM RIDGE, at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH on WEDNESDAY the 21ST JUNE 2023 at 09H00 of the undermentioned property of the Judgement Debtors subject to the conditions of sale which are available for inspection at the offices of the Sheriff, PALM RIDGE during office hours: ERF 2171 BRACKENHURST EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, MEASURING 1500 (ONE THOUSAND FIVE HUNDRED) SQUARE METRES, HELD BY DEED OF TRANSFER T10343/2019, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. MAGISTERIAL DISTRICT: EKURHULENI CENTRAL. ALSO KNOWN AS: 34 LOTUS STREET, BRACKENHURST EXT 2, GAUTENG PROVINCE. Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. A dwelling consisting of: Main Building: Double storey - Freestanding House; Brick Walls; Tiled Roof; 4 Bedrooms; 3 Bathrooms; 3 Showers; 3 Toilets; Kitchen; Lounge; Dining room; Study; Laundry; Entrance Hall; Double Garage; Other: Boundary: Brick; Swimming pool, Jacuzzi, Paving, Lapa. 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 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); (b) FICA-legislation - proof of identity and address particulars; (c) All bidders are required to pay R25,000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card; (d) Registration Conditions; (e) Registration form to be completed before the Auction; (f) The auction will be conducted by the Sheriff, Mr Ian Burton, or his Deputy. 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 purchase price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession to date of transfer. Inspect conditions at THE SHERIFF PALM RIDGE'S OFFICE, 39a LOUIS TRICHARDT STREET, ALBERTON NORTH. TELEPHONE NUMBER: (011) 907-1040.

Dated at PRETORIA, 2023-05-23.

Attorneys for Plaintiff(s): STRYDOM BRITS MOHULATSI INC., BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Telephone: 0123651887. Attorney Ref: M JONKER/AM/DG39823.

**Case No: 51361/2021****Docex: DOCEX 120, PRETORIA**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07) - EXECUTION CREDITOR and GIDEON FHATUWANI MANAGA (ID NUMBER: 770801 5649 081) - JUDGMENT DEBTOR**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 ANEMOON STREET, GLEN MARAIS EXT 1, KEMPTON PARK**

In execution of a judgement of the High Court of South Africa, Gauteng Division, Pretoria in the above mentioned suit, a sale with reserve price of R1 200 000.00, will be held by the Sheriff KEMPTON PARK & TEMBISA, at 5 ANEMOON STREET, GLEN MARAIS EXT 1, KEMPTON PARK on THURSDAY the 22 JUNE 2023 at 10H00 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 KEMPTON PARK & TEMBISA during office hours: ERF 2930 GLEN MARAIS EXTENSION 52 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, MEASURING 360 (THREE HUNDRED AND SIXTY) SQUARE METRES, HELD BY DEED OF TRANSFER NO T31721/2019, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND SUBJECT TO THE CONDITIONS IMPOSED BY THE GLEN MARAIS EXTENSION 52 HOME OWNERS ASSOCIATION NPC REGISTRATION NUMBER 2004/033420/08. MAGISTERIAL DISTRICT: EKURHULENI NORTH. ALSO KNOWN AS: 36 TULBACH GARDENS, TULBACH ROAD, GLEN MARAIS EXTENSION 52, GAUTENG PROVINCE. Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. A dwelling consisting of: 4 bedrooms, 2 bathrooms, TV/Living Room, Dining room, Study, Kitchen and Garage. Consumer Protection Act 68 of 2008. Registration as Buyer is a pre-requisite subject to Conditions, inter alia: (a) Directive of the Consumer Protection Act 68 of 2008; (b) FICA-legislation - proof of identity and address particulars; (c) Payment of a registration fee of R20,000.00; (d) Registration Conditions; (e) Registration form to be completed before the Auction. The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by 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 purchase price being secured in terms of the Conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% per month from date of possession to date of transfer. Inspect conditions at THE SHERIFF KEMPTON PARK & TEMBISA'S OFFICES, 5 ANEMOON STREET, GLEN MARAIS EXT 1, KEMPTON PARK. TELEPHONE NUMBER: (011) 394- 5641

Dated at PRETORIA, 2023-05-23.

Attorneys for Plaintiff(s): STRYDOM BRITS MOHULATSI INC., BLOCK A, MENLYN WOODS OFFICE PARK, 291 SPRITE AVENUE, FAERIE GLEN, PRETORIA. Telephone: 0123651887. Attorney Ref: M JONKER/AM/DG40075.

**Case No: 37072/2020****Docex: 7, PORT ELIZABETH**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and BONGANE MAKHUBU, First Defendant and NOBANTU MALAMBE, Second Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-15, 09:00, SHERIFF OF THE HIGH COURT, BENONI, 180 PRINCES AVENUE, BENONI**

In pursuance of a judgment dated 10 May 2021 of the above Honourable Court and an attachment in execution, the Defendants' property described below will be sold by the Sheriff, Mrs E Nienaber, or the Deputy on duty, at Sheriff offices Benoni, 180 Princes Avenue, Benoni on THURSDAY 15 JUNE 2023 at 09H00, by public auction and with a reserve in the amount of R438 029.00:

A Unit consisting of - Section number 67 as shown and more fully described on Sectional Plan SS 71/2016 in the scheme known as Silver Pines Estate in respect of the land and building or buildings situate at Cloverdene Extension 17 Township, local authority city of Ekurhuleni Metropolitan Municipality of which section the floor area according to the said Sectional Plan is 72 (Seventy Two) square metres in extent and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said Sectional Plan. Held under Deed of Transfer number ST 39652/2017 and subject to such conditions as set out therein and especially subject to the restriction against transfer in favour of Silver Pines

Homeowners Association NPC registered number 2011/108078/08. The property is situated at 67 Silver Pines Estate, 29 - 9th Road, Cloverdene, Extension 17, Benoni.

Description of Property: Residential property under tiled roof, consisting of 1 Lounge 1 Kitchen, 2 Bedrooms and 2 Bathrooms. 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 QWEBERHA, 2023-05-23.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027217. Fax: 0415852239. Attorney Ref: Rea Semane. Attorney Acct: STA269/0646.

**Case No: 65740/2017**

**Docex: 7, PORT ELIZABETH**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and STEPHANUS JOHANNES VAN EEDEN, Defendant**

**NOTICE OF SALE IN EXECUTION**

**2023-06-15, 09:00, SHERIFF OF THE HIGH COURT, BENONI, 180 PRINCES AVENUE, BENONI**

In pursuance of a judgment dated 21 October 2021 of the above Honourable Court and an attachment in execution, the Defendant's property described below will be sold by the Sheriff, being Mrs E Nienaber, or the Deputy on duty, at Sheriff offices Benoni, 180 Princes Avenue, Benoni on Thursday, 15 JUNE 2023 at 9h00, by public auction with a court set reserve price of R400 000.00.

Section 12 as shown and more fully described on sectional plan SS159/2004, in the Scheme known as clover view in respect of the land and building or buildings situate at Erf 5007 Crystal Park extension 11 township local Authority : Ekurhuleni Metropolitan Municipality of which section the floor area according to the said sectional plan is 105 (One Hundred and Five) 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 ST12701/2016 subject to such conditions as set out in the aforesaid deed, situated at door 14, Clover View, corner Cloverdene road and Ebury street, Crystal Park Ext 11, Benoni, in the Magisterial District of Benoni

Description of Property: A Unit consisting of 2 bedrooms, 2 bathrooms, kitchen, dining room and a lounge. The description of the property is not guaranteed or warranted.

The Conditions of Sale or the Rules of the auction will be read prior to the sale and may be inspected at the Sheriff's abovementioned 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 GQEBERHA, 2023-05-23.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027217. Fax: 0415852239. Attorney Ref: Rea Semane. Attorney Acct: STA269/0033.

**Case No: 19038/2020**

**Docex: 7, PORT ELIZABETH**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and BONGINKOSI BELAFONTE NGUBENI, First Defendant and ITUMELENG LESHOTA, Second Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, SHERIFF OF THE HIGH COURT, Vereeniging, at 91 General Hertzog Road, Three Rivers, Vereeniging**

In pursuance of a judgment dated 11 MAY 2021 of the above Honourable Court and an attachment in execution, the Defendant's property described below will be sold by the Sheriff, of the High Court Vereeniging, at 91 General Hertzog Road, Three Rivers, Vereeniging, on Thursday, 22 JUNE 2023 at 10H00, by public auction and with a reserve in the amount of R402,000.00.

Portion 13 of Erf 6627 Ennerdale Extension 2 Township, Registration Division I.Q., Province of the Gauteng, measuring 480 (Four Hundred and Eighty) square metres, held by Deed of Transfer No. T335/16, which property is situated at 13 Vygie Street, Ennerdale Ext 2, in the Magisterial District of Ennerdale.

Description of Property: Consisting of 3 Bedrooms, 2 Bathrooms, Kitchen, Lounge, Dining Room and 1 Garage. 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 R10,000.00 in cash
- d) Registration Condition.

Dated at GQEBERHA, 2023-05-23.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027217. Fax: 0415852239. Attorney Ref: Rea Semane. Attorney Acct: STA269/0152.

**Case No: 2020/09588**

**Docex: 7, PORT ELIZABETH**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LTD, Plaintiff and TEBOGO CLIFFORD MAJA, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, OFFICE OF THE SHERIFF VEREENIGING, 97 GENERAL HERTZOG ROAD, THREE RIVERS, VEREENIGING**

In pursuance of a judgment dated 10 November 2020 of the above Honourable Court and an attachment in execution, the Defendant's property described below will be sold by the Sheriff Vereeniging, or the Deputy on

duty, at the office of the Sheriff Vereeniging, 97 General Hertzog Road, Three Rivers, Vereeniging on THURSDAY 22 JUNE 2023 at 10H00, by public auction and with a reserve in the amount of R295 000.00:

Erf 2281 Stretford Extension 1 Township Registration Division I.Q. The Province of Gauteng measuring 270 (Two Hundred and Seventy) square metres held by deed of transfer number T 2942/2017 subject to the conditions herein contained in the Magisterial District of Vereeniging. The property is situated at 2281 DAHLIA STREET, STRETFORD VEREENIGING.

Description of Property: Dwelling house with tiled roof, consisting of 2 Bedrooms, Kitchen, Lounge, Toilet and 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 R10,000.00 in cash
- d) Registration Condition.

Dated at GQEBERHA, 2023-05-23.

Attorneys for Plaintiff(s): Pagdens Incorporated, 18 Castle Hill, Central, Port Elizabeth. Telephone: 0415027217. Fax: 0415852239. Attorney Ref: Reatile Semane. Attorney Acct: STA269/0668.

**Case No: 10451/2022**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and TREVOR CLIVE MARMAN, 1<sup>st</sup> Defendant and MOIRA DENISE MARMAN, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-26, 09:00, THE SHERIFF'S OFFICE, MITCHELL'S PLAIN NORTH: 145 MITCHELL AVENUE, WOODRIDGE, WOODLANDS, MITCHELL'S PLAIN**

In pursuance of a judgment granted by this Honourable Court on 14 OCTOBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R990 000.00, by the Sheriff of the High Court MITCHELL'S PLAIN NORTH, to the highest bidder.

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

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

ERF 1793 MANDALAY, IN THE CITY OF CAPE TOWN, CAPE DIVISION, PROVINCE OF THE WESTERN CAPE, IN EXTENT 666 (SIX HUNDRED AND SIXTY SIX) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T6052/1988, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 5 HELENA CLOSE, MANDALAY, WESTERN CAPE)

MAGISTERIAL DISTRICT: MITCHELLS PLAIN

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 4 BEDROOMS, 2 BATHROOMS, BALCONY/PATIO & OUTBUILDINGS: DOUBLE GARAGE, CARPORTS

RULES OF AUCTION:

1. This sale is a sale in execution pursuant to a judgment obtained in the above honourable court.

2. The Rules of auction are available 24 hours before the auction and can be inspected at the office of the Sheriff of the Court for Mitchell's Plain North, 145 Mitchell Avenue, Woodridge, Woodlands, Mitchell's Plain.

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

(b) FICA - legislation : requirement proof of ID and residential address.

(c) Payment of a Registration Fee of R15 000.00 (refundable) prior to the commencement of the auction.

(d) Registration conditions.

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

Dated at PRETORIA, 2023-04-18.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: U15928/DBS/N FOORD/CEM.

**Case No: 2599/2021**

**Docex: DOCEX 178, PRETORIA**

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

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

**NOTICE OF SALE IN EXECUTION**

**2023-06-23, 10:00, THE MAGISTRATE'S COURT, 119A HIGH STREET, GRAHAMSTOWN**

In pursuance of a judgment granted by this Honourable Court on 8 MARCH 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R546 056.63, by the Ad Hoc Sheriff of the High Court GRAHAMSTOWN at THE MAGISTRATE'S COURT, 119 HIGH STREET, GRAHAMSTOWN, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the AD HOC SHERIFF OF THE HIGH COURT, GRAHAMSTOWN: 115 HIGH STREET, GRAHAMSTOWN, 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 4749 GRAHAMSTOWN, IN THE MAKANA MUNICIPALITY, DIVISION OF ALBANY, PROVINCE OF THE EASTERN CAPE, IN EXTENT: 9 593 (NINE THOUSAND FIVE HUNDRED AND NINETY THREE) SQUARE METRES, HELD BY DEED OF TRANSFER T70919/2010CTN. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 7 BELMONT VALLEY ROAD, GRAHAMSTOWN, EASTERN CAPE)

MAGISTERIAL DISTRICT: MAKANA

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, SCULLERY, 3 BEDROOMS, BATHROOM, SEPARATE TOILET & OUTBUILDING: 2 GARAGES, TOILET

Dated at PRETORIA, 2023-04-12.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S13996/DBS/N FOORD/CEM.

Case No: 77970/2017

Docex: DOCEX 178, PRETORIA

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and CARL GERHARDUS NIEHAUS, 1<sup>st</sup> Defendant and LINDA THOKOZILE THANGO NIEHAUS, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 09:00, THE SHERIFF'S OFFICE, SANDTON SOUTH: UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND**

In pursuance of judgments granted by this Honourable Court on 26 JULY 2018 and 25 SEPTEMBER 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R3 092 361.43, by the Sheriff of the High Court SANDTON SOUTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, SANDTON SOUTH: 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 439 MORNINGSIDE MANOR EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG, IN EXTENT 1 983 (ONE THOUSAND NINE HUNDRED AND EIGHTY THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T155792/2001, SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

(also known as: 27 COSMOS ROAD, MORNINGSIDE MANOR EXTENSION 2, SANDTON, GAUTENG)

MAGISTERIAL DISTRICT: JOHANNESBURG NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): LOUNGE, DINING ROOM, STUDY, 3 BEDROOMS, KITCHEN, SCULLERY, 3 BATHROOMS, 3 SHOWERS, 5 TOILETS, SWIMMING POOL

Dated at PRETORIA, 2023-04-18.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G4260/DBS/N FOORD/CEM.

Case No: 56985/2021

Docex: DOCEX 178, PRETORIA

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

**In the matter between: NEDBANK LIMITED, Plaintiff and ALBERT VISSER, 1<sup>st</sup> Defendant and YOLANDIE SWART, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 11:30, THE SHERIFF'S OFFICE, GERMISTON NORTH: 22 VOORTREKKER AVENUE, CORNER 2ND STREET, EDENVALE**

In pursuance of a judgment granted by this Honourable Court on 30 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R1 200 000.00, by the Sheriff of the High Court GERMISTON NORTH, to the highest bidder.

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

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

ERF 210 DAWNVIEW TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 1152 (ONE THOUSAND ONE HUNDRED AND FIFTY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T49467/2014, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 13 RANDLEIGH AVENUE, DAWN VIEW, GERMISTON, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): 3 BEDROOMS, 2 BATHROOMS, STUDY, SEPARATE TOILET, KITCHEN, LIVING ROOM, 2 GARAGES, STORE ROOM, LAUNDRY, ENTRANCE HALL, DINING ROOM, FAMILY ROOM, SCULLERY

TAKE FURTHER NOTICE THAT:

1. This sale is a sale in execution pursuant to a judgment obtained in the above court.
2. The Rules of this auction and a full advertisement are available 24 hours before the auction at the office of the Sheriff for Germiston North, 22 Voortrekker Avenue, Corner 2nd Street, Edenvale.
3. Registration as a buyer is a pre-requisite subject to conditions, inter alia:
  - a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
  - b) FICA - legislation i.r.o. proof of identity and address particulars.
  - c) Payment of a Registration Fee of R50 000.00 in cash or EFT that must reflect in the Sheriff's account prior to the sale.
  - d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.

The office of the Sheriff for Germiston North will conduct the sale with auctioneers J.A. THOMAS and/or P. ORA.

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

Dated at PRETORIA, 2023-04-19.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: L4212/DBS/N FOORD/CEM.

**Case No: 102/2019**

**Docex: DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA  
(EASTERN CAPE LOCAL DIVISION, PORT ELIZABETH)

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

NOTICE OF SALE IN EXECUTION

**2023-06-23, 14:00, THE SHERIFF'S AUCTION ROOM: 2 COTTON HOUSE BUILDING, CNR ALBANY ROAD & GOVAN MBEKI AVENUE, CENTRAL, PORT ELIZABETH**

In pursuance of a judgment granted by this Honourable Court on 15 OCTOBER 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 PORT ELIZABETH SOUTH at THE SHERIFF'S AUCTION ROOM: 2 COTTON HOUSE BUILDING, CNR ALBANY ROAD & GOVAN MBEKI AVENUE, CENTRAL, PORT ELIZABETH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PORT ELIZABETH SOUTH: 2 COTTON HOUSE, ALBANY ROAD, CENTRAL, PORT ELIZABETH, 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 3979 KABEGA, IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY, DIVISION OF PORT ELIZABETH, EASTERN CAPE PROVINCE, IN EXTENT: 360 (THREE HUNDRED AND SIXTY) SQUARE METRES, HELD BY DEED OF TRANSFER T15907/2015CTN. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO AND SUBJECT FURTHER TO A RESTRICTION AGAINST TRANSFER IN FAVOUR OF ARUSHEN VILLAS HOME OWNERS ASSOCIATION

(also known as: 19 ARUSHEN VILLAS, MONTROSE ROAD, KABEGA, PORT ELIZABETH, EASTERN CAPE)

MAGISTERIAL DISTRICT: NELSON MANDELA BAY

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, PASSAGE, COVERED PATIO & OUTBUILDING: 2 GARAGES & OTHER FACILITIES: ALARM SYSTEM, AIR-CONDITIONING

Dated at PRETORIA, 2023-04-14.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S12898/DBS/N FOORD/CEM.

**Case No: 11160/2022**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and TSHEPISO PATRICIA MOGASHOA, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH EAST: 1281 STANZA BOPAPE STREET (FORMERLY KNOWN AS CHURCH STREET), HATFIELD, PRETORIA**

In pursuance of a judgment granted by this Honourable Court on 10 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R235 000.00, by the Sheriff of the High Court PRETORIA SOUTH EAST, to the highest bidder.

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

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

A UNIT CONSISTING OF -

(A) SECTION NO. 6 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS114/1981, IN THE SCHEME KNOWN AS LAS VEGAS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 1187 SUNNYSIDE (PTA) TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 68 (SIXTY EIGHT) SQUARE METRES IN EXTENT; AND

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

HELD BY DEED OF TRANSFER NUMBER ST36249/2020 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

(also known as: SECTION NO. 6 (DOOR NO. 6) LAS VEGAS, 140 STEVE BIKO STREET, SUNNYSIDE, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, BEDROOM, BATHROOM, TOILET, CARPORT

Dated at PRETORIA, 2023-04-18.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: F10294/DBS/N FOORD/CEM.

**Case No: 89/2021****Docex: DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA

[MPUMALANGA DIVISION, MIDDELBURG (LOCAL SEAT)]

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and PETROS PHILEMON MABIZELA, 1<sup>st</sup> Defendant and EUNICE LINDIWE MABIZELA, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, THE MAGISTRATE'S COURT, ROOM 109, 65 CHRIS HANI STREET, BETHAL**

In pursuance of a judgment granted by this Honourable Court on 29 AUGUST 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R223 000.00, by the Sheriff of the High Court BETHAL at THE MAGISTRATE'S COURT, ROOM 109, 65 CHRIS HANI STREET, BETHAL, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, BETHAL: 28 VUYISILE MINI STREET, BETHAL, 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 397 BETHAL TOWNSHIP, REGISTRATION DIVISION I.S., PROVINCE OF MPUMALANGA, IN EXTENT: 2 855 (TWO THOUSAND EIGHT HUNDRED AND FIFTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER T8633/2015. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 26 KLEYNHANS STREET, BETHAL, MPUMALANGA)

MAGISTERIAL DISTRICT: GOVAN MBEKI

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN HOUSE: 5 BEDROOMS, 2 BATHROOMS, 2 TOILETS, KITCHEN & OUTBUILDINGS: 4 ROOMS, TOILET AND SHOWER & ZINC ROOF, BRICK WALLS

SHERIFF'S REMARK: PROPERTY HAS BEEN DAMAGED INSIDE

Dated at PRETORIA, 2023-04-12.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., VELILE TINTO & ASSOCIATES INC.. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S13898/DBS/N FOORD/CEM.

**Case No: 3710/2018****Docex: DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA

(EASTERN CAPE LOCAL DIVISION, PORT ELIZABETH)

**In the matter between: ABSA BANK LIMITED, Plaintiff and ILELINE PHILANDER, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 12:00, THE SHERIFF'S OFFICE, PORT ELIZABETH NORTH: DANELLYN BUILDING, 12 THEALE STREET, NORTH END, GQEBERHA**

In pursuance of judgments granted by this Honourable Court on 25 JANUARY 2019 and 3 MARCH 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 R210 000.00, by the Sheriff of the High Court PORT ELIZABETH NORTH, to the highest bidder.

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

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

ERF 3210 ALGOA PARK, IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY, DIVISION OF PORT ELIZABETH, PROVINCE OF THE EASTERN CAPE, IN EXTENT 162 (ONE HUNDRED AND SIXTY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T17380/2011CTN, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 47 MILKWOOD ROAD, ALGOA PARK, PORT ELIZABETH, EASTERN CAPE)

MAGISTERIAL DISTRICT: NELSON MANDELA BAY

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN BUILDING: LOUNGE, 3 BEDROOMS, KITCHEN, BATHROOM, TOILET

Dated at PRETORIA, 2023-04-19.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: U21747/DBS/N FOORD/CEM.

**Case No: 3275/2018**

**Docex: DOCEX 178, PRETORIA**

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 NDIMPHIWE NQOPHA, 1<sup>st</sup> Defendant and ANATHI ABONGILE NDIKI, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, THE SHERIFF'S OFFICE, KUILS RIVER SOUTH: 23 LANGVERWACHT ROAD, KLIPDAM, KUILS RIVER**

In pursuance of judgments granted by this Honourable Court on 8 JUNE 2018 and 14 NOVEMBER 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R528 000.00, by the Sheriff of the High Court KUILS RIVER SOUTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, KUILS RIVER SOUTH: 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.

In pursuance of judgments granted by this Honourable Court on 8 JUNE 2018 and 14 NOVEMBER 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R528 000.00, by the Sheriff of the High Court KUILS RIVER SOUTH, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, KUILS RIVER SOUTH: 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 26726 BLUE DOWNS, IN THE CITY OF CAPE TOWN, DIVISION CAPE, PROVINCE OF THE WESTERN CAPE, IN EXTENT 144 (ONE HUNDRED AND FORTY FOUR) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T32419/2012, SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND SUBJECT FURTHER TO THE RESTRICTION AGAINST TRANSFER IN FAVOUR OF THE SUNFLAX STREET HOMEOWNERS ASSOCIATION

(also known as: 7 HONEYBUSH STREET, BARDALE VILLAGE, SILVERSANDS, BLUE DOWNS, WESTERN CAPE)

MAGISTERIAL DISTRICT: KUILS RIVER

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): 2 BEDROOMS, BATHROOM, OPEN PLAN KITCHEN/LOUNGE

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 Debtors for money owing to the Execution Creditor.
2. The auction will be conducted by the Sheriff: Mrs. EE Carelse, or her Deputy Sheriff: Mrs. H Combrinck.
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, 23 Langverwacht Road, Klipdam, Kuils River, 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 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 25 (twenty five) 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. Pro-rata occupational rental shall be payable by the Purchaser on the date of possession and thereafter monthly on or before the 1st day of each month until date of registration of transfer. The Purchaser shall pay the occupational rental on due date.

Dated at PRETORIA, 2023-04-19.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G9962/DBS/N FOORD/CEM.

**Case No: 370/2021**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and AHMED ABDELRAHMAN MATTER, 1<sup>st</sup>  
Defendant and LEILA MATTER, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 11:00, THE SHERIFF'S OFFICE, CAPE TOWN EAST: UNIT 15, MACIAS INDUSTRIAL PARK,  
CNR MONTAGUE DRIVE & BP ROAD, MONTAGUE GARDENS**

In pursuance of a judgment granted by this Honourable Court on 18 OCTOBER 2021, a Warrant of Execution issued on 10 MARCH 2022, and an Order in terms of Rule 46A(9)(c) granted on 13 MARCH 2023, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R450 000.00, by the Sheriff of the High Court CAPE TOWN EAST, to the highest bidder.

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

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

ERF 156169 CAPE TOWN AT MAITLAND, IN THE CITY OF CAPE TOWN, CAPE DIVISION, PROVINCE OF WESTERN CAPE, IN EXTENT 71 (SEVENTY ONE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T61848/2006, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 2C MANZANI HEIGHTS, 12TH AVENUE, KENSINGTON, WESTERN CAPE)

MAGISTERIAL DISTRICT: CAPE

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 3 BEDROOMS, 2 BATHROOMS & OUTBUILDING: SINGLE GARAGE

Dated at PRETORIA, 2023-04-19.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: U22255/DBS/N FOORD/CEM.

Case No: 19279/2022

Docex: DOCEX 178, PRETORIA

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and JONAS JOHN SIBANYONI, 1<sup>st</sup> Defendant and CELILIA NKUNA, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH WEST: AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA WEST**

In pursuance of a judgment granted by this Honourable Court on 10 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R350 000.00, by the Acting Sheriff of the High Court SOSHANGUVE at THE SHERIFF'S OFFICE, PRETORIA SOUTH WEST: AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, SOSHANGUVE: ZELDA PARK BUILDING OFFICE NO. 8A, 570 GERRIT MARITZ STREET, PRETORIA NORTH, 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.

ERF 1969 SOSHANGUVE-F TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT: 300 (THREE HUNDRED) SQUARE METRES, HELD BY DEED OF TRANSFER T80157/2017. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: STAND 1969, SOSHANGUVE-F, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM & OUTBUILDING: 2 STAFF QUARTERS, STAFF BATHROOM & 2 CARPORTS

Dated at PRETORIA, 2023-04-13.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S14621/DBS/N FOORD/CEM.

Case No: 53227/2020

Docex: DOCEX 178, PRETORIA

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff MORELETA PARK X 48 ERF 6285 CC, REGISTRATION NUMBER: 1999/069573/23, 1<sup>st</sup> Defendant and CHRISTOFFEL JOHANNES POTGIETER, I.D: 551213 5136 08 2, (Married out of community of property), 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH EAST: 1281 STANZA BOPAPE STREET (FORMERLY KNOWN AS CHURCH STREET), HATFIELD, PRETORIA**

In pursuance of a judgment granted by this Honourable Court on 23 MAY 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R650 000.00, by the Sheriff of the High Court JOHANNESBURG NORTH, to the highest bidder.

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

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

REMAINING EXTENT OF PORTION 389 (A PORTION OF PORTION 52) OF THE FARM GARSTFONTEIN 374, REGISTRATION DIVISION J.R., PROVINCE GAUTENG, IN EXTENT 6,4612 (SIX COMMA FOUR SIX ONE TWO) HECTARES, HELD BY DEED OF TRANSFER NO. T157161/2000, SUBJECT

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

(also known as: REMAINING EXTENT OF PORTION 389 (A PORTION OF PORTION 52) OF THE FARM GARSTFONTEIN 374, J.R., GAUTENG ALSO KNOWN AS 54 HESKETH DRIVE, MORELETAPARK EXTENSION 48, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed): VACANT LAND

Dated at PRETORIA, 2023-04-14.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: G12201/DBS/N FOORD/CEM.

**Case No: 7059/2017**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and KHULEKANI MADODA MANQELE, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE ACTING SHERIFF'S OFFICE, DUNDEE: 10 HUNTER ROAD, LADYSMITH**

In pursuance of a judgment granted by this Honourable Court on 17 APRIL 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R200 000.00, by the Acting Sheriff of the High Court DUNDEE, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, DUNDEE: 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 984 DUNDEE, REGISTRATION DIVISION G.T., PROVINCE OF KWAZULU-NATAL, IN EXTENT 1 012 (ONE THOUSAND AND TWELVE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T17149/2010, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 23 SMITH STREET, DUNDEE, KWAZULU-NATAL)

MAGISTERIAL DISTRICT: UMZINYATHI

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, SHOWER, TOILET

TAKE FURTHER NOTICE THAT:

1. This 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 and judgment obtained in the above court.

2. The rules of the auction and Conditions of Sale may be inspected at the Acting Sheriff's office, 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 (URL <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.

(d) Registration conditions.

The office of the Acting Sheriff for Dundee will conduct the auction with Acting Sheriff (Mr. R. Rajkumar) or his Deputy.

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

Dated at PRETORIA, 2023-04-14.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Attorney Ref: F8282/DBS/N FOORD/CEM.

**Case No: 77050/2018**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and ABDUL KADER MOOSA MAHOMED, Defendant**  
NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND**

In pursuance of a judgment granted by this Honourable Court on 11 FEBRUARY 2019, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R595 000.00, by the Sheriff of the High Court PRETORIA SOUTH WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA 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.

PORTION 7 OF ERF 1309 LAUDIUM TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT 730 (SEVEN HUNDRED AND THIRTY) SQUARE METRES, HELD BY DEED OF TRANSFER T94845/2013, SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED  
(also known as: 248 CITROEN STREET, LAUDIUM, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, SCULLERY, 2 BEDROOMS, BATHROOM.

Dated at PRETORIA, 2023-04-11.

Attorneys for Plaintiff(s): (012) 807 3366, 086 206 8695, U21692/DBS/N FOORD/CEM. Telephone: 083 273 8094. Attorney Ref: ABSA/GUNKO.

**Case No: 52857/2021**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and TOKOLLO JOHANNES RABEKANE, 1<sup>st</sup> Defendant and CARROL GAVAZA RABEKANE, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH WEST: AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA WEST**

In pursuance of a judgment granted by this Honourable Court on 2 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R540 000.00, by the Sheriff of the High Court PRETORIA SOUTH WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA 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 6931 LOTUS GARDENS EXTENSION 4 TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, IN EXTENT: 280 (TWO HUNDRED AND EIGHTY) SQUARE METRES, HELD BY DEED OF TRANSFER T160167/2005. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 6931 GINGER STREET, LOTUS GARDENS, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

LOUNGE, DINING ROOM, 3 BEDROOMS, KITCHEN, BATHROOM, TOILET, CARPORT, TILE ROOF, CEMENT WALLS, BRICK FENCE

Dated at PRETORIA, 2023-04-11.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S10923/DBS/N FOORD/CEM.

**Case No: 85170/2016**

**Docex: DOCEX 178, PRETORIA**

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, PRETORIA)

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and MUKOSI NETSHITONGWE, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH EAST: 1281 STANZA BOPAPE STREET (FORMERLY KNOWN AS CHURCH STREET), HATFIELD, PRETORIA**

In pursuance of judgments granted by this Honourable Court on 22 MARCH 2017 and 14 AUGUST 2017, an Order in terms of Rule 46A(8)(e) granted on 7 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R340 000.00, by the Sheriff of the High Court PRETORIA SOUTH EAST, to the highest bidder.

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

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

1. A UNIT CONSISTING OF -

(A) SECTION NO. 21 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS348/1990 IN THE SCHEME KNOWN AS SUNLEIGH IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT PORTION 1 OF ERF 173 SUNNYSIDE, PRETORIA TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY, OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 111 (ONE 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 SECTIONAL PLAN.

HELD BY DEED OF TRANSFER NO. ST25041/2014

2. AN EXCLUSIVE USE AREA DESCRIBED AS PARKING P15, MEASURING 13 (THIRTEEN) SQUARE METRES, BEING AS SUCH PART OF THE COMMON PROPERTY, COMPRISING THE LAND AND THE SCHEME KNOWN AS SUNLEIGH IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT PORTION 1 OF ERF 173 SUNNYSIDE, PRETORIA TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY, AS SHOWN AS MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS348/1990

HELD BY NOTARIAL DEED OF CESSION NO. SK922/2002S

(also known as: SECTION 21 (DOOR 303) SUNLEIGH, 64 CELLIERS STREET, SUNNYSIDE, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: STUDY, KITCHEN, 4 BEDROOMS, BATHROOM, SHOWER, TOILET, CARPORT

Dated at PRETORIA, 2023-04-17.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: F8742/DBS/N FOORD/CEM.

**Case No: 5912/2021**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and CHRISTIANA TEMITAYO JAJA,  
Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH WEST: AZANIA BUILDING, CNR ISCOR  
AVENUE & IRON TERRACE, WEST PARK, PRETORIA WEST**

In pursuance of a judgment granted by this Honourable Court on 13 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 R350 000.00, by the Sheriff of the High Court PRETORIA SOUTH WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA 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.

A UNIT CONSISTING OF -

(A) SECTION NO. 5 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS158/1985, IN THE SCHEME KNOWN AS FLAMINK HOF IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 1502 PRETORIA TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 75 (SEVENTY FIVE) SQUARE METRES IN EXTENT; AND

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

HELD BY DEED OF TRANSFER ST31253/2012 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED

(also known as: SECTION 5 (UNIT 5) FLAMINK HOF, 160 CHRISTOFFEL STREET, PRETORIA WEST, PRETORIA, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM, TOILET & CARPORT

Dated at PRETORIA, 2023-04-11

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: F9853/DBS/N FOORD/CEM.

**Case No: 46231/2021****Docex: DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and AMELIA ROSZANNE MOONSAMY, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE SHERIFF'S OFFICE, PRETORIA SOUTH WEST: AZANIA BUILDING, CNR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA WEST**

In pursuance of a judgment granted by this Honourable Court on 16 FEBRUARY 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R700 000.00, by the Sheriff of the High Court PRETORIA SOUTH WEST, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the SHERIFF OF THE HIGH COURT, PRETORIA 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 2721 LAUDIUM EXTENSION 3 TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 675 (SIX HUNDRED AND SEVENTY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T77036/2004, SUBJECT TO THE CONDITIONS THEREIN CONTAINED

(also known as: 590 KATHMANDU STREET, LAUDIUM EXTENSION 3, GAUTENG)

MAGISTERIAL DISTRICT: TSHWANE CENTRAL

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, BATHROOM & OUTBUILDING: DOUBLE GARAGE, STAFF QUARTERS - BEDROOM, BATHROOM

Dated at PRETORIA, 2023-04-11.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: U24278/DBS/N FOORD/CEM.

**Case No: 2009/2020****Docex: DOCEX 178, PRETORIA**

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O., Plaintiff and MOEGAMAT HASHIM DIRK, 1<sup>st</sup> Defendant and GADIJA DIRK, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE ACTING SHERIFF'S OFFICE, UITENHAGE: 7 MARDRAY COURT, 18 BAIRD STREET, KARIEGA**

In pursuance of judgments granted by this Honourable Court on 15 MARCH 2022 and 22 NOVEMBER 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R300 000.000, by the Acting Sheriff of the High Court UITENHAGE, to the highest bidder.

Full Conditions of Sale may be inspected at the offices of the ACTING SHERIFF OF THE HIGH COURT, UITENHAGE: 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 12956 UITENHAGE, IN THE NELSON MANDELA BAY METROPOLITAN MUNICIPALITY, DIVISION OF UITENHAGE, PROVINCE OF EASTERN CAPE, IN EXTENT 325 (THREE HUNDRED AND TWENTY FIVE) SQUARE METERS, HELD BY DEED OF TRANSFER T11225/2018. SUBJECT TO THE CONDITIONS THEREIN CONTAINED OR REFERRED TO

(also known as: 85 PAPEGAAI STREET, MOUNTAINVIEW, KARIEGA, EASTERN CAPE)

IN THE MAGISTERIAL DISTRICT OF NELSON MANDELA

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, OPEN PATIO, SMALL PASSAGE & OUTBUILDING: GARAGE, STAFF QUARTERS, STAFF BATHROOM

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 Debtors for money owing to the Execution Creditor.
2. The auction will be conducted by the Acting Sheriff, Mr. L Makwetu, or his deputy.
3. Advertising costs at current publication rates and sale costs according to court rules, apply.
4. Registration as a buyer is a pre-requisite subject to conditions, inter alia:
  - a) Directive of the Consumer Protection Act 68 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
5. The rules of the auction and Conditions of Sale may be inspected at the Acting Sheriff's office, 7 Mardray Court, 18 Baird Street, Kariega, 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 R15 000.00 (refundable) registration fee prior to the commencement of the auction in order to participate in the auction.

Dated at PRETORIA, 2023-04-17.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Fax: 086 206 8695. Attorney Ref: S13526/DBS/N FOORD/CEM.

**Case No: 1915/2019**

**Docex: DOCEX 178, PRETORIA**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and ELIZABETH PHINDILE NDHLOVU, Defendant**  
NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, THE SHERIFF'S OFFICE, KEMPTON PARK AND TEMBISA: 5 ANEMOON STREET,  
GLEN MARAIS EXTENSION 1, KEMPTON PARK**

In pursuance of judgments granted by this Honourable Court on 1 AUGUST 2019 and 25 AUGUST 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution subject to a reserve price in the amount of R700 000.00, by the Sheriff of the High Court KEMPTON PARK AND TEMBISA, to the highest bidder.

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

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

ERF 574 BIRCH ACRES EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, IN EXTENT: 1 432 (ONE THOUSAND FOUR HUNDRED AND THIRTY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER T103769/2004, SUBJECT TO THE CONDITIONS CONTAINED THEREIN AND ESPECIALLY SUBJECT TO THE RESERVATION OF MINERAL RIGHTS

(also known as: 57 KORHAAN ROAD, BIRCH ACRES EXTENSION 1, KEMPTON PARK, GAUTENG)

MAGISTERIAL DISTRICT: EKURHULENI NORTH

ZONING: RESIDENTIAL

IMPROVEMENTS: (Not Guaranteed)

MAIN DWELLING: ENTRANCE HALL, LOUNGE, DINING ROOM, LIVING ROOM, KITCHEN, 6 BEDROOMS, 3 BATHROOMS & OUTBUILDINGS: 3 GARAGES, STAFF QUARTERS - BEDROOM, BATHROOM

Dated at PRETORIA, 2023-04-11.

Attorneys for Plaintiff(s): VELILE TINTO & ASSOCIATES INC., TINTO HOUSE, CNR SOLOMON MAHLANGU (PREVIOUSLY HANS STRIJDOM) & DISSELBOOM STREETS, WAPADRAND. Telephone: (012) 807 3366. Attorney Ref: U21873/DBS/N FOORD/CEM.

Case No: 2021/36198

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

In the matter between: **SAWINDU 08 (RF) (PTY) LTD, Plaintiff and APhiwe Makaluza, 1<sup>st</sup>  
EMMANUEL RABAPANE, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-15, 10:00, SHERIFF OF THE HIGH COURT SOWETO WEST, 2241 CNR RASMENI & NKOPI  
STREET, PROTEA NORTH**

The property which, on 15 JUNE 2023 at 10H00, will be put up to auction at 2241 CNR RASMENI & NKOPI STREET, PROTEA NORTH, in respect of an order/s granted on the 8th DAY OF SEPTEMBER 2022 consists of:

ERF 20449 PROTEA GLEN EXTENSION 20 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

IN EXTENT 300 (THREE HUNDRED) SQUARE METRES

HELD BY DEED OF TRANSFER NO. T44795/2015

IMPROVEMENTS: LOUNGE, 2 BEDROOMS, BATHROOM, KITCHEN (Not Guaranteed)

THE PROPERTY IS ZONED Residential (the accuracy hereof not guaranteed)

THE SALE SHALL BE CONDUCTED ON THE FOLLOWING CONDITIONS: -

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

1. THE SALE

1.1. The sale shall be conducted in accordance with the provisions of Rule 46 and Rule 46A, of the Uniform Rules of the Superior Courts Act, No. 10 of 2013, as well as the provisions of the Consumer Protection Act, No. 68 of 2008, the regulations promulgated thereunder and the "Rules of Auction", and all other applicable law.

1.2 The headings to the clauses are for the purposes of convenience and reference only, and shall not be used in the interpretation of, nor modify, nor amplify the conditions of this sale nor any clause. In these conditions, unless a contrary intention clearly appears, words importing any one gender shall include the other two genders, the singular includes the plural and vice versa, and natural persons include created entities (corporate or otherwise) and vice versa.

2. MANNER OF SALE

2.1. The property shall be sold by the sheriff to the highest bidder with a reserve of R 376 600.00.

2.2. The sale shall be for South African Rands and no bid of less than R1000.00 (one thousand rands) shall be accepted.

2.3. The execution creditor shall be entitled to cancel the sale at any stage before the bidding starts.

2.4. If any dispute arises about any bid the property may again be put up for auction.

2.5. If the sheriff makes any mistake in selling, such mistake shall not be binding on any of the parties but may be rectified.

2.6. If the sheriff suspects that a bidder is unable to pay either the deposit or the balance of the purchase price referred to in clause 4, the sheriff may refuse to accept the bid of such bidder. All bids will be accepted provisionally until the bidder satisfies the sheriff that such bidder is able to pay the deposit and the sheriff's commission.

On the refusal of a bid under circumstances referred to in clause 2.6, the property may immediately be put up for auction again.

Dated at JOHANNESBURG, 2023-05-25.

Attorneys for Plaintiff(s): HARRINGTON JOHNSON WANDS ATTORNEYS, DESIGN QUARTER, BUILDING 1, 2ND FLOOR, CNR WILLIAM NICOL & LESLIE AVENUE, FOURWAYS. Telephone: 010 448 0609. Attorney Ref: M01417.

Case No: 2021/36198

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

**In the matter between: SAWINDU 08 (RF) (PTY) LTD, Plaintiff and APIHIWE MAKALUZA, 1<sup>st</sup> Defendant and  
EMMANUEL RABAPANE, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-15, 10:00, SHERIFF OF THE HIGH COURT SOWETO WEST, 2241 CNR RASMENI & NKOPI  
STREET, PROTEA NORTH**

The property which, on 15 JUNE 2023 at 10H00, will be put up to auction at 2241 CNR RASMENI & NKOPI STREET, PROTEA NORTH, in respect of an order/s granted on the 8th DAY OF SEPTEMBER 2022 consists of:

ERF 20449 PROTEA GLEN EXTENSION 20 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

IN EXTENT 300 (THREE HUNDRED) SQUARE METRES

HELD BY DEED OF TRANSFER NO. T44795/2015

IMPROVEMENTS: LOUNGE, 2 BEDROOMS, BATHROOM, KITCHEN (Not Guaranteed)

THE PROPERTY IS ZONED Residential (the accuracy hereof not guaranteed)

THE SALE SHALL BE CONDUCTED ON THE FOLLOWING CONDITIONS: -

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

1. THE SALE

1.1. The sale shall be conducted in accordance with the provisions of Rule 46 and Rule 46A, of the Uniform Rules of the Superior Courts Act, No. 10 of 2013, as well as the provisions of the Consumer Protection Act, No. 68 of 2008, the regulations promulgated thereunder and the "Rules of Auction", and all other applicable law.

1.2 The headings to the clauses are for the purposes of convenience and reference only, and shall not be used in the interpretation of, nor modify, nor amplify the conditions of this sale nor any clause. In these conditions, unless a contrary intention clearly appears, words importing any one gender shall include the other two genders, the singular includes the plural and vice versa, and natural persons include created entities (corporate or otherwise) and vice versa.

2. MANNER OF SALE

2.1. The property shall be sold by the sheriff to the highest bidder with a reserve of R 376 600.00.

2.2. The sale shall be for South African Rands and no bid of less than R1000.00 (one thousand rands) shall be accepted.

2.3. The execution creditor shall be entitled to cancel the sale at any stage before the bidding starts.

2.4. If any dispute arises about any bid the property may again be put up for auction.

2.5. If the sheriff makes any mistake in selling, such mistake shall not be binding on any of the parties but may be rectified.

2.6. If the sheriff suspects that a bidder is unable to pay either the deposit or the balance of the purchase price referred to in clause 4, the sheriff may refuse to accept the bid of such bidder. All bids will be accepted provisionally until the bidder satisfies the sheriff that such bidder is able to pay the deposit and the sheriff's commission.

On the refusal of a bid under circumstances referred to in clause 2.6, the property may immediately be put up for auction again.

Dated at JOHANNESBURG, 2023-05-25.

Attorneys for Plaintiff(s): HARRINGTON JOHNSON WANDS ATTORNEYS, DESIGN QUARTER, BUILDING 1, 2ND FLOOR, CNR WILLIAM NICOL & LESLIE AVENUE, FOURWAYS. Telephone: 010 448 0609. Attorney Ref: M01417.

**Case No: 14708/2022****Docex: Docex 9, Hatfield**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Firstrand Bank Limited, Plaintiff and Nyiko Given Ndlovu, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, Pursuant to a judgment order obtained, a sale in execution will be held, with a reserve price of at least R401 200.00, by the Sheriff Pretoria South-East at 1281 Church Street, Hatfield, Pretoria**

PROPERTY DESCRIPTION

A unit consisting of:-

(a) Section No. 60 as shown and more fully described on the Sectional Plan No SS118/1985, in the scheme known as SUNNY VILLA in respect of the land and 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 77 (SEVENTY SEVEN) square metres in extent; and

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

Held by Deed of Transfer No ST50286/2019

STREET ADDRESS: UNIT 60 SUNNY VILLA, 110 JOUBERT STREET, SUNNYSIDE, PRETORIA also known as UNIT 60 (DOOR NO. 804) SUNNY VILLA, 110 JOUBERT STREET, SUNNYSIDE, PRETORIA, GAUTENG SITUATED IN THE TSHWANE (PRETORIA) MAGISTERIAL DISTRICT AND CITY OF TSHWANE METROPOLITAN MUNICIPALITY

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

PARTLY RENOVATED UNIT SITUATED IN A MULTI STOREY COMPLEX CONSTRUCTED OF BRICK WITH A CONCRETE ROOF. THE UNIT CONSISTS OF AN ENTRANCE HALL, LOUNGE, KITCHEN, 3 BEDROOMS, 1 BATHROOM AND A TOILET

Zoned for residential purposes

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Pretoria South-East at 1281 Church Street, Hatfield, Pretoria, where they may be inspected during normal office hours.

Dated at Pretoria, 2023-05-24.

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 / MAT12407.

**Case No: 18138/2022****Docex: Docex 9, Hatfield**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Firstrand Bank Limited, Plaintiff and Mpho Nokaneng, First Judgment Debtor and Lefentse Nokaneng, Second Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, Pursuant to a judgment order obtained, a sale in execution will be held, with a reserve price of at least R950 000.00, by the Sheriff Pretoria South-East at 1281 Church Street, Hatfield, Pretoria**

PROPERTY DESCRIPTION

A unit consisting of:-

(a) Section No. 14 as shown and more fully described on the Sectional Plan No SS1135/2008, in the scheme known as CV51 in respect of the land and building or buildings situate at COUNTRY VIEW ESTATE EXTENSION 1 TOWNSHIP, LOCAL AUTHORITY: CITY OF TSHWANE METROPOLITAN MUNICIPALITY, of which section the floor area, according to the said Sectional Plan, is 144 (One Hundred and Forty Four) square metres in extent; and

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

Held by Deed of Transfer No ST84400/2014

STREET ADDRESS: UNIT 14 (DOOR NR: 14), CV51 COMPLEX, 51 THE BRINKS STREET, COUNTRY VIEW ESTATE EXTENSION 1, PRETORIA, GAUTENG, SITUATED IN THE TSHWANE (PRETORIA) MAGISTERIAL DISTRICT AND CITY OF TSHWANE METROPOLITAN LOCAL MUNICIPALITY

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

DOUBLE STOREY DWELLING SITUATED IN A SECURE ESTATE KNOWN AS COUNTRY VIEW ESTATE. THE DWELLING IS CONSTRUCTED OF BRICK WITH A TILE ROOF CONSISTING OF A LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS, 2 SHOWERS, 2 TOILETS, 1 DRESSING ROOM, 2 GARAGES

Zoned for residential purposes

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Pretoria South-East at 1281 Church Street, Hatfield, Pretoria, where they may be inspected during normal office hours..

Dated at Pretoria, 2023-05-24.

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 / MAT11748.

**Case No: 22112/2017**

**Docex: Docex 9, Hatfield**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Firststrand Bank Limited, Plaintiff and Olinda Goncalves Camacho, Judgment Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 09:00, Pursuant to a judgment order obtained, a sale in execution will be held, without reserve, by the Acting Sheriff Johannesburg East at 21 Hubert Street, Westgate, Johannesburg**

PROPERTY DESCRIPTION: ERF 1668 ORANGE GROVE TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG

MEASURING: 495 SQUARE METRES

HELD BY DEED OF TRANSFER NO T36988/1999

STREET ADDRESS: 19 - 11TH AVENUE, ORANGE GROVE, JOHANNESBURG, GAUTENG PROVINCE situated within the JOHANNESBURG MAGISTERIAL DISTRICT AND CITY OF JOHANNESBURG MUNICIPALITY

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

MAIN DWELLING CONSTRUCTED OF BRICK WITH AN IRON ROOF CONSISTING OF AN ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 3 BEDROOMS, 1 BATHROOM, 1 TOILET AND A CARPORT. DETACHED COTTAGE AT THE REAR OF THE MAIN DWELLING CONSISTING OF A LOUNGE, KITCHEN, BEDROOM, SHOWER AND TOILET

Zoned for residential purposes

CONDITIONS OF SALE: The Conditions of Sale will lie for inspection at the offices of the Sheriff Palm Ridge, 39A Louis Trichardt Street, Alberton North, where they may be inspected during normal office hours.

The Rules of this auction are available 24 hours before the auction at the office of the Acting Sheriff at 39A Louise Trichardt Street, Alberton North.

The auction will be conducted by the Sheriff, Mr Ian Burton, or his deputy. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 88 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 R50 000 cash or bank guaranteed cheque prior to the commencement of the auction in order to obtain a buyers card.

D) Registration conditions.

1. 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;

2. 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;

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 paragraph 4.3 of 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 14 June 2023 to date of transfer.

Dated at Pretoria, 2023-05-24.

Attorneys for Plaintiff(s): PDR Attorneys Incorporated (Established in 2004 as Petzer, Du Toit and Ramulifho). Telephone: (012) 342-9895. Fax: (012) 342-9790. Attorney Ref: JJ STRAUSS / MAT12881.

Case No: 87562/2019

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

**In the matter between: WILLEM HENDRIK DREYER, PLAINTIFF and THE REGISTRAR OF DEEDS, FIRST DEFENDANT, VINCENT MONYEPAO, SECOND DEFENDANT, THABILE SUZAN MONYEPAO, THIRD DEFENDANT, MOGOLOGOLO METRO SENONG, FOURTH DEFENDANT, GRACIOUS MPOTSENG LEPELESANE, FIFTH DEFENDANT, MOSHABANE BRIAN KGARIYA, SIXTH DEFENDANT AND MOTALANE KGARIYA INCORPORATED, SEVENTH DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-08, 10:00, Sheriff's Office 1 First Street, Cullinan**

A sale in Execution of the undermentioned property is to be held by Sheriff Cullinan at the Sheriff's Office 1 First Street, Cullinan on Thursday 8 June 2023 at 10:00.

Full conditions of sale can be inspected at the offices of Sheriff Cullinan, 1 First Street, Cullinan, who can be contacted on 012 734 1903 or [jnt@sheriffcm.co.za](mailto:jnt@sheriffcm.co.za) 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 9716 MAMELODI EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION JR, GAUTENG PROVINCE

MEASURING 375 (THREE SEVEN FIVE) SQUARE METRES

WE WERE UNABLE TO OBTAIN IMPROVEMENTS. The properties are zoned as 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 Sheriff Cullinan, 1 First Street, Cullinan.
3. Registration as a buyer is a pre-requisite subjected to conditions, inter alia:
  - a. Directive of the Consumer Protection Act 68 of 2008;
  - b. FICA-legislation i.r.o proof of identity and address particulars;
  - c. Registration Conditions.

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

Dated at PRETORIA 23 May 2023.

Attorneys for Plaintiffs: Hurter Spies Inc, Floor 2, Block A, Loftus Park, 416 Kirkness Street, Arcadia, Pretoria, Tel: +27(0)12 941 9239, Ref: WD Spies/MAT2068.

Dated at Pretoria, 2023-05-23.

Attorneys for Plaintiff(s): Hurter Spies Inc, Hurter Spies Inc, Floor 2, Block A, Loftus Park, 416 Kirkness Street, Arcadia, Pretoria,. Telephone: +27(0)12 941 9239. Fax: +27(0)12 644 1997. Attorney Ref: WD Spies/MAT2068..

Case No: 14957/21

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

**In the matter between: Nedbank Ltd, Plaintiff and Silver Moon Investments 220 CC, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-06, 11:00, 431 HALT ROAD, ELSIES RIVER**

The following property will be sold in execution by PUBLIC AUCTION held at SHERIFF GOODWOOD, UNIT B5, COLEMAN BUSINESS PARK, COLEMAN STREET, ELSIES RIVER to a court reserve of NIL on TUESDAY, 6TH JUNE 2023 at 11H00:

REMAINDER ERF 12593 GOODWOOD

IN EXTENT: 1 784 (ONE THOUSAND SEVEN HUNDRED AND EIGHTY FOUR) Square metres

HELD BY DEED OF TRANSFER T102941/2006

Situate at 431 HALT ROAD, ELSIES RIVER (also known as Cnr 465 Halt & Owen Roads, Elsie RIVER

CONDITIONS OF SALE

1. The full and complete conditions of sale will be read immediately before the sale and will lie for inspection at the offices of the Sheriff. 2. The following information is furnished but not guaranteed: FREE STANDING DOUBLE STOREY, CORRUGATED IRON & HAREY TILE ROOF, LOUNGE/DININGROOM, 5 BEDROOMS, 2 KITCHENS, 1 BATHROOM, 3 SHOWERS, 4 TOILETS, OUTSIDE BUILDING: FREE STANDING SINGLE STOREY, CORRUGATED ROOF, GENERAL RESIDENTIAL ZONING. 3. The Purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed cheque or electronic transfer on the day of the sale. The balance including interest 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 21 days after the sale. 4. The 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 monies owing to the Plaintiff. 5. The Auction will be conducted by the Sheriff Goodwood (Mr F Van Greunen) or his Deputy. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a prerequisite subject to conditions, inter alia: Direction 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 (Unit B5, Coleman Business Park, Coleman Street, Elsie RIVER), 24 hours prior to the auction. All bidders are required to present their Identity Document together with proof of residence for FICA compliance. 6. All bidders are required to pay a refundable registration fee of R15 000,00 prior to the commencement of the auction in order to obtain a buyer's card. 7. The property may be taken possession of after signature of the conditions of the sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the conditions of sale.

Dated at CLAREMONT, 2023-03-23.

Attorneys for Plaintiff(s): STBB Attorneys, Buchanan's Chambers, 2nd Floor, Cnr Warwick / Pearce Roads, Claremont. Telephone: 021-6734700. Attorney Ref: D JARDINE/WACH7622.

Case No: 2021/8997

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

**In the matter between: THE BODY CORPORATE OF STOCKS CITY, Plaintiff and SILVESTRE, E M & OTHERS, Defendants**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10h00, Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria**

AUCTION NOTICE

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

CASE NO: 2021-8997

**In the matter between: THE BODY CORPORATE OF STOCKS CITY (SS NO. 71/1980) PLAINTIFF AND ELSA MANUEL SILVESTRE (Date of Birth: 78.01.12), FIRST DEFENDANT, GUILHERMINA MANUEL SILVERSTRE (Date of Birth: 78.09.21), SECOND DEFENDANT, CITY OF TSHWANE METROPOLITAN MUNICIPALITY, THIRD DEFENDANT AND SHERIFF PRETORIA SOUTH EAST, FOURTH RESPONDENT**

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

**20th day of June 2023, Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria.**

In pursuance of a judgment and Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without/with reserve at the office of the Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria on 20th day of June 2023 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the Sheriff Pretoria South East at the same address as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 121, Door N607, Stocks City, 180 Steve Biko Street, Sunnyside, Pretoria in the scheme known as Stocks City with Scheme Number 98/1981, under Title Deed ST51835/2001, situated Unit 121, N607, 180 Steve Biko Street, Sunnyside, City of Pretoria, Gauteng Province, measuring 121.000 sqm (ONE HUNDRED AND TWENTY-ONE SQUARE METERS).

Held by Deed of Transfer Number ST51835/2001. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 121, Door N607, Stocks City, 180 Steve Biko Street, Sunnyside, City of Pretoria, Gauteng Province, measuring 121.000 sqm (ONE HUNDRED AND TWENTY-ONE SQUARE METERS).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser shall pay auctioneer's commission subject to a maximum of R30 000.00 plus vat and minimum of R3 000.00 plus vat.

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

3. The rules of auction are available 24 hours prior to auction at the offices of the Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria. The Sheriff Pretoria South East will conduct the sale.

Registration as of buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 (url <http://www.info.gov.za/view/downloadfileaction?id=99961>) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria with your reserve price, if any, in pursuance to this sale in execution.

Dated at MIDRAND, 2023-05-24.

Attorneys for Plaintiff(s): DTB Attorneys, ARM Building 3, 9 Concorde East Road, Bedfordview, 2018, ARM Building 3, 9 Concorde East Road, Bedfordview, 2018. Telephone: 010 010 8220. Attorney Ref: N ENGELBRECHT/ddp/STOCKS0121.

**Case No: 2022/17293**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Johannesburg)

**In the matter between: CONFIANCE ADMINISTRATION SOLUTIONS N.O (In its capacity as Administrator of Oak Mansions Body Corporate), Plaintiff and MAJAS TRADING NUMBER SIX CC (Registration Number 2000/02468/23), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 10h00, Acting Sheriff Johannesburg East, 39A Louis Trichardt Street, Alberton North, Johannesburg**

AUCTION NOTICE

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION) JOHANNESBURG

**In the matter between: CONFIANCE ADMINISTRATION SOLUTIONS N.O., PLAINTIFF AND MAJAS TRADING NUMBER SIX CC (Registration Number: 2000/02468/2023), FIRST DEFENDANT, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, SECOND DEFENDANT AND ACTING SHERIFF JOHANNESBURG EAST, THIRD DEFENDANT**

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

**14th day of June 2023, acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg**

In pursuance of a judgment and Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without/with reserve at the office of the acting Sheriff Johannesburg

East, 39A Louis Trichardt Street, Alberton North, Johannesburg on 14th day of June 2023 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the acting Sheriff Johannesburg East at the same address as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 9, Door 105 in the scheme known as Oak Mansions with Scheme Number SS26/1982, under Title Deed ST81835/2000, situated Unit 9, Door 105, Oak Mansions, 14 Saunders Street, Yeoville, City of Johannesburg, Gauteng Province, measuring 70.000 sqm (SEVENTY SQUARE METERS).

Held by Deed of Transfer Number ST81835/2000. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 9, Door 105, Oak Mansions, 14 Saunders Street, Yeoville, City of Johannesburg, Gauteng Province, measuring 70.000 sqm (NINETY SQUARE METERS).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser shall pay auctioneer's commission subject to a maximum of R30 000.00 plus vat and minimum of R3 000.00 plus vat.

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

3. The rules of auction are available 24 hours prior to auction at the offices of the acting Sheriff Johannesburg East, 39A Louis Trichardt Street, Alberton North, Johannesburg. The acting Sheriff Johannesburg East will conduct the sale.

Registration as of buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 (url <http://www.info.gov.za/view/downloadfileaction?id=99961>) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg, with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone

Dated at MIDRAND, 2023-05-24.

Attorneys for Plaintiff(s): DTB Attorneys, AMR Building 3, 9 Concorde East Street, Bedfordview, 2018. Telephone: 010 010 8220. Attorney Ref: N ENGELBRECHT/ddp/OAK0013.

**Case No: 2021-14183**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: SS JOMANIE (Applicant) and MOKELO DWEME & Others (First Respondent)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10h00, Sheriff Pretoria South East, 1281 Stanza Bopape Street, Hatfield, Pretoria**

AUCTION NOTICE

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION) PRETORIA

**CASE NO: 2021/14183**

**In the matter between: SS JOMANIE (SS NO. 118/1984) N.O. PLAINTIFF AND MOKELO DWEME (Date of Birth: 82.11.24), FIRST DEFENDANT, CITY OF TSHWANE METROPOLITAN MUNICIPALITY, SECOND DEFENDANT AND SHERIFF PRETORIA SOUTH EAST THIRD DEFENDANT**

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

20th day of June 2023, Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria

In pursuance of a judgment and Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without/with reserve at the office of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria on 20th day of June 2023 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the Sheriff Pretoria South East at the same address as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 16, Door 404, in the scheme known as Jomanie with Scheme Number 118/1984, under Title Deed ST83257/2016, situated Unit 16, Door 404, Jomanie, 69 Plein Street, Sunnyside, City of Tshwane, Gauteng Province, measuring 78.000 sqm (SEVENTY-EIGHT SQUARE METERS).

Held by Deed of Transfer Number ST83257/2016. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 16, Door 404, Jomanie, 69 Plein Street, Sunnyside, City of Tshwane, Gauteng Province, measuring 78.000 sqm (SEVENTY-EIGHT SQUARE METERS). Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser shall pay auctioneer's commission subject to a maximum of R30 000.00 plus vat and minimum of R3 000.00 plus vat. 2. A deposit of 10% of the purchase price immediately on demand by the sheriff. The balance of purchase price and any such interest payable, shall be paid to the sheriff against transfer and shall be secured by a bank guarantee, to be approved by the plaintiff's attorneys, which shall be furnished to the sheriff within 21 days after the date of sale. 3. The rules of auction are available 24 hours prior to auction at the offices of the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria. The Sheriff Pretoria South East will conduct the sale.

Registration as of buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 (url <http://www.info.gov.za/view/downloadfileaction?id=99961>) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the Sheriff Pretoria South East at 1281 Stanza Bopape Street, Hatfield, Pretoria, with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone Number: 010 010 2880. Ref: N ENGELBRECHT/ddp/JOMAN0016

Dated at MIDRAND, 2023-05-24.

Attorneys for Plaintiff(s): DTB Attorneys, AMR Building 3, 9 Concorde East Road, Bedfordview, 2018. Telephone: 010 010 8220. Attorney Ref: N ENGELBRECHT/ddp/JOMAN0016.

**Case No: 2022/17293**

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

**In the matter between: CONFIANCE ADMINISTRATION SOLUTIONS N.O (In its capacity as Administrator of Oak Mansions Body Corporate), Plaintiff and MAJAS TRADING NUMBER SIX CC (Registration Number 2000/02468/23), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 10h00, Acting Sheriff Johannesburg East, 39A Louis Trichardt Street, Alberton North, Johannesburg**

AUCTION NOTICE

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

**In the matter between: CONFIANCE ADMINISTRATION SOLUTIONS N.O. PLAINTIFF AND MAJAS TRADING NUMBER SIX CC (Registration Number: 2000/02468/2023), FIRST DEFENDANT, CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY, SECOND DEFENDANT AND ACTING SHERIFF JOHANNESBURG EAST, THIRD DEFENDANT**

NOTICE OF SALE IN EXECUTION IN TERMS OF RULE 46 (5): IMMOVABLE PROPERTY

**14th day of June 2023, acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg**

In pursuance of a judgment and Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held without/with reserve at the office of the acting Sheriff Johannesburg East, 39A Louis Trichardt Street, Alberton North, Johannesburg on 14th day of June 2023 at 10h00, to the highest bidder.

Full conditions of sale can be inspected at the office of the acting Sheriff Johannesburg East at the same address as above and will also be read out prior to the sale. No warranties are given with regards to the description and/or improvements.

Description: Unit 9, Door 105 in the scheme known as Oak Mansions with Scheme Number SS26/1982, under Title Deed ST81835/2000, situated Unit 9, Door 105, Oak Mansions, 14 Saunders Street, Yeoville, City of Johannesburg, Gauteng Province, measuring 70.000 sqm (SEVENTY SQUARE METERS).

Held by Deed of Transfer Number ST81835/2000. An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota endorsed on the said sectional plan; better known as Unit 9, Door 105, Oak Mansions, 14 Saunders Street, Yeoville, City of Johannesburg, Gauteng Province, measuring 70.000 sqm (NINETY SQUARE METERS).

Zoned: Residential Improvements: (please note that nothing is guaranteed and/or no warranties are given in respect thereof). Main Building comprising of Lounge, Kitchen, Bedroom(s), Bathroom(s) and Toilet(s). The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and sold "voetstoots".

1. The purchaser shall pay auctioneer's commission subject to a maximum of R30 000.00 plus vat and minimum of R3 000.00 plus vat.

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

3. The rules of auction are available 24 hours prior to auction at the offices of the acting Sheriff Johannesburg East, 39A Louis Trichardt Street, Alberton North, Johannesburg. The acting Sheriff Johannesburg East will conduct the sale.

Registration as of buyer is a pre-requisite subject to conditions, inter alia: (a) Directive of the consumer protection act 2008 (url <http://www.info.gov.za/view/downloadfileaction?id=99961>) (b) Fica-legislation - proof of identity and address particulars (c) Payment of a registration fee - cash (d) Registration conditions (e) You are further required in terms of Rule 46(5)(a) of the Uniform Rules of Court to provide the acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg, with your reserve price, if any, in pursuance to this sale in execution.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the acting Sheriff Johannesburg East at 39A Louis Trichardt Street, Alberton North, Johannesburg. Attorneys for the Plaintiff(s) Du Toit Burger Attorneys Incorporated, AMR Office Park 3, 9 Concorde East Road, Bedfordview, Johannesburg, Telephone

Dated at MIDRAND, 2023-05-24.

Attorneys for Plaintiff(s): DTB Attorneys, AMR Building 3, 9 Concorde East Street, Bedfordview, 2018. Telephone: 010 010 8220. Attorney Ref: N ENGELBRECHT/ddp/OAK0013.

Case No: 15897/2018

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Plaintiff) and RICARDO ELROY HENDRICKS, Identity Number 760406 5046 089 & RENE KIM HENDRICKS, identity Number 810329 0051 089 (Defendants)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 09:00, SHERIFF'S OFFICE: 48 CHURCH STREET, STRANDFONTEIN**

1. Property: SABRE STR 1, ROCKLANDS, MITCHELLS PLAIN
2. Domicile: 18 SABRE STR, ROCKLANDS, MITCHELLS PLAIN
3. Residential: SABRE STR 1, ROCKLANDS, MITCHELLS PLAIN

In execution of a judgment of the above honourable court dated 16 SEPTEMBER 2019, the undermentioned immovable property will be sold in execution on WEDNESDAY 21 JUNE 2023 at 09:00 at the SHERIFF'S OFFICE, 48 CHURCH STR, STRANDFONTEIN

ERF 11135 MITCHELLS PLAIN, in the City of Cape Town, Cape Division, Western Cape Province;

In Extent : 160 square metres

Held by Deed of Transfer No T102668/2007

ALSO KNOWN AS: SABRE STR 1, ROCKLANDS, MITCHELLS PLAIN

CONDITIONS OF SALE:

1. The sale is subject to:
    - 1.1 The sale is conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, 68 of 2008 (as amended).
    - 1.2 All bidders are required to present their identity documents together with their proof of residence for FICA compliance.
    - 1.3 Payment of registration fee of R10,000.00 (refundable) in cash or bank guaranteed cheque.
  2. One-tenth of the purchase price shall be paid immediately after the property is declared to be sold and the balance of the purchase price together with interest thereon to be paid against registration of transfer.
  3. The following improvements have been made to the property (although nothing is guaranteed in this regard). A residential dwelling comprising out of:  
SEMI DETACHED HOUSE WITH TILE ROOF; TILED FLOORS; 3 BEDROOMS; LOUNGE; KITCHEN; BATHROOM/TOILET; 1 SHOWER & 1 GARAGE. VIBACRETE WALL FENCE
  4. The conditions of sale will be read at the sale and lies for inspection at the offices of the Sheriff of the High Court, MITCHELLS PLAIN SOUTH and at the offices of the undersigned.
  5. Advertising costs at current publication rates and sale costs according to court rules apply.
- Dated at Tyger Valley, 2023-05-10.
- Attorneys for Plaintiff(s): Marais Müller Hendricks Inc, 1st Floor, Tygerforum A, 53 Willie van Schoor Drive, TYGER VALLEY. Telephone: (021) 943 5800. Attorney Ref: GM DE WET / L VAN WYK.

**Case No: 3797/2018**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Plaintiff) and ANNELINE KLAASE (ID 791122 1000 087) (Defendant)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 11:00, SHERIFF'S OFFICE: 131 ST GEORGES STREET, SIMONS TOWN**

1. Property: 14 SWAN CIRCLE, OCEAN VIEW
2. Domicile: 14 SWAN CIRCLE, OCEAN VIEW
3. Residential: 14 SWAN CIRCLE, OCEAN VIEW

In execution of a judgment of the above honourable court dated 19 MAY 2018 & 14 NOVEMBER 2019, the undermentioned immovable property will be sold in execution on WEDNESDAY 21 JUNE 2023 at 11:00 at the SHERIFF'S OFFICE, 131 ST GEORGES STREET, SIMONS TOWN

ERF 2388 OCEAN VIEW, in the City of Cape Town, Cape Division, Western Cape Province;

In Extent: 288 square metres

Held by Deed of Transfer No T37124/2014

ALSO KNOWN AS: 14 SWAN CIRCLE, OCEAN VIEW

CONDITIONS OF SALE:

1. The sale is subject to:
    - 1.1 The sale is conducted in accordance with the provisions of Rule 46 of the Uniform Rules of the High Court, as amended, as well as the provisions of the Consumer Protection Act, 68 of 2008 (as amended).
    - 1.2 All bidders are required to present their identity documents together with their proof of residence for FICA compliance.
    - 1.3 Payment of registration fee of R10,000.00 (refundable) in cash or bank guaranteed cheque.
  2. One-tenth of the purchase price shall be paid immediately after the property is declared to be sold and the balance of the purchase price together with interest thereon to be paid against registration of transfer.
  3. The following improvements have been made to the property (although nothing is guaranteed in this regard). A residential dwelling comprising out of:  
FREE STANDING HOUSE; BRICK WALLS; CORRUGATED IRON ROOF; 1 LOUNGE; 3 BEDROOMS; 1 DINING ROOM; 1 LIVING ROOM; 1 KITCHEN; 1 BATHROOM AND FULLY WALLED PERIMETER
  4. The conditions of sale will be read at the sale and lies for inspection at the offices of the Sheriff of the High Court, MITCHELLS PLAIN SOUTH and at the offices of the undersigned.
  5. Advertising costs at current publication rates and sale costs according to court rules apply.
- Dated at Tyger Valley, 2023-05-10.

Attorneys for Plaintiff(s): Marais Müller Hendricks Inc, 1st Floor, Tygerforum A, 53 Willie van Schoor Drive, TYGER VALLEY. Telephone: (021) 943 5800. Attorney Ref: GM DE WET / L VAN WYK.

**Case No: 2021/9861**

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

**In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) PTY LTD, First Plaintiff and  
ABSA BANK LIMITED, Second Plaintiff and LABUSCHAGNE, THINUS, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-19, 10:00, SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON**

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated the 13 SEPTEMBER 2021, a sale will be held at the office of the SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON on 19 JUNE 2023 at 10H00 of the undermentioned property of the Defendants on the Conditions, which will lie for inspection at the offices of the SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON, subject to a reserve price set at R300,000.00. A unit consisting of - (a) Section no. 22 as shown and more fully described on sectional plan no. SS18/1986, in the scheme known as THREE SISTERS in respect of the land and building or buildings situate at KLIPPOORTJE AGRICULTURAL LOTS TOWNSHIP, Local Authority: CITY OF EKURHULENI METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 75 (SEVENTY FIVE) SQUARE METRES in extent; and (b) an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan Held by Deed of Transfer ST3011/2019 SITUATED AT: Unit 22, Three Sisters, York Street, Klippoortje A.L, Germiston. Magisterial Court District (Germiston) (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS) The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: IMPROVEMENTS: LOUNGE, KITCHEN, 3 BEDROOMS, 1 BATHROOM THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEROF AND ARE SOLD "VOETSTOOTS" 1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus V.A.T. and a minimum of R3 000.00 plus v.a.t. 2. A Deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a Bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale. 3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff 4 ANGUS STREET, GERMISTON. The office of the SHERIFF GERMISTON SOUTH will conduct the Sale. REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS, INTER ALIA: a. Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) b. FICA-Legislation - Proof of Identity and address particulars c. Payment of a registration fee of R20,000.00 - in Cash / EFT d. Registration Conditions THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF - GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON.

Dated at JOHANNESBURG.

Attorneys for Plaintiff(s): TIM DU TOIT & CO INCORPORATED ATTORNEYS, 33 The Valley Road, Cnr Jan Smuts Avenue Westcliff, Johannesburg. Telephone: 011 274 9800. Fax: 011 646 7982. Attorney Ref: JR6439/L460/N. Erasmus/CO - EMAIL: [nastassja@timdutoit.co.za](mailto:nastassja@timdutoit.co.za) - [cobus@timdutoit.co.za](mailto:cobus@timdutoit.co.za).

**Case No: 2019/39504**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and MULLER, FRANS CHRISTOFFEL, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-19, 10:00, SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON**

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated the 24 NOVEMBER 2022, a sale will be held at the office of the SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON on 19 JUNE 2023 at 10H00 of the undermentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON, subject to a reserve price set at R400,000.00. ERF 755 ELSBURG EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 1015 (ONE THOUSAND AND FIFTEEN) SQUARE METRES HELD BY DEED OF TRANSFER NO: T28526/2008. SITUATED AT: 13 Du Toit Street, Elsburg, Germiston. Magisterial Court District (Germiston) (NO WARRANTY IS GIVEN IN RESPECT OF

THE PHYSICAL ADDRESS) The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: IMPROVEMENTS: LOUNGE, KITCHEN, 3 BEDROOMS, BATHROOM, 1 GARAGE, 1 CARPORT THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEROF AND ARE SOLD "VOETSTOOTS" 1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus V.A.T. and a minimum of R3 000.00 plus v.a.t. 2. A Deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a Bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale. 3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff at 4 ANGUS STREET, GERMISTON. The office of the SHERIFF GERMISTON SOUTH will conduct the Sale. REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS, INTER ALIA: a. Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) b. FICA-Legislation - Proof of Identity and address particulars c. Payment of a registration fee of R20,000.00 - in Cash / EFT d. Registration Conditions THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON.

Dated at JOHANNESBURG.

Attorneys for Plaintiff(s): TIM DU TOIT & CO INCORPORATED ATTORNEYS, 33 The Valley Road, Cnr Jan Smuts Avenue Westcliff, Johannesburg. Telephone: 011 274 9800. Fax: 011 646 7982. Attorney Ref: JR5786/M989/N. Erasmus/CO - EMAIL: [nastassja@timdutoit.co.za](mailto:nastassja@timdutoit.co.za) - [cobus@timdutoit.co.za](mailto:cobus@timdutoit.co.za)

Case No: 8822/2022

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED REGISTRATION NUMBER: 1962/000738/06, Execution Creditor/ Plaintiff and JAYSON BRENT VAN DER HAAR (IDENTITY NUMBER: 740827 5193 082) First Execution Debtor/ Defendant and FIONA VAN DER HAAR (Identity No: 750102 0162 087) Second Execution Debtor/ Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, SHERIFF ROODEPOORT at 182 PROGRESS ROAD LINDHAVEN ROODEPOORT**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit with a reserve of R437290.19 will be held at the office of the SHERIFF ROODEPOORT at 182 PROGRESS ROAD LINDHAVEN ROODEPOORT on FRIDAY, 09 JUNE 2023 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 ROODEPOORT at 182 PROGRESS ROAD LINDHAVEN ROODEPOORT. The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: MAIN BUILDING: 1X LOUNGE (ESTIMATE), 1 X KITCHEN (ESTIMATE), 3 X BEDROOMS (ESTIMATE), 1 X BATHROOM (ESTIMATE). OUT BUILDING: 1X GARAGE, 1X CARPORT, 1X BEDROOM AND 1X BATHROOM TYPE SITE IMPROVEMENTS: WALLING, PAVING AND SWIMMING POOL (Improvements / Inventory - Not Guaranteed) CERTAIN: PORTION 3 OF ERF 192 HAMBERG TOWNSHIP REGISTRATION DIVISION IQ, THE PROVINCE OF GAUTENG MEASURING 793 (SEVEN HUNDRED AND NINETY-THREE) SQUARE METRES HELD BY DEED OF TRANSFER T6702/2011 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN SITUATED AT: 8 BERG STREET, HAMBERG, 2001 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 ROODEPOORT, 182 PROGRESS ROAD LINDHAVEN ROODEPOORT. 4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia: 4.1 Directives of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); 4.2 FICA legislation with regard to identity and address particulars; 4.3 Registration fee payable, refundable after sale if not buying; 4.4 Registration conditions. 5. The sale will be conducted at the offices of SHERIFF ROODEPOORT situated at 182 PROGRESS ROAD LINDHAVEN ROODEPOORT. 6. Advertising costs at current publication tariffs & sale costs according to court rules will apply.

Dated at PRETORIA.

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/KJP/FOR2/0894.

**Case No: 57673/2019**

**Docex: Docex 235 Pretoria**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED REGISTRATION NUMBER: 1962/000738/06, Execution Creditor/ Plaintiff and BEN MBESI, (IDENTITY NUMBER: 760716 5461 08 3), Execution Debtor/ Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 09:30, SHERIFF BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria in the above action, a sale as a unit with a reserve of R 222 342.50 will be held at the office of the SHERIFF BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG on FRIDAY, 09 JUNE 2023 at 09H30 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 BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG. The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: MAIN BUILDING: CONDITION: GOOD; DESCRIPTION: FREESTANDING; CONSTRUCTION WALLS: BRICKS; CONSTRUCTION ROOF: TILES; IMPROVEMENTS: 3 BEDROOMS, KITCHEN, FAMILY ROOM, LOUNGE AND SHOWER/ TOILET; ZONED: GENERAL RESIDENTIAL OUT BUILDING: FENCING: BRICK FENCE; (Improvements / Inventory - Not Guaranteed) CERTAIN: ERF 1819 VOSLOORUS EXTENSION 2 TOWNSHIP REGISTRATION DIVISION I.R. THE PROVINCE OF GAUTENG MEASURING 300 (THREE HUNDRED) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER TL83685/2003 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN SITUATED AT: (STAND NUMBER 1819) 1819 ISELE STREET, VOSLOORUS EXTENSION 2. 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 BOKSBURG, 182 LEEUPOORT STREET, BOKSBURG. 4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia: 4.1 Directives of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); 4.2 FICA legislation with regard to identity and address particulars; 4.3 Registration fee payable, refundable after sale if not buying; 4.4 Registration conditions. 5. The sale will be conducted at the offices of SHERIFF BOKSBURG situated at 182 LEEUPOORT STREET, BOKSBURG. 6. Advertising costs at current publication tariffs & sale costs according to court rules will apply.

Dated at PRETORIA.

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/KJP/FOR2/0100.

**Case No: 33509/2020****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 SYDNEY MADJADJI NYATHKAZI (IDENTITY NUMBER: 700317 5992 08 7), Execution Debtor/ Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 09:30, SHERIFF BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG**

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 R270 000.00 will be held at the office of the SHERIFF BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG on FRIDAY, 09 JUNE 2023 at 09H30 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 BOKSBURG at 182 LEEUPOORT STREET, BOKSBURG. The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: A DWELLING COMPRISING OF: LOUNGE, KITCHEN, 3 X BEDROOMS, BATHROOM, SCHEME - WALLED WALLING, SCHEME - CEMENT PAVERS PAVING. (Improvements / Inventory - Not Guaranteed) CERTAIN: A UNIT CONSISTING OF - a) SECTION NUMBER 1 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS116/1992 IN THE SCHEME KNOWN AS ERF 251 WINDMILL PARK EXTENSION 3 TOWNSHIP, EKURHULENI METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 52 (FIFTY-TWO) SQUARE METRES IN EXTENT; AND b) AN UNDIVIDED SHARE IN THE COMMON PROPERTY IN THE SCHEME APPORTIONED TO THE SAID SECTION IN ACCORDANCE WITH THE PARTICIPATION QUOTA AS ENDORSED ON THE SAID SECTIONAL PLAN. HELD UNDER DEED OF TRANSFER ST068581/2006 SUBJECT TO THE CONDITIONS THEREIN CONTAINED. SITUATED AT: (STAND NUMBER 251) HOUSE 1 NUMBER 22 GELDERBLOM DRIVE, WINDMILL PARK EXTENSION 3. 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 BOKSBURG, 182 LEEUPOORT STREET, BOKSBURG. 4. Registration as a buyer is a pre-requisite subject to specific certain conditions, inter alia: 4.1 Directives of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>); 4.2 FICA legislation with regard to identity and address particulars; 4.3 Registration fee payable, refundable after sale if not buying; 4.4 Registration conditions. 5. The sale will be conducted at the offices of SHERIFF BOKSBURG situated at 182 LEEUPOORT STREET, BOKSBURG. 6. Advertising costs at current publication tariffs & sale costs according to court rules will apply.

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/KJP/FOR2/0071.

Case No: 74380/2019

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 FIDEL THOMAS NATHANIEL JONAH, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-13, 11:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND**

In terms of a judgement granted on 7 MAY 2021, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on TUESDAY 13 JUNE 2023 at 11h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND, to the highest bidder subject to a reserve of R4 500 000.00 (FOUR MILLION FIVE HUNDRED THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 1655 DAINFERN EXTENSION 11 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG MEASURING : 839 (EIGHT HUNDRED AND THIRTY NINE) square metres HELD BY DEED OF TRANSFER T46100/2006 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 1655 Cambourne Circle, Dainfern, Extension 11 IMPROVEMENTS Lounge, Family Room, Dining Room, Kitchen, 4 Bathrooms, 4 Bedrooms, Dressing Room, Laundry, Servants Quarters and Toilet, 2 Garages, Swimming Pool, IBR Zinc Roof, Brick Walls, Wooden Window Frames The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and are sold "VOETSTOOTS". Zoning : Residential Magisterial District : MIDRAND 1. TERMS The purchase price shall be paid as follows : 1.1 a deposit of 10% (TEN PERCENT) of the purchase price shall be paid immediately in cash or bank guaranteed cheque at the date of the sale; 1.2 the balance of the purchase price shall be paid by way of an acceptable bank guaranteed cheque within 21 (TWENTY ONE) days from the date of the sale. CONDITIONS The conditions of the sale will be read out prior to the commencement of the sale, which conditions will be made available for inspection thereof at the OFFICE OF THE SHERIFF OF THE HIGH COURT, UNIT C1, MOUNT ROYAL, 657 JAMES CRESCENT, HALFWAY HOUSE, MIDRAND. Registration as buyer is a pre-requisite subject to conditions, inter alia : (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation, proof of identity and address and particulars. (c) Refundable registration fee payable in the amount of R50 000,00 payable by way of cash or EFT. (d) Registration Conditions. The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements..

Dated at PRETORIA, 2023-05-22.

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

Case No: 46633/2020

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 EUGENE GOUWS, First Defendant and BARBARA ELIZABETH GOUWS, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 10:00, Office of the Sheriff of the High Court, Centurion East, 33 Kersieboom Crescent, Zwartkop**

In terms of a judgment granted on 9 September 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 WEDNESDAY 14 JUNE 2023 at 10h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, CENTURION EAST, 33 KERSIEBOOM CRESCENT, ZWARTKOP, subject to a reserve in the amount of R1 700 000,00 (ONE MILLION SEVEN HUNDRED THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 444 LYTTTELTON MANOR EXTENSION 1 TOWNSHIP REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG IN EXTENT: 1 989 (ONE THOUSAND NINE HUNDRED AND EIGHTY NINE) square metres Held by the Defendants by Deed of Transfer No. T9422/2002 Street address : 270 Pretorius Avenue, Lyttelton Manor, Extension 1 MAGISTERIAL DISTRICT : CENTURION IMPROVEMENTS MAIN PROPERTY : 4 x Bedrooms, 2 x Bathrooms, 1 x Lounge, 1 x Dining Room, 1 x Office, 1 x Kitchen, 1 x Carport FLAT : 3 x Bedrooms, 1 x Bathroom, 1 x Kitchen, 1 x Bar Paved, Zinc Roof, Pre-Cast Walls 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, CENTURION EAST, 33 KERSIEBOOM CRESCENT, ZWARTKOP Registration as buyer is a pre-requisite subject to conditions, inter alia : (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation, proof of identity and address and particulars. (c) Payment of a refundable registration fee of R15 000,00 - 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, 2023-05-22.

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 / F74546/ TH.

**Case No: 63305/2021**

**Docex: DX 136, PRETORIA**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration Number: 2006/021576/07), Plaintiff and LAZARUS AMAOBI OMEIRE, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, ACTING SHERIFF JOHANNESBURG EAST, 1st FLOOR, 21 HUBERT STREET, WESTGATE, JOHANNESBURG**

In terms of a judgement granted on 29 AUGUST 2022, 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 WEDNESDAY 14 JUNE 2023 at 09h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, ACTING SHERIFF JOHANNESBURG EAST, 1st FLOOR, 21 HUBERT STREET, WESTGATE, JOHANNESBURG, to the highest bidder, subject to a reserve of R1 492 397.27 (ONE MILLION FOUR HUNDRED AND NINETY TWO THOUSAND THREE HUNDRED AND NINETY SEVEN RAND AND TWENTY SEVEN CENTS). DESCRIPTION OF PROPERTY ERF 161 THE HILL TOWNSHIP REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG MEASURING : 1 388 (ONE THOUSAND THREE HUNDRED AND EIGHTY EIGHT) square metres Held under Deed of Transfer No. T4854/2019 SUBJECT TO THE CONDITIONS CONTAINED THEREIN Street address : 18 Fairfield Street, The Hill IMPROVEMENTS 1 x Lounge, 1 x Dining Room, 1 x Kitchen, 3 x Bedrooms, 1 x Bathroom, 1 x Garage, 1 x Carport The nature, extent, condition and existence of the improvements are not guaranteed and/or no warranty is given in respect thereof and are sold "VOETSTOOTS". Zoning : Residential Magisterial District : JOHANNESBURG 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, SHERIFF PALM RIDGE, 39a LOUIS TRICHARDT STREET, ALBERTON NORTH. 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) All bidders are required to pay R50 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card. (d) Registration Conditions. (e) The purchaser shall pay the Sheriff a deposit of 10 per cent of the purchase price in cash or by bank guaranteed cheque or eft on the date of the sale. (f) 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. (g) The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of purchase price being secured. (h) 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. 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, 2023-05-22.

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 / MAT12061 / TH.

**Case No: 22294/2022**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration Number: 1962/000738/06), Plaintiff and SKHOTHAM SAMUEL NTULI, First Defendant and HLOPHANI ESTHER SKOSANA, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-12, 09:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, 62 LUDORF STREET, BRITS**

In terms of a judgment granted on 23 JANUARY 2023, in the above Honourable Court and a Writ of Execution on immovable property issued thereafter, and the subsequent attachment thereof, the undermentioned property will be sold in execution on MONDAY 12 JUNE 2023 at 09h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, 62 LUDORF STREET, BRITS, subject to a reserve of R608 000.00 (SIX HUNDRED AND EIGHT THOUSAND RAND). DESCRIPTION OF PROPERTY ERF 151 MOOINOOI TOWNSHIP REGISTRATION DIVISION J.Q., NORTH WEST PROVINCE MEASURING : 1 077 (ONE THOUSAND AND SEVENTY SEVEN) SQUARE METRES Held by the Judgment Debtors in their names, by Deed of Transfer No. T82148/2007 SUBJECT TO THE CONDITIONS THEREIN CONTAINED Street address : 19 Gerda Avenue, Mooinooi MAGISTERIAL DISTRICT : BRITS IMPROVEMENTS 3 x Bedrooms, 1 x Dining Room, 1 x Kitchen, 1 x Bathroom, 1 x Shower, 1 x Toilet OUTBUILDING : Garage with Bedroom 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, 62 LUDORF STREET, BRITS. 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) A registration fee in the amount of R20 000,00 payable by way of EFT. (d) Registration Conditions : no person will be allowed on the premises if they are not registered for FICA and CPA. The Execution Creditor, Sheriff and/or Plaintiff's Attorney do not give any warranties with regard to the description and/or improvements.

Dated at PRETORIA, 2023-05-22.

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 / MAT13214 / TH.

**Case No: 3410/2022**

**Docex: DX 136, PRETORIA**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Registration Number: 2006/021576/07), Plaintiff and MOHAMED ZAHEER WADEE, First Defendant and LEAH OLIVIA WADEE, Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, OFFICE OF THE SHERIFF OF THE HIGH COURT, ACTING SHERIFF JOHANNESBURG EAST, 1st FLOOR, 21 HUBERT STREET, WESTGATE, JOHANNESBURG**

In terms of a judgement granted on 17 JUNE 2022, 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 WEDNESDAY 14 JUNE 2023 at 09h00 in the morning at the OFFICE OF THE SHERIFF OF THE HIGH COURT, ACTING SHERIFF JOHANNESBURG EAST, 21 HUBERT STREET, WESTGATE, JOHANNESBURG, to the highest bidder, subject to a reserve of R832 748.00 (EIGHT HUNDRED AND THIRTY TWO THOUSAND SEVEN HUNDRED AND FORTY EIGHT RAND). DESCRIPTION OF PROPERTY ERF 6040 KENSINGTON TOWNSHIP REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG MEASURING : 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES Held under Deed of Transfer No. T5321/2018

SUBJECT TO THE CONDITIONS CONTAINED THEREIN Street address : 78 Oxford Road, Kensington, Johannesburg IMPROVEMENTS 1 x Lounge, 1 x Dining Room, 1 x Kitchen, 1 x Laundry, 3 x Bedrooms, 2 x Bathrooms, 2 x Garages COTTAGE : 2 x Bedrooms, 1 x Bathroom, 1 x Living Room, 1 x Kitchen 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 : JOHANNESBURG 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, SHERIFF PALM RIDGE, 39a LOUIS TRICHARDT STREET, ALBERTON NORTH. 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) All bidders are required to pay R50 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyers card. (d) Registration Conditions. (e) The purchaser shall pay the Sheriff a deposit of 10 per cent of the purchase price in cash or bank guaranteed cheque or eft on the date of the sale. (f) 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. (g) The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of purchase price being secured. (h) 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. 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, 2023-05-22.

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 / MAT12627 / TH.

**Case No: 2022/23694**

**Docex: DOCEX 27 BEDFORDVIEW**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, LUUS: DEAN (ID NO: 940222 5037 08 3), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 10:00, 182 PROGRESS ROAD , ROODEPOORT**

In execution of a judgment of the High Court of South Africa, Gauteng Division - Johannesburg in the suit, a sale to the highest bidder subject to a reserve price of R707 641.39 will be held by the offices of the Sheriff ROODEPOORT NORTH at 182 PROGRESS ROAD , LINDHAVEN at 10:00 on 23 JUNE 2023 of the undermentioned property of the Defendant on the conditions which may be inspected at the office of the Sheriff, prior to the sale. A Unit consisting of - Section Number 26 as shown and more fully described on Sectional Plan Number SS315/1997, in the scheme known as GLEN ABBEY in respect of the land and building or buildings situated at FLORIDA GLEN EXTENSION 6 , TOWNSHIP , LOCAL AUTHORITY : CITY OF JOHANNESBURG of which section the floor area , according to the said sectional plan, is 97(NINETY SEVEN) SQUARE METRES in extent ; and an undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan. HELD BY DEED OF TRANSFER NUMBER ST30186/2020 .SITUATED AT: UNIT 26 ABBEY , 482 RINA STREET, FLORIDA GLEN EXT 6 and chosen domicilium citandi et executandi being at 24 LOS ANGELES DRIVE , NORTHCLIFF. THE PROPERTY IS ZONED : RESIDENTIAL. IMPROVEMENTS: Please note that nothing is guaranteed and/or no warranty is given in respect thereof. MAIN BUILDING: lounge, bathroom, bedrooms, kitchen. (The accuracy thereof can however not be guaranteed). THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS."1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00; (b) 3.5% on R100 001.00 to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to a maximum commission R40 000.00 plus VAT and a minimum of R3 000.000 plus VAT.2. A deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of purchase price and any such interest payable shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee to be approved by the Plaintiff's Attorney , which shall be furnished to the Sheriff within 21 (twenty one) days after the sale.3. The property may be taken possession of after signature of conditions of sale , payment of the deposit and upon the balance of the purchase price being secured.4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month as per date of sale to date of transfer

of the property. 5. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff Roodepoort North . The office of the Sheriff Mr Danie Bezuidenhout 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 ROODEPOORT NORTH, 182 PROGRESS ROAD , ROODEPOORT .

Dated at BEDFORDVIEW, 2023-04-05.

Attorneys for Plaintiff(s): STUPEL & BERMAN INC, 1ST FLOOR , BRADFORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW. Telephone: 011 776 3000. Fax: 086 769 0863. Attorney Ref: 114377/D GELDENHUYS/VT.

**Case No: 2019/19462**

**Docex: 27 BEDFORDVIEW**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF and MPOFU: FUNEKA (ID NO: 740731 5259 085), 1ST DEFENDANT, MPOFU: HAPPINESS (ID NO. 711026 0076 08 8), 2ND DEFENDANT and NDLOVU: REGINAH ZAMA (ID NO. 680214 1015 08 4), 3RD DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, 21 HUBERT STREET, WESTGATE JOHANNESBURG**

In execution of a judgment of the High Court of South Africa, Gauteng Division - Johannesburg in the suit, a sale to the highest bidder subject to a reserve price of R790 000.00 will be held at the offices of the Acting Sheriff JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE JOHANNESBURG at 9H00 on 14 JUNE 2023 of undermentioned property of the Defendants on the conditions which may be inspected at the office of the Sheriff, prior to the sale. CERTIAN: ERF 1097 YEOVILLE TOWNSHIP, REGISTRATION DIVISION I. R., THE PROVINCE OF GAUTENG, MEASURING 495 (FOUR HUNDRED AND NINETY FIVE) SQUARE METRES, HELD BY DEED OF TRANSFER NO.T44261/2012. SITUATED AT : 30 DUNBAR STREET, YEOVILLE with chosen domicilium cititandi et executandi at 5 MONSMEAD COURT, 30 MONS STREET, BELLEVUE EAST. THE PROPERTY IS ZONED: RESIDENTIAL. IMPROVEMENTS: Please note that nothing is guaranteed and /or no warranty is given in respect thereof. MAIN BUILDING : lounge, bathroom, bedrooms, kitchen. (The accuracy thereof can however not be guaranteed). THE NATURE , EXTENT , CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS". 1. The Purchaser shall pay auctioneer's commission to: (a) 6% on the first R100 000.00; (b) 3.5% on R100 001.00 to R400 000.00; (c) 1.5% on the balance of the proceeds of the sale subject to A maximum commission R40 000.00 plus VAT and a minimum of R3 000.00 plus VAT. 2. A deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of the purchase price and any such interest payable shall be paid to the Sheriff against transfer and shall be secured by a bank guarantee to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 (twenty one) days after the sale. 3. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured. 4. Should the purchaser received possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month as per date of transfer of the property. 5. The rules of auction are available 24 hours prior to the auction at the offices of the Sheriff JOHANNEBSURG EAST at 69 JUTA STREET, BRAAMFONTEIN. REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS , INTER ALIA: (a) Directive of the Consumer Protection Act 68 of 2008(URLhttp://view/DownloadFileAction?!=99961) (b) FICA LEGISLATION - Proof of ID and address particulars (c) Payments of a registration fee of R50 000.00 - refundable registration fee prior to the commencement of the auction in order to obtain a buyers card. (d) Registration conditions. The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the Sheriff PALMRIDGE, 39A LOUIS TRICHARD STREER ALBERTON NORTH..

Dated at GERMISTON, 2023-05-10.

Attorneys for Plaintiff(s): STUPEL & BERMAN INC, 1ST FLOOR BRADFORD CORNER, 2 BRADFORD ROAD, BEDFORDVIEW. Telephone: 011 776 3000. Fax: 086 769 0863. Attorney Ref: 104928/ D GELDENHUYS / LM.

**Case No: 16493/2018**

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

**In the matter between: ABSA BANK LTD, PLAINTIFF and NOMPUMELELO PROGRESS GAVEN, ID 740207  
0763 082, DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 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 without a reserve price will be held by the SHERIFF OF THE HIGH COURT PRETORIA SOUTH EAST on the 20th day of JUNE 2023 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: ERF 273 WATERKLOOF HEIGHTS EXTENSION 7 TOWNSHIPS REGISTRATION DIVISION: JR; GAUTENG PROVINCE MEASURING: 1677 (ONE THOUSAND SIX HUNDRED AND SEVENTY SEVEN) SQUARE METRES HELD BY DEED OF TRANSFER T71717/2014 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND FURTHER SUBJECT TO THE CONDITION THAT THE PROPERTY MAY NOT BE TRANSFERRED WITHOUT THE WRITTEN APPROVAL OF WATERKLOOF HEIGHTS MANOR HOME OWNERS ASSOCIATION NPC BETTER KNOWN AS: 73 GLASTONBURY ROAD, WATERKLOOF HEIGHTS EXTENSION 7 Any prospective purchaser must register, in accordance with the following conditions amongst others: a) The provisions of the Consumer Protection Act 68 of 2008 (<http://www.info.gov.za/view/downloadfileAction?id=9961>) b) The provisions of FICA- legislation (requirement proof of ID, residential address) c) Payment of a registration fee of R15 000.00 (refundable) eft for immovable property; d) All conditions applicable to registration; The following information is furnished with regard to improvements on the property although nothing in this respect is guaranteed: VACANT STAND.

Dated at PRETORIA, 2023-04-28.

Attorneys for Plaintiff(s): HACK STUPEL & ROSS ATTORNEYS, 2nd Floor, STANDARD BANK CHAMBERS, CHURCH SQUARE, PRETORIA. Telephone: (012) 325-4185/9. Fax: (086) 775-1985. Attorney Ref: C.J VAN WYK/Mandi/DA3362.

**Case No: 2019/36776****Docex: 172 Johannesburg**

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

**In the application of: FirstRand Bank Limited, Plaintiff and ALFRED XOLANI MTHEMBU, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 09:30, Sheriff's office Heidelberg, 40 Ueckermann Street, Heidelberg, Gauteng Province**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 2nd of December 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 HEIDELBERG on THURSDAY the 22nd day of JUNE 2023 at 09:30 at 40 UECKERMANN STREET, HEIDELBERG, GAUTENG PROVINCE with a reserve price of R295 000.00.

CERTAIN: ERF 3137 HEIDELBERG EXTENSION 16 TOWNSHIP, REGISTRATION DIVISION: I.R., THE PROVINCE OF GAUTENG

MEASURING: 862 SQUARE METRES

HELD UNDER DEED OF TRANSFER NO T16/83268

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ZONING: Special Residential (not guaranteed)

The property is situated at 1 NARBADA STREET, HEIDELBERG EXTENSION 16 and consist of Lounge, Bathroom, Passage, 2 Bedrooms, Kitchen, tiled roof and 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 HEIDELBERG situated at 40 UECKERMANN STREET, HEIDELBERG, 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 R1 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, 2023-05-02.
- 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/64804.

**Case No: 3086/2021**

**Docex: PH46A**

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

**In the matter between: Changing Tides 17 (Proprietary) Limited N.O., Judgement Creditor and  
Lehlohonolo Samuel Monelesi, 1st Judgement Debtor and Bulelwa Monelesi, 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 08:00, 20 Riemland Street, Sasolburg**

In Execution of a Judgment of the High Court of South Africa, (Free State Division, Bloemfontein) in the abovementioned suit, the Property shall be sold by the Sheriff Sasolburg to the highest bidder subject to a reserve price of R253 242.00 and will be held on 22 June 2023 At 20 Riemland Street, Sasolburg at 08H00 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 20 Riemland Street, Sasolburg, prior to the sale.

Certain: Erf 5078 Zamdela Township, Registration Division District Of Parys, Province of Free State, being 5078 Katleho Street, Zamdela, Sasolburg

Measuring: 337 (Three Hundred And Thirty Seven) Square Metres;

Held under Deed of Transfer No. T18331/2008

Situated in the Magisterial District of Sasolburg.

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

Main Building: Lounge, Kitchen, 3 Bedrooms, Bathroom, 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, 2023-04-21.

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: MAT3213/BJLC. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 54052/2020**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and PIET VUSI MOKGOMONG, IDENTITY NUMBER:  
680927 5322 087, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa, Gauteng Division, Pretoria, in the above action, a sale as a unit with a reserve price of R273 000.00 will be held by the ACTING SHERIFF SOSHANGUVE AT: AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK, PRETORIA on the 22nd day of June 2023 at 10:00 of the under mentioned immovable property of the Judgment Debtor, which

immovable property falls within the Magisterial district of TSHWANE on the Conditions to be read by the Sheriff at the time of the sale, which Conditions will lie for inspection prior to the sale at ZELDA PARK BUILDING, OFFICE NO 8A, 570 GERRIT MARRITZ STREET, PRETORIA NORTH.

BEING: ERF 656 SOSHANGUVE-M TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG. MEASURING 450 (FOUR HUNDRED AND FIFTY) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T439/1993

PHYSICAL ADDRESS: 656 BLOCK M, SOSHANGUVE, GAUTENG (BEING THE CHOSEN DOMICILIUM CITANDI ET EXECUTANDI)

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

A DWELLING CONSISTING OF (NOT GUARANTEED): 2X BEDROOMS, 1X BATHROOM, 1X KITCHEN AND 1X SITTING 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, 2023-04-03.

Attorneys for Plaintiff(s): Delberg Attorneys Inc., Delberg Attorneys Inc.: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria, Gauteng. Telephone: (012) 361-5001. Fax: (012) 361-6311. Attorney Ref: BONETTE TENNER / AHL3376.

**Case No: 83086/2019**

**Docex: PH46A**

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

**In the matter between: Firstrand Bank Limited - Judgement Creditor and Motato Isaac Mokadi - 1st Judgement Debtor and Kgabo Jermina Mokadi - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39A Louis Trichardt Street, Alberton North**

In execution of a judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the property shall be sold by the Sheriff Palm Ridge to the highest bidder subject to a reserve price of R289 095.25 and will be held at 39a Louis Trichardt Street, Alberton North on 21 June 2023 at 09:00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 39a Louis Trichardt Street, Alberton North, prior to the sale.

Certain: Erf 7203 Roodekop Extension 31 Township, Registration Division I.R, Province of Gauteng, being 7203 (Also known as) 38 Matakalatsane Street, Roodekop Ext 31

Measuring: 379 (Three Hundred and Seventy-Nine) square metres;

Held under Deed of Transfer No. T57579/2005

Situated in the Magisterial District of Palm Ridge.

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

Main Building: Lounge, Dining Room, Kitchen, 2 Bedrooms, Bathroom, Shower and 2 WC

Outside Buildings: None

Sundries: None

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

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

Dated at Hammond Pole Attorneys, Boksburg, 2023-04-04.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT434710/AF/EC. Attorney Acct: Hammond Pole Attorneys, Boksburg.

**Case No: 2021/52239**

**Docex: DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Absa Home Loans Guarantee Company (RF) Pty Limited, First Execution Creditor and Absa Bank Limited, Second Execution Creditor and Somoso Nechodemus Mojaki, First Execution Debtor and Lindiwe Maria Mojaki, Second Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39a Louis Trichardt Street, Alberton North**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 15 MARCH 2022 in terms of which the below property will be sold in execution by the Sheriff PALM RIDGE, MR. IAN BURTON OR HIS DEPUTY on 21 JUNE 2023 at 09:00 at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH to the highest bidder with a reserve price of R550 000.00.

ALL RIGHT, TITLE AND INTEREST IN THE LEASEHOLD IN RESPECT OF ERF 54 AP KHUMALO TOWNSHIP

REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG, MEASURING 276 (TWO HUNDRED AND SEVENTY SIX) SQUARE METRES, HELD BY CERTIFICATE OF RIGHT OF LEASEHOLD NUMBER TL23571/1985, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. ("the Mortgaged Property")

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

3 bedrooms, bathroom, 1 kitchen, 1 lounge, 1 dining room and 1 garage - WHICH CANNOT BE GUARANTEED.

The property is situated at: 54 AM HLONGWANE STREET, AP KHUMALO, KATLEHONG.

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) to R400 000.00 (Four Hundred Thousand Rand) and 1.5% (One point Five percent) on the balance of the proceed of the Sale plus VAT, subject to a maximum commission of R40 000.00 plus VAT in total and a minimum of R3 000.00 plus VAT, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Judgment Creditors' conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the conditions of sale. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Advertising costs at current publication rates and sale costs according to court rules apply.

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

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

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee of R25 000.00 (refundable) payable prior to commencement of the auction.
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the Sheriff PALM RIDGE at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH during normal office hours from Monday to Friday.

Dated at Johannesburg, 2023-04-25.

Attorneys for Plaintiff(s): Lowndes Dlamini Inc, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton.  
Telephone: 011-292-5777. Fax: 011-2925775. Attorney Ref: M PALM/JD/MAT31058. Attorney Acct: The Citizen.

**Case No: 27066/2021**

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

**In the matter between: NEDBANK LIMITED, Plaintiff and PHUMULANI JOSHUA MKHIZE, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-04-23, 10:00, Sheriff Soweto West at 2241 Cnr Rasmeni and Nkopi Streets, Protea North**

In execution of a judgment of the High Court of South Africa (Gauteng Division, Johannesburg) in the abovementioned suit, a Sale subject to a reserve price of R360 000.00, will be held by the Sheriff Soweto West at 2241 Cnr Rasmeni and Nkopi Streets, Protea North on the 15th day of JUNE 2023 at 10H00 of the undermentioned property of the Defendant on the conditions to be read out by the Auctioneer at the time of the sale, which conditions will lie for inspection, prior to sale, at the offices of the Sheriff Soweto West at 2241 Cnr Rasmeni and Nkopi Streets, Protea North.

CERTAIN: ERF 3052 PROTEA GLEN EXTENSION 2 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

MEASURING 276 (TWO HUNDRED AND SEVENTY SIX) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T55166/06

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

SITUATION: 3052 PROTEA GLEN EXTENSION 2 TOWNSHIP

IMPROVEMENTS (not guaranteed): 1 LOUNGE, 1 BATHROOM, 1 PASSAGE, 3 BEDROOMS, 1 KITCHEN, TILE ROOF, BRICK WALL, SINGLE BUILDING

THE PROPERTY IS ZONED: RESIDENTIAL

1. Terms: 10% (Ten percent) of the purchase price in cash in the day of the sale; balance payable against registration of transfer to be secured by a bank or other acceptable guarantee to be furnished within 21 (twenty one) days from the date of sale.

2. The Purchaser shall, immediately on the sale of the immovable property by the Sheriff as auctioneer, pay the Sheriff's commission as follows:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00 of the proceeds of the sale; and
- 1.5% 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).

All bidders are required to pay R50 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

Dated at Johannesburg, 2023-04-03.

Attorneys for Plaintiff(s): Enderstein Malumbete Inc., 11 Naivasha Road, Block A Office Suite S1 - Second Floor, Sunninghill, Sandton. Telephone: 011 615 8591. Fax: 011 615 8655. Attorney Ref: WR/SW/N02531 E-mail: [foreclosure1@endvdm.co.za](mailto:foreclosure1@endvdm.co.za). Attorney Acct: Enderstein Malumbete Inc.

**Case No: 2020/29941**

**Docex: 172 Johannesburg**

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

**In the application of: FIRSTRAND BANK LIMITED, Plaintiff and Lungeo Hughes Ndumiso Mhlongo, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, THE SHERIFF PALM RIDGE 39A LOUIS TRICHARDT STREET, ALBERTON NORTH**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 18th March 2021 and in execution of the Writ of Execution of Immovable Property, the

following immovable property will be sold with a reserve price of R475 989.07 by the Sheriff of the High Court for the district of PALM RIDGE on WEDNESDAY the 21ST day of JUNE 2023 at 09:00 at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH with a reserve price of R475 989.07.

CERTAIN: ERF 4394 ALBERTSDAL EXTENSION 30 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG

MEASURING 149 (ONE HUNDRED AND FORTY NINE) SQUARE METRES

HELD BY DEED OF TRANSFER T9274/2018

SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF LEOPARDS REST HOMEOWNERS ASSOCIATION, NPC REGISTRATION NUMBER 2016/237127/08

ZONING: Special Residential (not guaranteed)

The property is situated at 4394 SHERRY SPINNER STREET, LEOPARD'S REST SECURITY ESTATE and consists of Lounge, Kitchen, 3 Bedrooms, 1 Bathroom, 1 Shower, 2 Walk-in Closets, 1 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 PALM RIDGE situated at 39a LOUIS TRICHARDT STREET, ALBERTON NORTH. 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 R25 000.00 (EFT) which is refundable.
- d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA.
- e) The auction will be conducted by the Sheriff Mr Burton, or his Deputy.

Dated at Johannesburg, 2023-05-02.

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/65562.

**Case No: 13618/2021**

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

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. Execution Creditor and  
CLAUDIA MURIETA GORDON (ID NO: 680811 0459 08 8), Execution Debtor**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2023-06-19, 10:00, PREMISES: 25 RETIEF STREET CERES**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Ceres Division, Ceres) in the abovementioned suit, a sale, subject to a reserve price of R560 000.00, will be held on MONDAY, 19 JUNE 2023 at 10h00 at the PREMISES: 25 RETIEF STREET CERES The conditions of sale which will lie for inspection at the offices of the Sheriff for the High Court, MOORREESBURG. 1. Remainder Erf 2259 Ceres, in the Witzenberg Municipality, Ceres Division, Province of the Western Cape; Measuring 1741 (One Thousand And Seven Hundred And Forty-One) Square Metres. HELD BY DEED OF TRANSFER NO. T62906/1996 SITUATED AT: 25 RETIEF STREET, CERES ("the immovable property") THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- SINGLE STOREY CONSISTING OF BRICK WALLS, CORRUGATED IRON ROOF, STEEL WINDOW, 1X LOUNGE, 1X KITCHEN, 3X BEDROOMS, 1X BATHROOMS, 1X SEPARATE TOILET, 1X COVERED PATIO TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty-one (21) days from the date of sale. 2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser. 3.

The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured; 4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer. 5. GENERAL NOTICE: Registration as a buyer is a pre-requisite subject to specific conditions inter alia: In accordance with the Consumer Protection Act 68 of 2008 5.1 FICA legislation requirements: proof of ID and residential address; 5.2 Registration fee payable; 5.3 Registration conditions.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC. Attorneys for Plaintiff: T STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200. Attorney Ref: SOU106/0639.

**Case No: RCC/PL:243/2021**

IN THE HIGH COURT OF SOUTH AFRICA

(IN THE REGIONAL COURT FOR THE REGIONAL DIVISION OF THE WESTERN CAPE HELD AT PAARL)

**In the matter between: CHANGING TIDES 17 (PROPRIETARY) LIMITED N.O. Applicant and COLINESIA BRIGITTE SEPTEMBER (ID NO: 801206 0114 08 6), Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 2023-06-20, SHERIFF'S STORAGE: UNIT 12 ANTERAMA PARK BORSSENBERG STREET DALJOSAFAT PAARL**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale, subject to a reserve price of R284 642.00 will be held on TUESDAY, 20 JUNE 2023 at 10h00 at the PAARL SHERIFF'S STORAGE: UNIT 12 ANTERAMA PARK BORSSENBERG STREET DALJOSAFAT PAARL. The conditions of sale which will lie for inspection at the offices of the Sheriff for the High Court, PAARL. (a) ERF 11336 PAARL, IN THE DRAKENSTEIN MUNICIPALITY, PAARL DIVISION, PROVINCE OF THE WESTERN CAPE; (b) IN EXTENT: 315 (THREE HUNDRED AND FIFTEEN) SQUARE METERS (c) HELD BY DEED OF TRANSFER NO. T62746/2016; (b) SITUATED AT 66 WATERBOK STREET, NEW ORLEANS, PAARL; THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- ASBESTOF ROOF HOUSE WITH 3 X BEDROOMS WITHOUT CLOSETS, NOVILON FLOOR TILES, 1 X MAIN BATHROOM WITH BATHTUB, TOILET, BASIN WITH TILED FLOOR, 1 X SHOWER BATHROOM WITH TOILET, BASIN AND TILED FLOOR, 1 X KITCHEN WITHOUT BUILT IN CUPBOARDS 1 X DINING ROOM WITH WOODEN FLOOR, 1 X LOUNGE WITH WOODEN FLOOR, 1 X CARPORT WITH GARAGE DOOR ENTRANCE AND A SECURITY WIRE FENCE ROUND THE PROPERTY TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale. 2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser. 3. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured; 4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer. 5. GENERAL NOTICE: Registration as a buyer is a pre-requisite subject to specific conditions inter alia: In accordance with the Consumer Protection Act 68 of 2008 5.1 FICA legislation requirements: proof of ID and residential address; 5.2 Registration fee payable; 5.3 Registration conditions.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC. Attorneys for Plaintiff T STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200. Attorney Ref: SOU106/1208.

Case No: 6305/2022

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration No: 1962/000738/06), Plaintiff and SIPHIWO PETROS NYUMBEKA (ID NO. 650201 5648 08 1), First Defendant and ZOLEKA NYUMBEKA (ID NO. 720811 0814 08 6), Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-12, 09:00, SHERIFFS OFFICE: 145 MITCHELL AVENUE WOODRIDGE WOODLANDS (OPPOSITE PRINCETON HIGH SCHOOL)**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale subject to a reserve price of R309 000.00 will be held on MONDAY, 12 JUNE 2023 at 09h00 at the SHERIFFS OFFICE: 145 MITCHELL AVENUE WOODRIDGE WOODLANDS (OPPOSITE PRINCETON HIGH SCHOOL) The Conditions of Sale will lie for inspection at the offices of the Sheriff for the High Court, MITCHELLS PLAIN NORTH. ERF 6539 GUGULETHU, SITUATED IN THE CITY OF CAPE TOWN, CAPE DIVISION, PROVINCE OF THE WESTERN CAPE, IN EXTENT: 293 (TWO HUNDRED AND NINETY- THREE) SQUARE METRES; HELD BY DEED OF TRANSFER NO. T18265/2006; SITUATE AT 4 MKHANYISI STREET, GUGULETHU THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed: - BRICK WALLS, ASBESTOS, ROOF, BRICK FENCING, BUILDING CUPBOARDS, 2 X BEDROOMS, CEMENT FLOORS, SEPARATE KITCHEN, TOILET, BATHROOM GENERAL TERMS: 1. The sale in execution is conducted in terms of the Consumer Protection Act 68 of 2008 2. Registration as a buyer is a pre-requisite subject to: a) FICA legislation requirements: proof of ID and residential address; b) Registration fee payable; c) Registration conditions. TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale. 2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser. 3. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured; 4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC. Attorneys for Plaintiff T STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200 . Attorney Ref: STA801/1015.

Case No: 8605/2017

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (Registration No: 1962/000738/06), Plaintiff and LWAZI NCAPHAYI N.O (ID NO. 821006 6121 08 5), First Defendant and LWAZI NCAPHAYI (ID NO. 821006 6121 08 5), Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 11:00, SHERIFFS OFFICE: 2 CANNA STREET NEW TOWN FORT BEAUFORT**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale without a reserve price will be held on WEDNESDAY, 14 JUNE 2023 at 11h00 at SHERIFFS OFFICE: 2 CANNA STREET NEW TOWN FORT BEAUFORT The Conditions of Sale will lie for inspection at the offices of the Sheriff for the High Court, FORT BEAUFORT. REMAINDER ERF 11 FORT BEAUFORT, FORT BEAUFORT MUNICIPALITY, DIVISION FORT BEAUFORT, PROVINCE OF THE EASTERN CAPE, IN EXTENT: 2231 (TWO THOUSAND TWO HUNDRED AND THIRTY- ONE) SQUARE METRES; SITUATE AT 12 HUTCHISSON STREET, FORT BEAUFORT, EASTERN CAPE THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed: - BRICK BUILDING, 4 X BEDROOMS, GARAGE, 3 X BATHROOM, OPEN PLAN LOUNGE, TV ROOM, KITCHEN AND TILED ROOF GENERAL TERMS: 1. The sale in execution is conducted in terms of the Consumer Protection Act 68 of 2008 2. Registration as a buyer is a pre-requisite subject

to: a) FICA legislation requirements: proof of ID and residential address; b) Registration fee payable; c) Registration conditions. TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale. 2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser. 3. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured; 4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month. Pro-rata occupational rental shall be payable by the purchaser on the date of possession and thereafter monthly on or before the 1st of each month until date of registration of transfer.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC. Attorneys for Plaintiff T STRAUSS, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200 . Attorney Ref: STA878/0040.

**Case No: 32834/2016**

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 PEDRO ANTONIO DA CONCEICAO TAVARES (IDENTITY NUMBER: 581126 5185 186), FIRST DEFENDANT and FATIMA MARIA DASILVA TAVARES (IDENTITY NUMBER: 590814 0118 083), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 09:00, The Sheriff Palmridge at 39A Louis Trichardt Street, Alberton North**

This sale is a sale in execution pursuant to a judgement obtained in the above Honourable Court on the 02 JUNE 2021 in terms of which the following property will be sold in execution on 21 JUNE 2023 at 09H00 by The Sheriff Palmridge at 39A Louis Trichardt Street, Alberton North to the highest bidder with no reserve price of CERTAIN: ERF 163 RANDHART TOWNSHIP MEASURING: 1378 (ONE THOUSAND THREE HUNDRED AND SEVENTY EIGHT ) SQUARE METRES IN EXTENT REGISTRATION DIVISION: I.R. PROVINCE: Gauteng AS HELD: by the Defendant under Deed of Transfer. T.39551/2002 SITUATED AT: 16 SAMUEL STREET, RANDHART ALBERTON CHOSEN DOMICILIUM CITANDI ET EXECUTANDI: 16 SAMUEL STREET, RANDHART , ALBERTON INVENTORY: single storey,brick,tile,lounge,dining room,2 bathrooms,4 bedrooms,kitchen,1 shower, 2 toilets,entrance hall,bar, (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 Palmridge at 39A Louis Trichardt Alberton North. The Sheriff Palmridge 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](http://www.info.gov.za/view/DownloadFileAction?id=99961)); b) FICA - legislation i.r.o. proof of identity and address particulars; c) Payment of a Registration Fee of R25 000.00(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 Palmridge at 39A Louis Trichardt Alberton North. during normal office hours Monday to Friday. C/O BIELDERMANS INC 24 Chester Road Parkwood Johannesburg

Dated at ROODEPOORT, 2022-08-23.

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: T14/318185.

Case No: 18973/2018

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  
NEVILLE PASSENS (ID NO. 841203 5466 08 4), Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09:00, SHERIFFS OFFICE: 48 CHURCH WAY STRANDFONTEIN**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale subject to a reserve price of R175 000.00 will be held on WEDNESDAY, 14 JUNE 2023 at 09h00 at the SHERIFFS OFFICE: 48 CHURCH WAY STRANDFONTEIN. The conditions of sale will lie for inspection at the offices of the Sheriff for the High Court, MITCHELLS PLAIN SOUTH. (a) ERF 50873 MITCHELLS PLAIN; IN THE CITY OF CAPE TOWN; CAPE DIVISION; WESTERN CAPE PROVINCE; (b) IN EXTENT: 219 (TWO HUNDRED AND NINETEEN) SQUARE METRES; (c) HELD BY THE DEED OF TRANSFER NO. T51641/2012 (d) SITUATED AT NO. 7 2ND AVENUE, TAFELSIG, MITCHELLS PLAIN; THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- A SINGLE FREESTANDING BLOCK AND MORTAR DWELLING, COVERED UNDER A ZINC ROOF, FLOORS ARE TILED, CONSISTING OF : 2 X BEDROOMS, KITCHEN, LOUNGE, 1 X SHOWER AND 1 X TOILET, GARAGE. TERMS: 1. 10% (TEN PER CENTUM) of the purchase price in cash on the day of sale, immediately internet bank transfer into the Sheriff's trust account, or a bank guaranteed cheque on the day of the sale, the balance payable against registration of transfer, to be secured by a Bank or Building Society or other acceptable guarantee to be furnished within twenty one (21) days from the date of sale. 2. Auctioneer's charges, payable on the day of sale to be calculated as follows: 6% (SIX PER CENTUM) on the proceeds of the sale up to a price of R100 000.00 (ONE HUNDRED THOUSAND RAND) and thereafter 3,5% (THREE AND A HALF PER CENTUM) on R100 001.00 to R400 000.00 and 1.5 per cent on the balance thereof, of the proceeds of the sale, subject to a maximum Commission of R40 000.00 (FORTY THOUSAND RAND) in total and a minimum of R3 000.00 (THREE THOUSAND RAND) (inclusive in all instances of the sheriff's bank charges and other expenses incurred in paying the proceeds into his or her trust account), which commission shall be paid by the Purchaser.

Dated at CAPE TOWN.

Attorneys for Plaintiff(s): STRAUSS DALY INC. Attorneys for Plaintiff R SWANEPOEL, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200 . Attorney Ref: ABS10/2823.

Case No: 19449/2016

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and SAMEUL LOMBARD (ID NO. 720314 5076 08 2),  
First Defendant and PATRICIA LOMBARD (ID NO. 750919 0300 08 0), Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-12, 09:00, SHERIFFS OFFICE: 11 ST JOHN STREET MALMESBURY**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (Western Cape Division, Cape Town) in the abovementioned suit, a sale subject to a reserve price of R283 000.00 will be held on MONDAY, 12 JUNE 2023 at 09h00 at the MALMESBURY SHERIFFS OFFICE: 11 ST JOHN STREET MALMESBURY. The conditions of sale will lie for inspection at the offices of the Sheriff for the High Court, MALMESBURY. (a) ERF 2131 WESFLEUR, IN THE CITY OF CAPE TOWN, DIVISION CAPE, PROVINCE OF THE WESTERN CAPE. (b) IN EXTENT: 265 (TWO HUNDRED AND SIXTY-FIVE) SQUARE METRES (c) HELD BY DEED OF TRANSFER NO. T37607/2002; (d) SITUATE AT 41 LANTANA CRESCENT, PROTEA PARK, WESFLEUR. THE PROPERTY IS ZONED: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished re the improvements though in this respect nothing is guaranteed:- 1 X LOUNGE, 1 X KITCHEN, 3 X BEDROOM , 1 X BATHROOM 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. Attorneys for Plaintiff R SWANEPOEL, 13th floor Touchstone House, 7 Bree Street, Cape Town, 8001. Telephone: 021 410 2200 . Attorney Ref: ABS10/2526.

**Case No: 56890/2015**

**Docex: Docex 450, Johannesburg**

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

**In the matter between: ABSA BANK LIMITED (Reg nr: 1986/004794/06), Execution Creditor and ALETTA FOURIE (ID: 820418 0002 08 1), Execution Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 10:00, Sheriff Bronkhorstspuit at 51 Kruger Street, Bronkhorstspuit**

Notice is hereby given, in accordance with the Regulations of The Consumer Protection Act 68 of 2008 that: IN PURSUANCE OF a Rule 31(2)(a), Rule 46(1)(a)(ii) order granted on 20 January 2016 and Rule 46A order granted on 15 December 2022, the above Honourable Court issued a Warrant of execution which was executed by the Sheriff. As a result, thereof, the undermentioned property will be put up for auction by the Sheriff Bronkhorstspuit at 51 Kruger Street, Bronkhorstspuit on 14 June 2023 at 10h00, which is more fully described as: CERTAIN: ERF REMAINING EXTENT OF ERF 11 BRONKHORSTBAAI TOWNSHIP REGISTRATION DIVISION J.R. PROVINCE OF GAUTENG MEASURING 2122 (TWO THOUAND ONE HUNDRED AND TWENTY-TWO) SQUARE METRES HELD By Deed of Transfer T30532/2013 THE PROPERTY IS ZONED AS: RESIDENTIAL at situated at 20 Swartberg Street, Bronkhorstbaai Particulars of the property and the improvements thereon are provided herewith, but are not guaranteed. IMPROVEMENTS Main Building Ground Floor 1x E/hall 1x lounge 1x living 1x kitchen 2x bedroom 1x bathroom 1x play room 1x scullery First Floor 3x bedrooms 2x bathrooms Out Building 1x double garage 1x servants quarters consisting of 1x bedroom and 1x bathroom The immovable property registered in the name of the Defendant is situated in the Magisterial District of Tshwane East The amount due to the City of Tshwane Metropolitan Municipality estimated as at 28 March 2023 amount to R798 739.55. Neither the sheriff nor the execution creditor warrant the accuracy of the estimate. The court set a reserve price at R580 000.00 (Five Hundred and Eighty Thousand Rand) A copy of the Regulations of Act 68 of 2008, as aforementioned, can be obtained from: <http://thornton.co.za/resources/> 34180\_rg9515\_gon293.pdf Inspect Conditions at Sheriff Bronkhorstspuit, 51 Kruger Street, Bronkhorstspuit, during office hours.

Dated at PRETORIA.

Attorneys for Plaintiff(s): TIM DU TOIT & CO INCORPORATED ATTORNEYS, 433 Rodericks Road, c/o Rodericks Road & Sussex Avenue, Lynnwood, Pretoria, 0081. Telephone: 012 470 7537. Fax: 012 470 7766. Attorney Ref: PR3108/ak/mm/MW Letsoalo.

**Case No: 14160/2020**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED Plaintiff/Applicant and MMBULAHENI KENNETH MPHUMA (Identity Number: 730228 6149 086), 1st Defendant/Respondent and SHONISANI BRENDA MPHUMA (Identity Number: 820916 1123 087), 2nd Defendant/Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-15, 10:00, SHERIFF SOWETO WEST, CORNER RASMENI & NKOPI STREET, PROTEA NORTH**

IN EXECUTION OF A JUDGMENT of the High Court of South Africa (GAUTENG DIVISION, PRETORIA) in the abovementioned suit, a sale with reserve in the amount of R700,000.00 (SEVEN HUNDRED THOUSAND RAND) will be held at SHERIFF SOWETO WEST, CORNER RASMENI & NKOPI STREET, PROTEA NORTH on 15 JUNE 2023 at 10H00, of the under-mentioned property on the conditions which will lie for inspection at the offices of the SHERIFF SOWETO WEST, CORNER RASMENI & NKOPI STREET, PROTEA NORTH prior to the sale. ERF 2188 PROTEA NORTH TOWNSHIP REGISTRATION DIVISION I.Q. PROVINCE OF GAUTENG MEASURING 242 (TWO HUNDRED AND FORTY TWO) SQUARE METRES) HELD UNDER DEED OF TRANSFER T23099/2017 also known as 30 NOKWE STREET, PROTEA NORTH the following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed: THE PROPERTY IS ZONED: RESIDENTIAL A RESIDENTIAL DWELLING CONSISTING OF: LOUNGE, DINNING ROOM, KITCHEN, 3 BEDROOMS, 2 BATHROOMS AND GARAGE. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: 1. THE SHERIFF'S COMMISSION: 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. Maximum of R40,0000.00 - Minimum R3,000.00 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 SOWETO WEST, CORNER RASMENI & NKOPI STREET, PROTEA NORTH. 4. Advertising cost at current publication rate and sale costs according to Court rules apply. Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia: (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) (b) Fica-Legislation - Proof of identity and address particulars (c) Registration for auction is open the day before from 09:30 to 13:00 and close on the day of the auction no exceptions. The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF SOWETO WEST, CORNER RASMENI & NKOPI STREET, PROTEA NORTH. C/O LEE ATTORNEYS 51 Elandslaagte Straat Hazelwood Pretoria Ref: Lenell Lee Cell: 082 451 2142 Fax: 0866 524 601

Dated at SANDTON.

Attorneys for Plaintiff(s): VAN HULSTEYNS ATTORNEYS, Third Floor, Suite 25 Katherine & West Building Cnr Katherine & West Streets Sandhurst, Sandton. Telephone: 011 523-5300. Fax: 011 523 5326. Attorney Ref: B Seimenis / S Erasmus / MAT: 13397.

**Case No: 2021/35338**

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

**In the matter between: ABSA BANK LIMITED, Plaintiff and DOUBELL, JOHN ROBERT, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 14:00, sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN**

IN EXECUTION of a judgment of the above Honourable Court in the above action, dated the 26 OCTOBER 2022, a sale will be held at the office of the sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN on 9 JUNE 2023 at 14H00 of the undermentioned property of the Defendant on the Conditions, which will lie for inspection at the offices of the sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN, subject to a reserve price of R180,000.00. A unit consisting of: (a) Section No. 28 as shown and more fully described on Sectional Plan No. SS145/1996 in the scheme known as ORIBI COURT, in respect of the land and building or buildings situated at BRENTHURST EXTENSION 1 TOWNSHIP, Local Authority: CITY OF EKURHULENI METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 64 (SIXTY FOUR) square metres in extent, and (b) an undivided share in 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. ST9839/2004, SITUATED AT: SEC 28, UNIT 20, ORIBI COURT, 25 VAN ZYL STREET, BRENTHURST EXT. 1, BRAKPAN. Magisterial Court District (Edenvale) (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS) The following information is furnished regarding the improvements, though in this respect nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: IMPROVEMENTS: LOUNGE, KITCHEN, 1 BEDROOM, 1 BATHROOM THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND/OR NO WARRANTY IS GIVEN IN RESPECT THEROF AND ARE SOLD "VOETSTOOTS" 1. The purchaser shall pay auctioneer's commission subject to a maximum of R40 000.00 plus V.A.T. and a minimum of R3 000.00 plus v.a.t. 2. A Deposit of 10% of the purchase price immediately on demand by the Sheriff. The balance of purchase price and any such interest payable, shall be paid to the Sheriff against transfer and shall be secured by a Bank guarantee, to be approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale. 3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff at 612 VOORTREKKER ROAD, BRAKPAN. The office of the Sheriff - BRAKPAN will conduct the Sale. REGISTRATION AS A BUYER IS A PRE-REQUISITE SUBJECT TO CONDITIONS, INTER ALIA: a. Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.infp.gov.za/view/DownloadFileAction?id=99961>) b. FICA-Legislation - Proof of Identity and address particulars c. Payment of a registration fee - in Cash / EFT d. Registration Conditions THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF - BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN.

Dated at JOHANNESBURG.

Attorneys for Plaintiff(s): TIM DU TOIT & CO INCORPORATED ATTORNEYS, 33 The Valley Road, Cnr Jan Smuts Avenue Westcliff, Johannesburg. Telephone: 011 274 9800. Fax: 011 646 7982. Attorney Ref: JR6056/Z63/N. Erasmus/CO - EMAIL: [nastassja@timdutoit.co.za](mailto:nastassja@timdutoit.co.za) - [cobus@timdutoit.co.za](mailto:cobus@timdutoit.co.za).

**Case No: 2022-14560**

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

**In the matter between: GRACELAND CORNER BODY CORPORATE (Scheme Number: SS132/2008) – Applicant and MLALAZI BRIAN THABISO (ID NO: 950715 6268 08 3) - First Respondent, CITY OF EKURHULENI METROPOLITAN MUNICIPALITY - Second Respondent and SB GUARANTEE CO RF PTY LTD - Third Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-19, 10:00, Sheriff Germiston South - 4 Angus Street, Germiston.**

In pursuance of judgment in the High Court for the district of Johannesburg and a Warrant of Execution dated 23 November 2022, the property listed below will be sold in execution by the Sheriff Germiston South, on the 19th of June 2023 at Sheriff Germiston South, 4 Angus Street, Germiston, at 10:00 to the highest bidder:

PROPERTY: Unit 71, in the scheme known as Graceland Corner, with Scheme Number 132/2008, under title deed ST18141/2012, which is better known as Unit 71, Graceland Corner, Corner Sarel Hatting and Midmar Street, Elspark Ext 5, Germiston, in the city of Ekurhuleni Metropolitan Municipality of which section the floor area, according to the sectional plan 50 (fifty 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 ST18141/2012.

as Unit 71, Graceland Corner, Corner Sarel Hatting and Midmar Street, Elspark Ext 5, Germiston.

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, Germiston South 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, Germiston South, 4 Angus Street, Germiston, Johannesburg.

Dated at Roodepoort, 2023-03-20.

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: GC1/0033.

**Case No: D4620/2020****Docex: docex 27**

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

**In the matter between: NEDBANK LIMITED, Plaintiff and DHANUSHAN REDDY, Identity Number : 8210185066088, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10h00, OFFICE OF THE SHERIFF FOR LOWER TUGELA at SUITE 3, PRITHVI CENTRE, 131 MAHATMA GANDHI STREET, STANGER/KWA DUKUZA**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court in terms of which the following property will be sold in execution on the 20TH day of JUNE 2023 at 10H00 outside the OFFICE OF THE SHERIFF FOR LOWER TUGELA at SUITE 3, PRITHVI CENTRE, 131 MAHATMA GANDHI STREET, STANGER/KWA DUKUZA, subject to a reserve price of R700,000.00:

PORTION 7 (OF 5) OF ERF 16 SHAKASKRAAL, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL, IN EXTENT 1 057 (ONE THOUSAND AND FIFTY SEVEN) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T 11414/2018 SUBJECT TO THE CONDITIONS OF TITLE CONTAINED THEREIN PHYSICAL ADDRESS: 16 SCHOOL ROAD, SHAKASKRAAL, KWAZULU-NATAL ZONING : RESIDENTIAL (NOTHING GUARANTEED) IMPROVEMENTS: The following information is furnished but not guaranteed: BRICK UNDER TILED DWELLING, 3X BEDROOMS, 2X BATH ROOMS, 1X KITCHEN, 1X LIVING ROOM, 1X 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 on the day of the sale and the balance against transfer which shall be secured by a Bank guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within Twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The rules of this auction and a full advertisement is available 24 hours before the auction at the office of the SHERIFF FOR LOWER TUGELA, SUITE 3, PRITHVI

CENTRE, 131 MAHATMA GANDHI STREET, STANGER/KWA DUKUZA. The office of the SHERIFF FOR LOWER TUGELA will conduct the sale with auctioneers R SINGH (Sheriff) and / or S DE WIT. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

- A) Directive of the Consumer Protection Act 68 of 2008.  
(URL: <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
- B) FICA - legislation i.r.o. proof of identity and address particulars.
- C) Payment of a Registration Fee of R10 000.00 in cash.
- D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff of the High Court, (15 days prior to the date of sale) PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN. STRAUSS DALY INC. MRS ADAMS/N0183/6177.

Dated at UMHLANGA, 2023-04-25.

Attorneys for Plaintiff(s): Strauss Daly Attorneys, 9th Floor Strauss Daly Place, 41 Richfong Circle, Ridgeside Office Park, Umhlanga. Telephone: 0315705603. Attorney Ref: STRAUSS DALY.

**Case No: 44984/2020**

**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 Petros Hadebe - 1st Judgement Debtor and Felicity Hadebe - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 09:00, No 5 2nd Avenue, Cnr Station Road, Armadale (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 Soweto East to the highest bidder without a reserve and will be held on 14 June 2023 at No 5 2nd Avenue, Cnr Station Road, Armadale (known as Viking) at 09h00 of the undermentioned property of the execution debtors on the conditions which may be inspected at No 5 2nd Avenue, Cnr Station Road, Armadale (known as Viking), prior to the sale.

Certain:

Erf 11022 Orlando Township, Registration Division I.Q., Province of Gauteng, being 10336b Ndabezitha Street (also known as 55 Ndabezitha Street), Orlando West

Measuring: 192 (One Hundred and Ninety Two) square metres;

Held under Deed of Transfer No. T17423/2017

Situated in the Magisterial District of Soweto 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: Lounge, Kitchen, 2 Bedrooms.

Outside Buildings: 1 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 HP Ndlovu Inc Attorneys, Boksburg, 2023-04-13.

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: MAT2336/BJ/EC. Attorney Acct: HP Ndlovu Inc, Boksburg.

Case No: 107/2022

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

**In the matter between: Nedbank Limited - Judgement Creditor and Zanele Rebecca Yeni - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 10:00, 4 Angus Street, Germiston South**

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 Germiston South to the highest bidder subject to a reserve price of R380 000.00 and will be held at 4 Angus Street, Germiston on 19 June 2023 at 10:00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 4 Angus Street, Germiston, prior to the sale.

A Unit consisting of:

Section No. 53 as shown and more fully described on Sectional Plan No. SS359/1996 in the scheme known as Pelican Park in respect of the land and building or buildings situate at Albemarle Extension 1 Township, Local Authority: Ekurhuleni Metropolitan Municipality, of which section the floor area, according to the said sectional plan, is 57 (Fifty Seven) square metres in extent;

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

Held under Deed of Transfer No. ST46865/2005

Situated at Unit 53 Pelican Park, 1 Pelican Road, Albemarle, Germiston

Situated in the Magisterial District of Germiston South.

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

Main Building: Dining Room, Kitchen, 2 Bedrooms, 1 Bathroom

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 Attorneys, Boksburg, 2023-06-05.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o Vermaak & Partners Inc, 3rd Floor 54 On Bath, 54 On Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT448588/LW/MS. Attorney Acct: Hammond Pole Attorneys, Boksburg.

Case No:

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

**In the matter between: ABSA BANK LIMITED (Registration number 1986/004794/06), Plaintiff and MICHAEL VICTOR GUNKO (Identity number: 530217 5073 084), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-12-06, 09:00, 22 Pretoria Road, Lanzerac Estate, Hal fway House, Midrand, JOHANNESBURG**

ERF 1536 Morning Side Extension 177 Township, Registration Division I.R., Province Gauteng measuring 999 (nine hundred and ninety-nine) square meters held by Deed of Transfer No. T27340/2015, subject to the conditions therein contained and further subject to the conditions of the Villa Fiori Homeowners Association NPC, ("THE PROPERTY");

Situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng.

THE PROPERTY IS ZONED: RESIDENTIAL

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed. The property is situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng and consists of:

1 Entrance hall, 1 Lounge, 1 Dining room, 1 Living room, 1 Study, 1 Kitchen, 1 Scullery, Pantry, 4 Bedrooms, 4 Bathrooms, 1 Separate toilet and 1 Balcony. 2 Double garages and 1 Servants' quarters with 2 Bedrooms and 1 Bathroom.

The Rules of this auction are available 24 hours before the auction at the office of SHERIFF Sandton South.

SHERIFF Sandton South shall conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

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

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the SHERIFF Sandton South at 22 Old Pretoria Road, Unit B6 Lanzerac Office Park, Halfway House, Midrand, JOHANNESBURG. during normal office hours Monday to Friday.

Dated at JOHANNESBURG, 2022-11-08.

Attorneys for Plaintiff(s): ALAN JACOBS & ASSOCIATES, Not represented. Telephone: 083 273 8094.  
Attorney Ref: ABSA/GUNKO.

**Case No: 75338/2018**

**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 Jaco Viljoen - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 91 General Hertzog Street, Three Rivers, Vereeniging**

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 Vereeniging to the highest bidder subject to a reserve price of R200 000.00 and will be held on 22 June 2023 at 91 General Hertzog Road, Three Rivers, Vereeniging at 10h00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 91 General Hertzog Road, Three Rivers, Vereeniging, prior to the sale.

Certain: Erf 633 Sonlandpark Township, Registration Division I.Q., Province of Gauteng, being 34 Jack Rice Street, Sonlandpark, Vereeniging.

Measuring: 991 (Nine Hundred and Ninety One) square metres;

Held under Deed of Transfer No. T105160/2015

Situated in the Magisterial District of Vereeniging.

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, Lounge, Dining Room, Toilet And Bathroom

Outside Buildings: 2 Garages and a Lapa

Sundries: None

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

Dated at HP Ndlovu Inc Attorneys, Boksburg, 2023-04-24.

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: MAT975/LM/EC. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 50161/2021****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 Mokgadi Dinah Van Kramberg - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39A Louis Trichardt Street, Alberton North**

In execution of a judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the property shall be sold by the Sheriff Palm Ridge to the highest bidder without reserve and will be held on 21 June 2023 at 39a Louis Trichardt Street, Alberton North at 09h00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 39A Louis Trichardt Street, Alberton North, prior to the sale. Certain:

Erf 195 Tsolo Township, Registration Division I.R., Province of Gauteng, being 195 Bohopa Street, Tsolo Section, Katlehong

Measuring: 272 (Two Hundred and Seventy Two) square metres;

Held under Deed of Transfer No. T20413/2016

Situated in the Magisterial District of Palm Ridge.

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

Main Building: Lounge, Kitchen, 2 Bedrooms.

Outside Buildings: Staff Quarters, With 2 Bedrooms.

Sundries: None

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

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

Dated at HP Ndlovu Inc Attorneys, Boksburg, 2023-04-06.

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: MAT13427/BJ/EC. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 50851/2021****Docex: PH46A**IN THE HIGH COURT OF SOUTH AFRICA  
(GAUTENG DIVISION, PRETORIA)**In the matter between: ABSA Bank Limited, Judgement Creditor and Mashedi Derrick Tsie, 1<sup>st</sup> Judgement Debtor and Rachel Malebo Seoketsa, 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, 182 Progress Road, Lindhaven**

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 North to the highest bidder subject to a reserve price of R820 657.00 and will be held at 182 Progress Road, Lindhaven on 23 June 2023 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 182 Progress Road, Lindhaven prior to the sale.

Certain :

A Unit consisting of:

(a) Section no. 1 as shown and more fully described on sectional plan no. SS179/2003 in the scheme known as Michael House in respect of the land and building or buildings situate at Wilgeheuwel Extension 9 Township, local authority: City Of Johannesburg, of which section the floor area, according to the said sectional plan, is 133 (one hundred and thirty three) 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. ST2900/2007

Situated at Unit 1 Michael House, 917 Sovereign Road, Wilgeheuwel Ext 9

Situated in the Magisterial District of Roodepoort 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, Dining Room, Kitchen, 3 Bedrooms, 2 Bathrooms and a WC.

Outside Buildings: 2 Garages.

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, 2023-04-25.

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: MAT447401/AP. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 2021/19794**

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

**In the matter between: NEDBANK LIMITED, Plaintiff and SITHOLE, JAMES RONALD, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 10:00, Germiston South at 4 Angus Street, Germiston**

In execution of a judgment of the High Court of South Africa (Gauteng Division, Johannesburg) in the abovementioned suit, a Sale without a reserve price, will be held by the Sheriff, Germiston South at 4 Angus Street, Germiston on the 19th day of June 2023 at 10h00 of the undermentioned property of the Defendant on the conditions to be read out by the Auctioneer at the time of the sale, which conditions will lie for inspection, prior to sale, at the offices of the Sheriff Germiston South at 4 Angus Street, Germiston

CERTAIN: PORTION 734 (A PORTION OF PORTION 1) OF ERF 233 KIPPOORTJE AGRICULTURAL LOTS, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG

MEASURING 293 (TWO HUNDRED AND NINETY THREE) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T1769/2013

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

SITUATION: 84 DRAGON STREET, KLIPPOORTJE AGRICULTURAL LOTS

IMPROVEMENTS: (not guaranteed):

SINGLE STOREY WITH 1X DINING ROOM, 1X KITCHEN, 3X BEDROOMS, 1 BATHROOM AND 1X CARPORT

THE PROPERTY IS ZONED: RESIDENTIAL

1. Terms: 10% (Ten percent) of the purchase price in cash in the day of the sale; balance payable against registration of transfer to be secured by a bank or other acceptable guarantee to be furnished within 21 (twenty one) days from the date of sale.

2. The Purchaser shall, immediately on the sale of the immovable property by the sheriff as auctioneer, pay the Sheriff's commission as follows:

- 6% on the first R100 000.00 of the proceeds of the sale; and
- 3.5% on R100 001.00 to R400 000.00 of the proceeds of the sale; and
- 1.5% 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).

Dated at Johannesburg, 2023-04-21.

Attorneys for Plaintiff(s): Enderstein Malumbete Inc, 11 Naivasha Road, Block A Office Suite S1 - Second Floor, Sunninghill, Sandton. Telephone: 011 615 8591. Fax: 011 615 8655. Attorney Ref: WR/SW/N02582 E-mail: [foreclosure1@endersteins.co.za](mailto:foreclosure1@endersteins.co.za). Attorney Acct: Enderstein Van der Merwe

**Case No: 29900/2021**

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

**In the matter between: Absa Bank Limited, Judgement Creditor and Thembeke Glory Sibiya, Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, 50 Edwards Avenue, Westonaria**

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 Westonaria to the highest bidder subject to a reserve price of R414 000.00 and will be held at 50 Edwards Avenue, Westonaria on 23 June 2023 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 50 Edwards Avenue, Westonaria, prior to the sale.

Certain: Erf 24807 Protea Glen Extension 28 Township, Registration Division I.Q., Province of Gauteng, being 4 Vanilla Crescent, Protea Glen Ext 28.

Measuring: 300 (Three Hundred) Square Metres;

Held under Deed of Transfer No. T29387/2013

Situated in the Magisterial District of Westonaria.

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 and a Bathroom.

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.

The auction will be conducted by the Acting Sheriff, Mr Rudi Vermeulen, or his deputy.

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

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

(a) Directive of the Consumer Protection Act 88 of 2008. (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

Rule of the auction and conditions of sale may be inspected at the sheriff's office, 50 Edwards Avenue, Westonaria, 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 R50 000.00 (refundable) registration fee one (1) day prior to the date of sale, EFT or bank guarantee cheque, NO CASH ACCEPTED, in order to obtain a buyers card.

Dated at Hammond Pole Majola Inc, Boksburg, 2023-04-25.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc C/o Vermaak and Partners, 3rd Floor, 54 On Bath, 54 Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT445657/AP. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 511/2022****Docex: PH444**

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

**In the matter between: Nedbank Limited, Judgement Creditor and Sentso Abram Poho, 1st Judgement Debtor and Bongani Irvin Mamaethi, 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 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, the Property shall be sold by the Sheriff Roodepoort North to the highest bidder subject to a reserve price of R1 422 000.00 and will be held at 182 Progress Road, Lindhaven, Roodepoort on 23 June 2023 at 10H00 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 182 Progress Road, Lindhaven, Roodepoort, prior to the sale.

Certain: Erf 506 Florida Hills Township, Registration Division I.Q., Province of Gauteng, being 21 Kenya Road, Florida Hills

Measuring: 1 684 (One Thousand Six Hundred And Eighty Four) Square Metres;

Held under Deed of Transfer No. T20633/2021

Situated in the Magisterial District of Roodepoort 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: 4 Bedrooms, 4 Bathrooms, 1 WC, Kitchen, 3 Living Rooms, Patio, 2 Walk In Closets, Scullery, Office.

Outside Buildings: 1 Carport, 2 Garages, Laundry, Storeroom.

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, 2023-04-18.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc C/o Vermaak and Partners, 3rd Floor 54 On Bath, 54 Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT449201/LWEST/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 23883/2022**

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> Plaintiff and ABSA BANK LIMITED, 2<sup>nd</sup> Plaintiff and FRANCE MAROPENG OLIFANT, IDENTITY NUMBER: 660416 5422 083, 1<sup>st</sup> Defendant and MIRIAM NOMSA OLIFANT, IDENTITY NUMBER: 780619 0589 088, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK**

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 R976 000.00 will be held by the SHERIFF PRETORIA SOUTH WEST AT THE SHERIFF'S OFFICE: AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK on the 22nd day of June 2023 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 AZANIA BUILDING, COR ISCOR AVENUE & IRON TERRACE, WEST PARK

BEING: ERF 1737 DANVILLE EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION J.R., PROVINCE OF GAUTENG, MEASURING 972 (NINE HUNDRED AND SEVENTY TWO) SQUARE METRES, HELD BY DEED OF TRANSFER NUMBER T9276/2020. SUBJECT TO THE CONDITIONS THEREIN CONTAINED

PHYSICAL ADDRESS: 110 VIVIERS STREET, DANVILLE EXTENSION 1, PRETORIA, GAUTENG (BEING THE CHOSEN DOMICILIUM CITANDI ET EXECUTANDI).

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

A DWELLING CONSISTING OF (NOT GUARANTEED)

3X BEDROOMS, 2X BATHROOMS, 3 TOILETS, 1X KITCHEN, 1X LOUNGE, 1X LIVING ROOM, SWIMMING POOL AND AN OUTSIDE 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, 2023-04-03.

Attorneys for Plaintiff(s): Delberg Attorneys Inc., Delberg Attorneys: Summit Place Office Park, Building 2, 221 Garsfontein Road, Menlyn, Pretoria. Telephone: (012) 361-5001. Fax: (012) 361-6311. Attorney Ref: BONETTE TENNER / AHL3779.

**Case No: 42613/2021**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Nedbank Limited - Judgement Creditor and Thulani Julius Nyembezi - 1st Judgement Debtor and Lulama Jacqueline Nyembezi - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39A Louis Trichardt Street, Alberton**

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 Palm Ridge to the highest bidder subject to a reserve price of R442 000.00 and will be held at 39a Louis Trichardt Street, Alberton on 21 June 2023 at 09:00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 39a Louis Trichardt Street, Alberton, prior to the sale.

Certain: Erf 1343 Spruit View Extension 1 Township, Registration Division I.R., Province of Gauteng, being 1343 Nkosi Crescent, Spruit View Ext 1

Measuring: 425 (Four Hundred and Twenty Five) square metres;

Held under Deed of Transfer No. T76703/2000

Situated in the Magisterial District of Palm Ridge.

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

Main Building: Lounge, Dining Room, 3 Bedrooms, Kitchen, 2 Bathrooms, 2 Toilets

Outside Buildings: 1 Bedroom, 1 Garage

Sundries: None

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

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

Dated at Hammond Pole Attorneys, Boksburg, 2023-04-13.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o NVG Attorneys, Vermaak & Partners Inc, 3rd Floor, 54 On Bath, 54 On Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT446181/LW/EC. Attorney Acct: Hammond Pole Attorneys.

**Case No: 32267/2021**

**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 Pretty Lindokuhle Mhlanga, Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 Anemoon Street, Glen Marais Extension 1**

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 The Sheriff's Kempton Park & Tembisa to the highest bidder subject to a reserve price of R750 000.00, and will be held at The Sheriff's Office, 5 Anemoon Street, Glen Marais Extension 1 on 22 June 2023 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at The Sheriff's Office, 5 Anemoon Street, Glen Marais Extension 1 prior to the sale.

Certain: ERF 800 Kempton Park Extension 2 Township, Registration Division I.R, Province of Gauteng, being 108 Highveld Road, Kempton Park.

Measuring: 1 076 (One Thousand and Seventy Six) Square Metres;

Held under Deed of Transfer No. T111413/2015

Situated in the Magisterial District of Ekurhuleni 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: Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms, 1 Bathroom, Seperate Toilet.

Outside Buildings: Staff Quarters, Staff Bathroom, 6 Rooms, Covered Patio and 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 HP Ndlovu Inc, Boksburg, 2023-04-18.

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: MAT3174/BJ/MS. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 41063/2019**

**Docex: PH46A**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Firstrand Bank Limited - Judgement Creditor and Jacob Ntuane Matlala - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 Anemoon Street, Glen Marais Ext 1**

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 Kempton Park & Tembisa to the highest bidder without reserve and will be held at 5 Anemoon Street, Glen Marais Ext 1 on 22 June 2023 at 10:00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 5 Anemoon Street, Glen Marais Ext 1, prior to the sale.

A Unit Consisting Of:

Section No. 385 as shown and more fully described on sectional plan no. SS378/2009 in the scheme known as Midriver Estate in respect of the land and building or buildings situate at Terenure Extension 69 Township, Local Authority: City Of Ekurhuleni Metropolitan Municipality, of which section the floor area, according to the said sectional plan, is 70 (Seventy) square metres in extent;

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

Held under Deed of Transfer No. ST89880/2014

Situated at Unit 385 Midriver Estate, 48 Oranjerivier Drive, Terenure Ext 69.

Situated in the Magisterial District of Kempton Park & Tembisa.

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

Main Building: Lounge, Kitchen, 2 Bedrooms, 2 Bathrooms, Shower

Outside Buildings: 2 Wc, 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 Attorneys, Boksburg, 2023-04-12.

Attorneys for Plaintiff(s): Hammond Pole Majola C/o NVG Attorneys, NVG Attorneys, Menlo Law Chambers, No 49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT436623AF/EC. Attorney Acct: Hammond Pole Attorneys.

**Case No: 2022-007277**  
**Docex: 172 Johannesburg**

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

**In the application of: FIRSTRAND BANK LIMITED, Plaintiff and THAPELO NEVILLE MATLAISANE, 1<sup>st</sup>  
Defendant & EUNICE WONDER MATLAISANE, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, SHERIFF PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 15th of November 2022 and in execution of the Writ of Execution of Immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of SHERIFF PALM RIDGE on WEDNESDAY the 21ST day of JUNE 2023 at 9:00 at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH to the highest bidder with a reserve price of R384,638.00.

CERTAIN: ERF 980 WATERVALSPRUIT EXTENSION 9 TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG

MEASURING 150 (ONE HUNDRED AND FIFTY) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T53209/2019

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

SITUATED AT: 980 LEATHERJACKET STREET, WATERVALSPRUIT EXT 9, MIDVAAL.

ZONING: General Residential (not guaranteed)

The property is situated at ERF 980 WATERVALSPRUIT EXTENSION 9, MIDVAAL, 1449 and consists of a lounge, a kitchen, 2 bedrooms, 1 bathroom, plastered brick external wall, and a tile roof (in this respect, nothing is guaranteed).

The aforementioned property will be sold on the Conditions of Sale. The conditions and the rules of auction can be inspected 24 hours before the auction at the offices of the sheriff of the High Court for the district of SHERIFF PALM RIDGE situated at 39A LOUIS TRICHARDT STREET, ALBERTON NORTH or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

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

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

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

c) Prospective buyers must pay a registration fee of R25,000.00 (refundable) prior to the commencement of the auction in order to obtain a buyer's card.

d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA. All bidders are required to present their Identity Document and proof of residence for FICA compliance.

Dated at Johannesburg, 2023-04-20.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L Galley/RN/91788.

**Case No: 42184/2020**  
**Docex: PH46A**

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

**In the matter between: Firstrand Bank Limited - Judgement Creditor and Nkopodi Billy Mashitoo - 1st  
Judgement Debtor and Raesibe Ruth Mashitoo - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 Anemoon Street, Glen Marais Extension 1**

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 Kempton Park & Tembisa to the highest bidder subject to a reserve price of R400 000.00 and will be held at 5 Anemoon Street, Glen Marais Extension 1 on 22 June 2023 at 10:00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 5 Anemoon Street, Glen Marais Extension 1, prior to the sale.

A Unit consisting of:

Section No. 18 as shown and more fully described on Sectional Plan No. SS651/2016 in the scheme known as Linda in respect of the land and building or buildings situated at Kempton Park Extension Township,

Local Authority: Ekurhuleni Metropolitan Municipality of which section the floor area, according to the said sectional plan, is 50 (fifty) square metres in extent ("the mortgaged section"), 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. ST75255/2016

Situated at Unit 18 (Door 18) Linda, 15 Margaret Avenue, Kempton Park Ext.

Situated in the Magisterial District of Kempton Park & Tembisa.

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: Kitchen, Lounge, 1 Bathroom, 2 Bedrooms, 1 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 Attorneys, Boksburg, 2023-04-04.

Attorneys for Plaintiff(s): Hammond Pole C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT440715/AF/EC. Attorney Acct: Hammond Pole Attorneys, Boksburg.

**Case No: 366/2021**

**Docex: PH46A**

IN THE HIGH COURT OF SOUTH AFRICA

[Mpumalanga Division, Mbombela (Main Seat)]

**In the matter between: Changing Tides 17 (Proprietary) Limited N.O. Judgement Creditor and Bernard Stanley Masher - 1st Judgement Debtor and Lucretia Virginia Masher - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 10:00, 36 Hennie Van Till Street, White River**

In execution of a judgment of the High Court of South Africa, (Mpumalanga Division, Mbombela (Main Seat) in the abovementioned suit, the property shall be sold by the Sheriff White River & Nsikazi to the highest bidder subject to a reserve price of R3 500 000.00 and will be held on 21 June 2023 at 36 Hennie Van Till Street, Whiteriver at 10:00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 36 Hennie Van Till Street, Whiteriver, prior to the sale.

Certain: Erf 1612 White River Extension 27 Township, Registration Division J.U., Province of Mpumalanga, being 42 Pinehurst Drive, Whiteriver Country Estates, White River

Measuring: 1 576 (One Thousand Five Hundred and Seventy-Six) square metres;

Held under Deed of Transfer No. T5798/2010

Situated in the Magisterial District of White River & Nsikazi.

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, Study, 4 Bedrooms, Kitchen, Pantry, Scullery, Laundry, 4 Bathrooms, 1 Shower, 4 Toilets

Outside Buildings: 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.

1. The rules of this auction are available 24 hours before the auction at the offices of the Sheriff of the High Court, White River, 36 Hennie Van Till Street, White River during office hours.

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

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

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

(b) Fica-legislation: Requirement proof of ID and residential address

(c) Payment of a Registration fee of R10 000.00 in cash of bank guaranteed cheque

(d) Registration condition.

2. The full conditions of sale may be inspected at the offices of the Sheriff of the High Court, White River, 36 Hennie Van Till Street, White River.

Dated at HP Ndlovu Inc, Boksburg, 2023-05-02.

Attorneys for Plaintiff(s): Hammond Pole C/o Stegmanns Inc Attorneys, Stegmanns Inc, Block C, Office 2, Streak Street Office Park, 6 Streak Street, Nelspruit. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT2670/BJ/LC. Attorney Acct: HP Ndlovu Inc Attorneys, Boksburg.

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**Case No: 49040/2018**

**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 Vusumuzi Frank Maseko, Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 10:30, 74 Von Geusau Street, Nigel**

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 Nigel to the highest bidder subject to a reserve price of R180 000.00 and will be held on 21 June 2023 at 74 Von Geusau Street, Nigel at 10H30 of the undermentioned property of the Execution Debtors on the conditions which may be inspected at 74 Von Geusau Street, Nigel, prior to the sale.

Certain: Erf 130 Laversburg Township, Registration Division I.R., Province of Gauteng, being 26 Cantamessa Street, Laversburg.

Measuring: 558 (Five Hundred And Fifty Eight) Square Metres;

Held under Deed of Transfer No. T8787/2004

Situated in the Magisterial District of Nigel.

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, Bathroom, Seperate Toilet.

Outside Buildings: Garage, Carport, 1 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, 2023-05-02.

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: MAT828/LM/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

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**Case No: 2017/21798**

**Docex: 172 Johannesburg**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: FirstRand Bank Limited, Plaintiff and XOLANI MAPHANGA N.O., Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, The Sheriff Kempton Park, 5 Anemoon Street, Glen Marais Extension 1, Kempton Park**

KINDLY TAKE NOTICE THAT in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 17TH of October 2022 and in execution of the Writ of Execution of immovable Property, the following immovable property will be sold by the Sheriff of the High Court for the district of KEMPTON PARK on TUESDAY the 22nd day of JUNE 2023 at 10:00 at THE SHERIFF'S OFFICE, 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1, KEMPTON PARK without a reserve price.

ALL THE RIGHT TITLE AND INTEREST IN THE LEASEHOLD IN RESPECT OF  
 ERF 145 ELINDINGA TOWNSHIP, REGISTRATION DIVISION: I.R, IN THE PROVINCE OF GAUTENG  
 IN EXTENT: 313 (THREE HUNDRED AND THIRTEEN) SQUARE METRES  
 HELD BY DEED OF TRANSFER NUMBER TL51988/2007  
 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN.  
 ZONING: Special Residential (not guaranteed)

The property is situated at 145 DALINJBO STREET, ELINDINGA, TEMBISA and consist of 3 Bedrooms, Bathroom, Dining Room, Kitchen 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 KEMPTON PARK situated at 5 ANEMOON STREET, GLEN MARAIS EXTENSION 1, KEMPTON PARK 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 R20 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, 2023-05-01.

Attorneys for Plaintiff(s): Glover Kannieappan Inc, 18 Jan Smuts Avenue, Parktown, C/O FRIEDLAND HART SOLOMON & NICOLSON, Block 4, 3rd Floor, Monument Office Park, 79 Steenbok Avenue, Monument Park, Pretoria. Telephone: 011 482 5652. Fax: 011 482 5653. Attorney Ref: L GALLEY/ms/42123.

**Case No: 586551/2021**

**Docex: PH46A**

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

**In the matter between: Firstrand Bank Limited, Judgement Creditor and Tumelo Lucas Manaka,  
 Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 Anemoon Street, Glen Marais Ext 1**

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 Kempton Park to the highest bidder Subject To A Reserve Price Of R310 815.47 and will be held at 5 Anemoon Street, Glen Marais Ext 1 on 22 June 2023 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 5 Anemoon Street, Glen Marais Ext 1, prior to the sale.

A Unit Consisting Of:

Section No. 19 as shown and more fully described on Sectional Plan No. SS536/2013 in the scheme known as Avalon in respect of the land and building or buildings situate at Kempton Park Extension 8 Township, Local Authority: City Of Ekurhuleni Metropolitan Municipality, of which section the floor area, according to the said sectional plan, is 45 (Forty Five) square metres in extent;

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

Held under Deed of Transfer No. ST53193/2014

situated at Unit 19 (Door 19) Avalon, 20 Thistle Street, Kempton Park Ext 8.

Situated in the Magisterial District of Kempton Park.

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

Main Building: Lounge, Kitchen, 2 Bedrooms, 1 Bathroom, 1 WC.

Outside Buildings: 1 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, 2023-05-03.

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: MAT447854\AF/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 70555/2019**

**Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited - Judgement Creditor and Danjay Maharaj - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 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 North to the highest bidder subject to a reserve price of R410 000.00 and will be held at 182 Progress Road, Lindhaven, Roodepoort on 23 June 2023 at 10h00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 182 Progress Road, Roodepoort, prior to the sale.

A Unit consisting of:

Section No. 39 as shown and more fully described on Sectional Plan No. SS143/1995 in the scheme known as Westwood Gardens in respect of the land and building or buildings situate at Lindhaven Extension 6 Township, Local Authority: City of Johannesburg, of which section the floor area, according to the said sectional plan, is 60 (Sixty) square metres in extent;

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

Held under Deed of Transfer No. ST12614/2006

An Exclusive Use Area described as Parking P39 measuring 13 (Thirteen) square metres being as such part of the common property, comprising the land and the scheme known as Westwood Gardens in respect of the land and building or buildings situate at Lindhaven Extension 6 Township, Local Authority: City of Johannesburg, as shown and more fully described on Sectional Plan No SS143/1995 held by Notarial Deed of Cession SK843/2006(s).

Situated at Unit 39 Westwood Gardens 431 Dempers Street, Lindhaven Ext 6.

Situated in the Magisterial District of Roodepoort 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: 2 Bedrooms, Bathroom And Kitchen, Lounge, 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 Attorneys, Boksburg, 2023-03-27.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT437724/AF/EC. Attorney Acct: Hammond Pole Attorneys, Boksburg.

Case No: 52586/2021

Docex: PH444

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

**In the matter between: Nedbank Limited (formerly known as Nedcor Bank), Judgement Creditor and  
Dennis Matsimela Kekana, 1st Judgement Debtor and Carol Kekana, 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39A Louis Trichardt Avenue, Alberton North**

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 Palm Ridge to the highest bidder subject to a reserve price of R889 000.00 and will be held at 39A Louis Trichardt Avenue, Alberton North on 21 June 2023 at 09H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 39A Louis Trichardt Avenue, Alberton North, prior to the sale.

Certain: Erf 726 Spruit View Extension 1 Township, Registration Division I.R., Province of Gauteng, being 726 Kamanga Street, Spruitview Ext 1.

Measuring: 582 (Five Hundred and Eighty Two) Square Metres;

Held under Deed of Transfer No. T13441/1998

Situated in the Magisterial District of Palm Ridge.

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

Main Building: 3 Bedrooms, 2 Bathrooms, 1 Study, 1 WC, 1 Kitchen, 1 Living Room, 1 Entrance Hall, 1 Dining Room, 1 Family Room.

Outside Buildings: 2 Garages. 1 Laundry, 1 Storeroom.

Sundries: None.

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

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

Dated at Hammond Pole Majola Inc, Boksburg, 2023-04-19.

Attorneys for Plaintiff(s): Hammond Pole Majola Inc C/o Vermaak and Partners, 3rd Floor 54 On Bath, 54 Bath Avenue, Rosebank. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT448056/LWEST/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

Case No: 2022/10560

Docex: DX31 SANDTON SQUARE

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

**In the matter between: Nedbank Limited, Execution Creditor and HLABANGANA: MUTANDAZO JUMO,  
First Execution Debtor and HLABANGANA: CHARITY ZVANYADZA, Second Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-15, 09:00, 180 PRINCES AVENUE, BENONI**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 15 September 2022 in terms of which the below property will be sold in execution by the Sheriff BENONI on WEDNESDAY 15 JUNE 2023 at 09:00 at 180 PRINCES AVENUE, BENONI to the highest bidder with a court reserve of R1 116 050.00. ERF 3039 RYNFIELD EXTENSION 54 TOWNSHIP REGISTRATION DIVISION I.R, PROVINCE OF GAUTENG MEASURING 509 (FIVE HUNDRED AND NINE) SQUARE METRES HELD BY DEED OF TRANSFER NUMBER T20116/2014 SUBJECT TO THE CONDITIONS THEREIN CONTAINED "the mortgaged property" Which partially double storey property is situated in a controlled cluster complex and is zoned as a residential property inclusive of the following: 3 bedrooms, 2 bathrooms, 1 water closet, kitchen, living room, dining room and 2 garages - WHICH CANNOT BE GUARANTEED. The property is situated at: 13 SHADES OF SUMMER, CNR TJELLO & LESSING STREET, RYNFIELD EXTENSION 54 in the magisterial district of EKURHULENI SOUTH EAST. 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 BENONI at 180 PRINCESS AVENUE, BENONI. 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/DownloadAction?id=99961>) 2. FICA - legislation i.r.o. proof of identity and address particulars. 3. Payment of a Registration Fee as required by the sheriff 4. Registration conditions. The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the Sheriff BENONI at 180 PRINCESS AVENUE, BENONI during normal office hours from Monday to Friday.

Dated at Johannesburg, 2023-03-30.

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/MAT30800. Attorney Acct: Citizen.

**Case No: 4231/2021**

**Docex: PH46A**

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

**In the matter between: Firstrand Bank Limited - Judgement Creditor and Thembi Thandi Hadebe -1st  
Judgement Debtor and Thandikaya Ngqungiso - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 10:00, 4 Angus Street, Germiston**

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 Germiston South to the highest bidder subject to a reserve price of R600 000.00 and will be held at 4 Angus Street, Germiston on 19 June 2023 at 10h00 of the undermentioned property of the execution debtors on the conditions which may be inspected at 4 Angus Street, Germiston, prior to the sale.

Certain: Erf 8050 Roodekop Extension 11 Township, Registration Division I.R., Province of Gauteng, being 8050 Suriya Street, Leondale, Germiston

Measuring: 706 (Seven Hundred and Six) square metres;

Held under Deed of Transfer No. T10645/2017

Situated in the Magisterial District of Germiston South.

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

Main Building: Lounge, Kitchen, 3 Bedrooms, 2 Bathrooms, 2 Showers And 2 WC.

Outside Buildings: 1 Garage.

Sundries: None.

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

Dated at Hammond Pole Attorneys, Boksburg, 2023-04-26.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT434711/AF/EC. Attorney Acct: Hammond Pole Attorneys, Boksburg.

Case No: 2020/44518

Docex: DX 31 SANDTON SQUARE

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Absa Bank Limited, Execution Creditor and Bobby Kingsley Edo, First Execution Debtor and Sandra Tiny Edo, Second Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 09:00, Unit B6 Lanzerac Office Park, 22 Old Pretoria Main Road, Halfway House, Midrand**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 14 JULY 2022 in terms of which the below property will be sold in execution by the Sheriff SANDTON SOUTH on 20 JUNE 2023 at 09:00 at UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND to the highest bidder subject to the reserve price of R1 200 000.00.

A Unit ("the Mortgage Unit") consisting of-

a) Section No. 4 as shown and more fully described on Sectional Plan No. SS179/1984, in the scheme known as PARK VILLAS in respect of the land and building or buildings situate at PARKMORE (JHB) TOWNSHIP, LOCAL AUTHORITY - CITY OF JOHANNESBURG METROPOLITAN MUNICIPALITY of which section the floor area, according to the said sectional plan, is 191 (ONE HUNDRED AND NINETY-ONE) square metres in extent; and

b) An undivided share in the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan. Held by DEED OF TRANSFER NO ST123932/2004

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

MAIN BUILDING CONSISTING OF: 4 bedrooms, 2 bathrooms, 1 kitchen, 1 lounge, 1 dining room, 1 living room, 2 showers, and a double garage - WHICH CANNOT BE GUARANTEED.

The property is situated at: Unit 4 (Door no. 55D) Park Villas, 8th Street, Parkmore.

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) to R400 000.00 (Four Hundred Thousand Rand) and 1.5% (One point Five percent) on the balance of the proceed of the Sale plus VAT, subject to a maximum commission of R40 000.00 plus VAT in total and a minimum of R3 000.00 plus VAT, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque or EFT into the Sheriff's trust account immediately upon closing of the bid and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder.

The rules of this auction will be available at least 24 hours before the auction at the office of the Sheriff SANDTON SOUTH at UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND.

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

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee as required by Sheriff.
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the Sheriff SANDTON SOUTH at UNIT B6 LANZERAC OFFICE PARK, 22 OLD PRETORIA MAIN ROAD, HALFWAY HOUSE, MIDRAND during normal office hours from Monday to Friday.

Dated at Johannesburg, 2023-04-25.

Attorneys for Plaintiff(s): Lowndes Dlamini Inc, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton. Telephone: 011-292-5777. Fax: 011-2925775. Attorney Ref: M PALM/JD/MAT28479. Attorney Acct: The Citizen.

**Case No: 39238/2020****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 Dlomo, Nokukhanya Ella, Judgement Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 09:00, 39a Louis Trichardt Street, Alberton North**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Johannesburg, in the abovementioned suit, a sale 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 21st day of June 2023 at 09h00 of the undermentioned property of the Judgment Debtor subject to the Conditions of Sale: PROPERTY DESCRIPTION: ERF 718 WATERVALSPRUIT EXTENSION 9 TOWNSHIP, REGISTRATION DIVISION I.R, THE PROVINCE OF GAUTENG, MEASURING 150 (ONE HUNDRED AND FIFTY) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T59122/2018 and situate at 718 MOUTH BROODER STREET, EXTENSION 9, JOHANNESBURG, 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 TILED ROOF;

MAIN BUILDING: LOUNGE, KITCHEN, 2 BEDROOMS, 1 BATHROOM. OUTBUILDINGS: NONE  
PROPERTY ZONED: RESIDENTIAL TERMS AND CONDITIONS: The sale will be conducted in accordance with the provisions of Rule 46 of the Uniform Rules of Court (as amended) and the relevant provisions of the Consumer Protection Act No. 68 of 2008 (as amended) and the Regulations promulgated thereunder which can be viewed at [https://www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](https://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). The Conditions of Sale may be inspected at the Sheriff's of the High Court Palmridge at 39A Louis Trichardt Street, Alberton North 24 hours prior to the auction. TAKE NOTICE THAT: 1. The successful bidder on the day of the sale shall be required to pay to the Sheriff a deposit of ten (10) percent of the purchase price in cash or electronic funds transfer. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Plaintiff and shall be furnished to the Sheriff within twenty-one (21) days after the sale. 2. The property may be taken possession of after signature of the conditions of the sale, payment of the deposit and upon the balance of the purchase price being secured. 3. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of one (1) percent of the purchase price per month from date of occupation until date of transfer. 4. All prospective bidders are required to: 4.1 Register with the Sheriff prior to the auction; 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 registration fee in the sum of R25 000.00 by way of electronic funds transfer prior to commencement of the auction. 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, 2023-05-19.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: S56491.

**Case No: 8398/2022**

IN THE HIGH COURT OF SOUTH AFRICA

(GAUTENG DIVISION, JOHANNESBURG)

**In the matter between: NEDBANK LIMITED (Plaintiff) and SHAN RYAAN CHANDLEY (Defendant)**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, Sheriff Roodepoort North, 182 Progress road, Lindhaven, Roodepoort**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated 20 OCTOBER 2022 in terms of which the below property will be sold in execution by the SHERIFF ROODEPOORT NORTH on 23 JUNE 2023 at 10:00 at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT to the highest bidder with a reserve of R380 000.00

PROPERTY DESCRIPTION: ERF 100 MARAISBURG TOWNSHIP; REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

MEASURING 991 (NINE HUNDRED AND NINETY ONE) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T40591/2006

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN ("the mortgaged property")

which is certain and is zoned as a residential property inclusive of the following: A UNIT, CONSISTING OF 4 BEDROOMS, 2 BATHROOMS, 1 LOUNGE AND 1 KITCHEN WHICH CANNOT BE GUARANTEED.

The property is situated at: 3, 12TH STREET, MARAISBURG, ROODEPOORT in the magisterial district of ROODEPOORT.

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 ROODEPOORT NORTH at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT.

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

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL:<http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee in cash amounting to R10 000.00.
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT during normal office hours from Monday to Friday.

Dated at Johannesburg, 2023-05-17.

Attorneys for Plaintiff(s): Enderstein Malumbete Inc., 11 Naivasha Road, Block A Office Suite S1 - Second Floor, Sunninghill, Sandton. Telephone: 011 615 8591. Fax: 011 615 8655. Attorney Ref: WR/LS/N03557/ E-mail: [foreclosure3@endersteins.co.za](mailto:foreclosure3@endersteins.co.za). Attorney Acct: Enderstein Malumbete Inc

**Case No: 72418/2018**

**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 Frederik Johannes Bezuidenhout - 1st Judgement Debtor and Michelle Bezuidenhout - 2nd Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 09:30, 40 Ueckermann Street, Heidelberg**

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 Heidelberg to the highest bidder without reserve and will be held on 22 June 2023 at 40 Ueckermann Street, Heidelberg at 09h30 of the undermentioned property of the execution debtors on the conditions which may be inspected at 40 Ueckermann Street, Heidelberg, prior to the sale.

Certain: Erf 1871 Rensburg Township, Registration Division I.R., Province of Gauteng, being 30 Coen Labuschagne Street, Rensburg, Heidelberg

Measuring: 1390 (One Thousand Three Hundred and Ninety) square metres;

Held under Deed of Transfer No. T56749/2014

Situated in the Magisterial District of Heidelberg.

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, 2 Bathrooms, Kitchen, Lounge, Dining Room, Tv Room, Scullery.

Outside Buildings: Borehole.

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 HP Ndlovu Inc Attorneys, Boksburg, 2023-06-02.

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: MAT938/LM/EC. Attorney Acct: HP Ndlovu Inc, Boksburg.

**Case No: 40713/2021**

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

**In the matter between: NEDBANK LIMITED (Plaintiff) and CARMALITA MARY ALEXANDER (First Defendant) and GREGORY ALFRED GOMES (Second Defendant)**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, Sheriff Roodepoort North, 182 Progress road, Lindhaven, Roodepoort**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated 29 AUGUST 2022 in terms of which the below property will be sold in execution by the SHERIFF ROODEPOORT NORTH on 23 JUNE 2023 at 10:00 at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT to the highest bidder without a reserve price.

PROPERTY DESCRIPTION: ERF 2816 WELTEVREDEN PARK EXTENSION 24 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG

IN EXTENT 1 802 (ONE THOUSAND EIGHT HUNDRED AND TWO) SQUARE METRES

HELD BY DEED OF TRANSFER NO.T53307/1997 AND T23880/2008

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED IN THE AFORESAID DEED OF TRANSFER ("the mortgaged property")

which is certain and is zoned as a residential property inclusive of the following: A DWELLING, CONSISTING OF 5 BEDROOMS, 2 BATHROOMS, 2 LIVING ROOMS AND 1 KITCHEN WHICH CANNOT BE GUARANTEED.

The property is situated at: ERF 2816 WELTEVREDENPARK EXT 24, 07 MAKALANI STREET, WELTEVREDENPARK EXT 24, ROODEPOORT in the magisterial district of ROODEPOORT.

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 ROODEPOORT NORTH at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT.

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

1. Directive of the Consumer Protection Act 68 of 2008.  
(URL:<http://www.info.gov.za/view/DownloadFileAction?id=99961>)
2. FICA - legislation i.r.o. proof of identity and address particulars.
3. Payment of a Registration Fee in cash amounting to R10 000.00.
4. Registration conditions.

The aforesaid sale shall be subject to the provisions of the Consumer Protection Act 68 of 2008 and Conditions of Sale which may be inspected at the office of the SHERIFF ROODEPOORT NORTH at 182 PROGRESS ROAD LINDHAVEN, ROODEPOORT during normal office hours from Monday to Friday.

Dated at Johannesburg, 2023-05-17.

Attorneys for Plaintiff(s): Enderstein Malumbete Inc., 11 Naivasha Road, Block A Office Suite S1 - Second Floor, Sunninghill, Sandton. Telephone: 083 273 8094. Fax: 011 615 8655. Attorney Ref: WR/LS/N03559/ E-mail: [foreclosure3@endersteins.co.za](mailto:foreclosure3@endersteins.co.za). Attorney Acct: Enderstein Malumbete Inc

Case No: 44109/20

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

**In the matter between: NEDBANK LIMITED -EXECUTION CREDITOR and HENRY EDWARD CLARK-  
EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, THE OFFICES OF THE SHERIFF OF THE HIGH COURT, KLERKSDORP at SHOP NO 8  
CIVIC CENTRE, SOMERSET AVENUE, STILLFONTEIN 2551**

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 R880 000.00, subject to conditions of sale at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, KLERKSDORP at SHOP NO. 8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN 2551 on 9 JUNE 2023 at 10H00.

Full Conditions of Sale can be inspected at THE OFFICES OF THE SHERIFF OF THE HIGH COURT, KLERKSDORP at SHOP NO. 8 CIVIC CENTRE, SOMERSET AVENUE, STILFONTEIN 2551 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. ("VOETSTROOTS").

PROPERTY: ERF 353 WILKOPPIES EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.P., NORTH WEST PROVINCE

MEASURING 1 400 (ONE THOUSAND FOUR HUNDRED) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T66837/2017

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

PROPERTY ZONED: Residential

ALSO KNOWN AS: 9 PAULINE STREET, WILKOPPIES EXT 1, KLERKSDORP

MAGISTERIAL DISTRICT: KLERKSDORP

IMPROVEMENTS:

3 X BEDROOMS

2 X BATHROOMS

1 X KITCHEN

1 X LOUNGE

1 X DINING ROOM

1 X SWIMMING POOL WITH LAPA

1 X DOUBLE GARAGE

PLEASE ALSO TAKE NOTICE THAT:

1. The office of the Sheriff for SHERIFF KLERKSDORP will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply.

2. The sale shall be subject to a reserve price of R880 000. Should the highest bid be less than the reserve price, the highest bid will be provisionally accepted subject to the purchaser complying with the clauses in the conditions of sale; and confirmation by the Court. Should the sale not be confirmed by the court all amounts paid by the highest bidder will be refunded.

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

4. 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 25 (TWENTY FIVE) days after the date of sale, to be approved by the Plaintiff's Attorneys.

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

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

7. 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.

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

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

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

10. 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.

M VAN DER HOVEN, JARVIS JACOBS RAUBENHEIMER INC, ATTORNEYS FOR PLAINTIFF, 308 BROOKS STREET, MENLO PARK, PRETORIA. TEL: 012 362 5787. DIRECT FAX: 086 678 4118. E-MAIL: [jean-mari@jjrinc.co.za](mailto:jean-mari@jjrinc.co.za). REF.: M VAN DER HOVEN/JMN/MAT21021.

Dated at PRETORIA, 2023-05-17.

Attorneys for Plaintiff(s): JJR ATTORNEYS, 308 BROOKS STREET, MENLO PARK. Telephone: 0123625787. Fax: 0123625786. Attorney Ref: M VAN DER HOVEN/MAT21021.

**Case No: 438/2020**

**Docex: 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 Ms Cindy Carter, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, Kuils River South Sheriff's Office, 23 Langverwacht Road, Kuils River**

In pursuance of a judgment of the abovementioned Court and a Writ for Execution, the under mentioned property will be sold in execution on 22nd day of June 2023 at 10:00 at Kuils River South Sheriff's Office, 23 Langverwacht Road, Kuils River by the Sheriff of the High Court, to the highest bidder: Erf 8510 Kuils River, situate in the City of Cape Town, Stellenbosch Division, Province of the Western Cape, in extent: 560 Square Metres, held by virtue of Deed of Transfer no. T26828/2006, Street address: 78 Highbury Street, (also known as 1 Allamans Street), Highbury, Kuils River

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: 1 x Lounge; 1 x Dining Room; 1 x Kitchen; 4 x Bedrooms; 1 x Bathroom; 2 x Showers & 2 x Water Closet.

Reserved price: The property will be sold subject to a reserve price of R628,855.00.

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 Kuils River South High Court Sheriff

Dated at BELLVILLE, 2023-04-03.

Attorneys for Plaintiff(s): MINDE SCHAPIRO & SMITH INC, Tyger Valley Office Park II, Bellville. Telephone: 021-918 9009. Fax: 0866116156. Attorney Ref: H Crous/SS/FIR73/1885. Attorney Acct: MINDE SCHAPIRO & SMITH INC.

**Case No: 12132/2022**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: Firstrand Bank Limited, Applicant and Gracious Dube ID 7210016025080, 1st Respondent, Gracious Dube N.O. ID 7210016025080 (duly appointed executor of the Estate Late Joyce Bongani Dube, under Master's Ref: 029625/2016, 2nd Respondent, Lesedi Local Municipality, 3rd Respondent and Heidelbergkloof Land Owners Association, 4th Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-22, 09h30, Office Sheriff Heidelberg at 40 Euckermann Street, Heidelberg**

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 First and Second Respondents for money owing to the Applicant, obtained in the above Honourable Court, in the suit, with a reserve price of R400 000.00 to the highest bidder, will

be held by the SHERIFF HEIDELBERG at SHERIFF'S OFFICE, 40 UECKERMANN STREET, HEIDELBERG on 22 June 2023 at 09:30 of the undermentioned property of the Respondents on the conditions which may be inspected at the offices of the sheriff, prior to the sale.

Certain: ERF 68 HEIDELBERG KLOOF ESTATE (MIDVAAL), REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG; MEASURING: 1 103 SSQUARE METRES; HELD BY DEED OF TRANSFER NO T157870/07; SUBJECT

TO THE CONDITIONS IN FAVOUR OF HEIDELBERG KLOOF ESTATE LAND OWNERS' ASSOCIATION

Situated: 68 Heidelberg Kloof Nature Estate (Midvaal), Heidelberg

Zoned: RESIDENTIAL

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

The property consists of A VACANT STANT. 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 subject to a maximum of R40 000.00 plus vat and a minimum of R3000.00 plus vat.

2. The purchaser shall pay the Sheriff a deposit of 10% of the purchase price in cash, by bank guaranteed cheque or eft on the date of the sale. 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 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.

4. The rules of auction are available 24 hours prior to the auction at the offices of the SHERIFF HEIDELBERG at SHERIFF'S OFFICE, 40 UECKERMANN STREET, HEIDELBERG. The office of the 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.info.gov.za/view/downloadfileaction?id=99961>)

(b) Fica-legislation - proof of identity and address particulars

(c) Payment of a refundable registration fee in the amount of R1 000.00 is payable prior to the commencement of the auction in order to obtain a buyer's card.

(d) Registration conditions.

The aforesaid sale shall be subject to the conditions of sale which may be inspected at the office of the SHERIFF HEIDELBERG at SHERIFF'S OFFICE, 40 UECKERMANN STREET, HEIDELBERG.

Dated at PRETORIA, 2023-03-24.

Attorneys for Plaintiff(s): RWL INC., Block C, Equity Park, 257 Brooklyn Road, Brooklyn, Pretoria. Telephone: 012 362 8990. Attorney Ref: MAT14129 MRS R THERON LVDW.

**Case No: 23620/2017**

IN THE MAGISTRATE'S COURT FOR

(The District of Johannesburg Central held at Johannesburg)

**In the matter between: EASTGATE CLOSE BODY CORPORATE, Plaintiff and NGCOBO SIZWE JEFFREY (Identity Number: 7907115261082), 1<sup>st</sup> defendant and NKOSI HLENGIWE PRISCILLA (Identity Number: 8001040735086), 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 09H00, Acting Sheriff Johannesburg East, 21 Hubert Street, Westgate, Johannesburg**

In execution of a judgment of the above Honourable Court and Writ of Execution, the following property will be sold in execution on the 14th day of June 2023 by the Acting Sheriff Johannesburg East at 21 Hubert Street, Westgate, Johannesburg, at 09h00 to the highest bidder:

A unit consisting of -

CERTAIN: UNIT/ SECTION No. 38 as shown and more fully described on Sectional Plan SS. 60/2000 in the scheme known as EASTGATE CLOSE in respect of the land and building or buildings situate at EASTGATE CLOSE, 54 TENTH AVENUE, BEZUIDENHOUT VALLEY, Local Authority: City of Johannesburg Metropolitan Municipality, of which section the floor, according to the said Sectional Plan, is 55 (fifty five) 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. ST19336/2007

MEASURING: 55 (FIFTY FIVE) SQUARE METRES

HELD BY: CERTIFICATE OF SECTIONAL TITLE ST. ST19336/2007;

ZONED: RESIDENTIAL

SITUATE AT: Unit no. 38 Eastgate Close, 54 Tenth Avenue, Bezuidenhout Valley

DESCRIPTION: THE UNIT IS A 2 BEDROOM APARTMENT WHICH CONSISTS OF ONE SIZABLE LOUNGE, OPEN PLAN KITCHEN, 1 BATHROOM WITH BATHTUB, WASHING MACHINE IN AND OUTLET AND 1 CARPOT ASSIGNED.

TERMS :

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 Acting Sheriff of the Magistrate's Court, Johannesburg East at 39A Louis Trichardt Street, Alberton, 1450.

Dated at Johannesburg, 2023-05-24.

Attorneys for Plaintiff(s): Kramer Attorneys, Glenstar House, Corner Queen Square and Northfield Avenue, Glenhazel. Telephone: 087 238 1856. Fax: 086 550 1918. Attorney Ref: EGC0038A.

**Case No: 50448/2021**

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

**In the matter between: STANDARD BANK OF SOUTH AFRICA LIMITED, Plaintiff and MOOSA MOTHOB, ID: 701023 5330 08 3, 1st Defendant and PUSELETSO KATRINA MOTHOB, ID: 730605 0341 08 4, 2nd Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 91 GENERAAL HERTZOG ROAD, THREE RIVERS**

NOTICE OF SALE FOR GOVERNMENT GAZETTE:

Pursuant to a Judgment granted by this Honourable Court on 07 October 2022, and a Warrant of Execution, the undermentioned property will be sold in execution by the Sheriff of the High Court, VEREENIGING, on the 22 June 2023 at 10:00 at the Sheriff's office, 91 GENERAAL HERTZOG ROAD, THREE RIVERS, subject to a reserve price R550,000.00: CERTAIN: REMAINING EXTENT OF ERF 85 VEREENIGING TOWNSHIP REGISTRATION DIVISION I.Q.; THE PROVINCE OF GAUTENG; In extent 991 (NINE HUNDRED AND NINETY ONE) Square metres; HELD BY DEED OF TRANSFER NUMBER T87682/96 SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND ESPECIALLY TO THE RESERVATION OF MINERAL RIGHTS ("the Property"); also known as 5 VAN RIEBEECK STREET, VEREENIGING the following information is forwarded regarding the improvements on the property, although nothing can be guaranteed in this regard: A DWELLING HOUSE WITH 4 X BEDROOMS 1 X KITCHEN 1 X LOUNGE 1 X DINING ROOM 2 X BATHROOMS 1 X GARAGE - OUTBUILDING: FLAT 1 X BEDROOM 1 X BATHROOM. The Purchaser should pay a deposit of 10% of the purchase price and also the Sheriff of the High Court's fees on the day of the sale and the balance price at registration of transfer, and secured by a bank guarantee approved by Plaintiff's Attorneys, to be given to the Sheriff of the High Court within fourteen days after sale. Should the purchaser elect to pay the balance of the purchase price, this must be paid into the Sheriff's Trust Account within 21 days (court days) from date of sale as per paragraph 4.10 of the Conditions of Sale in which case any claim for interest shall lapse. The abovementioned property will be sold on the conditions read out by the Sheriff of the High Court at the time of the sale, which will

be available for viewing at the abovementioned Sheriff of VEREENIGING at 91 GENERAAL HERTZOG ROAD, THREE RIVERS .

The Sheriff VEREENIGING, 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 iro proof of identity and address particulars. c) Payment of a Registration Fee of R10 000.00 in cash or by EFT. d) Registration conditions. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff VEREENIGING during normal working hours Monday to Friday.

Dated at KEMPTON PARK, 2023-05-04.

Attorneys for Plaintiff(s): JOUBERT SCHOLTZ INCORPORATED / INGELYF, 11 HEIDE ROAD, KEMPTON PARK. Telephone: 011 966 7600. Fax: 087 231 6117. Attorney Ref: PJ JOUBERT/SL/S12988.

**Case No: 2020/6203**

**Docex: DOCEX 125, JHB**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Absa bank Limited, 1st Plaintiff, and Absa Home Loans Guarantee Company (RF) Pty Ltd, 2nd Plaintiff and Anna Maria Jacomina Potgieter, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, P & L Building, Ground Floor, Corner Frikkie Meyer & Kelvin Boulevards, Vanderbijlpark**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 16 NOVEMBER 2021 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 23 JUNE 2023 at 10:00 at P & L BUILDING, GROUND FLOOR, CORNER FRIKKIE MEYER & KELVIN BOULEVARDS, VANDERBIJLPARK, to the highest bidder without reserve:

CERTAIN: SECTION NO. 6 as shown and more fully described on Sectional Plan no. SS1418/1996 in the scheme known as CAROUSEL in respect of the land and building or buildings situate at VANDERBIJL PARK SOUTH EAST NO. 3 TOWNSHIP, Local Authority: EMFULENI LOCAL MUNICIPALITY of which section the floor area, according to the said sectional plan, is 153 (one hundred and fifty three) square metres in extent, and 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 ST61314/2016;

SITUATE AT: UNIT 6 CAROUSEL, HENDRIK VAN ECK BOULEVARD, VANDERBIJLPARK SE NO 3

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property situated at UNIT 6 CAROUSEL, HENDRIK VAN ECK BOULEVARD, VANDERBIJLPARK SE NO 3 consists of: Lounge, Dining Room, Kitchen, 3 x Bedrooms, 1 x Bathroom, 1 x Garage 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% (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, P & L BUILDING, GROUND FLOOR, CORNER FRIKKIE MEYER & KELVIN BOULEVARDS, VANDERBIJLPARK. The SHERIFF VANDERBIJLPARK, Mr P Ora 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 in cash or eft.

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 UNIT 6 CAROUSEL, HENDRIK VAN ECK BOULEVARD, VANDERBIJLPARK SE NO 3, during normal office hours

Monday to Friday, Tel: 0161007942, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/MM/MAT35723).

Dated at JOHANNESBURG, 2023-05-05.

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/mm/MAT35723.

**Case No: 2022/3822**

**Docex: DOCEX 125, JHB**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Absa bank Limited, 1st Plaintiff, Absa Home Loans Guarantee Company (RF) Pty Ltd, 2nd Plaintiff and Andre Freeget Mbewe, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 10:00, 4 Angus Street, Germiston**

TAKE NOTICE that in pursuance of a Judgment of the above Honourable Court in the above case on 25 JULY 2022 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 GERMISTON SOUTH on 19 JUNE 2023 at 10:00 at 4 ANGUS STREET, GERMISTON, to the highest bidder with a reserve price R525 000.00

CERTAIN: PORTION 24 (A PORTION OF PORTION 1) OF ERF 75 KLIPPOORTJE AGRICULTURAL LOTS TOWNSHIP, REGISTRATION DIVISION I.R., PROVINCE OF GAUTENG;

MEASURING: 992 (NINE HUNDRED AND TWENTY NINE) SQUARE METRES;

HELD: Under Deed of Transfer T18189/2017;

SITUATE AT: 3 PETZER STREET, CRUYWAGEN PARK, KLIPPOORTJE AL, GERMISTON

ZONING: SPECIAL RESIDENTIAL (NOTHING GUARANTEED);

IMPROVEMENTS: The following information is furnished but not guaranteed: The property situated at 3 PETZER STREET, CRUYWAGEN PARK, KLIPPOORTJE AL, GERMISTON consists of: Lounge, Living Room, Kitchen, 3 x Bedrooms, 1 x Bathroom, 1 x Separate Toilet OUTBUILDINGS: Flat/Cottage: Lounge, Kitchen, 1 x Bedroom, 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 GERMISTON SOUTH, 4 ANGUS STREET, GERMISTON SOUTH, GERMISTON. The SHERIFF GERMISTON SOUTH will conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

A) Directive of the Consumer Protection Act 68 of 2008.  
(URLhttp://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 Monies.

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 GERMISTON SOUTH, 4 ANGUS STREET, GERMISTON SOUTH, GERMISTON, during normal office hours Monday to Friday, Tel: 011873 4142/3, or at the offices of the attorneys acting for the Execution Creditor/Plaintiff: SMIT SEWGOOLAM INC., 12 AVONWOLD ROAD, CNR JAN SMUTS AVENUE, SAXONWOLD, JOHANNESBURG, TEL 011 646 0006 (REF: JE/MM/MAT41423).

Dated at JOHANNESBURG, 2023-04-26.

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/mm/MAT41423.

Case No: 2186/2019

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06), PLAINTIFF and MPH O PETER TABANE (IDENTITY NUMBER: 840328 5444 087), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, 273 BEYERS NAUDE DRIVE, RUSTENBURG**

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale with a reserve price of R493 000.00, will be held by the ACTING SHERIFF OF THE HIGH COURT RUSTENBURG at 273 BEYERS NAUDE DRIVE, RUSTENBURG on FRIDAY the 23RD of JUNE 2023 at 10:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the ACTING SHERIFF RUSTENBURG during office hours.

CERTAIN: PORTION 59 OF ERF 849 TLHABANE WEST TOWNSHIP, REGISTRATION DIVISION J.Q. PROVINCE OF NORTH WEST

MEASURING 301 (THREE HUNDRED AND ONE) SQUARE METRES

HELD BY DEED OF TRANSFER T31190/2012

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: PORTION 59 OF ERF 849 TLHABANE WEST TOWNSHIP, 27A 26TH AVENUE, TLHABANE WEST.

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

MAIN BUILDING: LOUNGE, KITCHEN, 3 BEDROOMS, 2 BATHROOMS

WALLS: PLASTER

ROOF: TILES.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price in cash on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the ACTING SHERIFF RUSTENBURG, 273 BEYERS NAUDE DRIVE, RUSTENBURG, 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the ACTING SHERIFF RUSTENBURG.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:
  - (a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>);
  - (b) FICA-legislation in respect of proof of identity and address particulars;
  - (c) All bidders are required to present their identity document together with their proof of residence for FICA compliance;
  - (d) No registration fee;
  - (e) Registration conditions;
  - (f) Advertising costs at current publication rates and sale costs according to Court rules apply;
  - (g) The Purchaser shall pay to the Sheriff a deposit of 10% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the date of sale;
  - (h) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Executor Creditor or his or her attorney and shall be furnished to the Sheriff within 14 - 21 days after the sale.
  - (i) Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month.
  - (j) The auction will be conducted by the Sheriff or his Deputy.

Dated at PRETORIA, 2023-05-04.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: N CROUS/BV/MAT54542.

Case No: 50489/2020

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 THULISILE PERTUNIA MMAHOAU MASHIGO N.O. (IDENTITY NUMBER: 781119 0341 084), FIRST DEFENDANT & LIEBENBERG MALAN CONSULTANT (PTY) LTD N.O. (REGISTRATION NUMBER: 2014/192503/07), SECOND DEFENDANT & THULISILE PERTUNIA MMAHOAU MASHIGO (IDENTITY NUMBER: 781119 0341 084), THIRD DEFENDANT**

## NOTICE OF SALE IN EXECUTION

**2023-06-22, 09:30, 40 UECKERMANN STREET, HEIDELBERG**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, abovementioned suit, a sale without a reserve price, will be held by the SHERIFF OF THE HIGH COURT HEIDELBERG at 40 UECKERMANN STREET, HEIDELBERG on THURSDAY the 22ND of JUNE 2023 at 09:30 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF HEIDELBERG during office hours.

## CERTAIN:

## 1. A UNIT CONSISTING OF -

(A) SECTION NUMBER 191 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SS386/2006, IN THE SCHEME KNOWN AS MISTY BAY IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT PORTION 978 OF THE FARM KOPPIESFONTEIN 478, REGISTRATION DIVISION I.R., GAUTENG, LOCAL AUTHORITY: MIDVAAL LOCAL MUNICIPALITY, 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 ST46764/2019 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED

2. AN EXCLUSIVE USE AREA DESCRIBED AS GARDEN AREA Y191 MEASURING 200 (TWO HUNDRED) SQUARE METRES, BEING AS SUCH PART OF THE COMMON PROPERTY, COMPRISING THE LAND AND THE SCHEME KNOWN AS MISTY BAY IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT PORTION 978 OF THE FARM KOPPIESFONTEIN 478, REGISTRATION DIVISION I.R., GAUTENG, LOCAL AUTHORITY: MIDVAAL LOCAL MUNICIPALITY AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NUMBER SSD792/2001

HELD BY NOTARIAL DEED OF CESSION NUMBER SK7847/20119 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID TITLE DEED

ALSO KNOWN AS: SECTION 191 MISTY BAY, RING ROAD, KOPPIESFONTEIN.

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

STEEL CORRUGATED IRON ROOF CONSISTING OF: 2 BEDROOMS, 2 BATHROOMS, KITCHEN, LOUNGE

OUTSIDE BUILDINGS WITH BRAAI AREA, JACUZZI, SINGLE CARPORT.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of SHERIFF HEIDELBERG at 40 UECKERMANN STREET, HEIDELBERG, 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 HEIDELBERG.

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

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

(b) All bidders are required to present their Identity Document together with their proof of residence for FICA compliance;

(c) All bidders are required to pay R1 000.00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card;

(d) No bidder or representative will be allowed to bid while on the phone. A full power of Attorney must be provided by all representatives;

(e) Registration conditions;

(f) Advertising costs at current publication rates and sale costs according to Court rules, apply;

(g) The auction will be conducted by the Sheriff, Mr Willem Nelson or his Deputy;

(h) The purchase 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 the sale;

(i) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution creditor or his or her attorney, and shall be furnished to the Sheriff within 21 (twenty one) days after the sale;

(j) The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and upon the balance of the purchase price being secured in terms of the Conditions;

(k) Should the purchaser receive possession of the property, the purchase shall be liable for occupation rental at the rate of 1% per month from date of possession to date of transfer.

Dated at PRETORIA, 2023-05-03.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: R ISMAIL/OM/MAT63191.

**Case No: 961/2020**

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

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07), PLAINTIFF and JOSIA JOHANNES MYNHARDT (IDENTITY NUMBER: 700713 5093 084), FIRST DEFENDANT & JACQUELINE MYNHARDT (IDENTITY NUMBER: 730618 0182 085), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, 5 ROBYN STREET, CHRISTIANA**

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, in the abovementioned suit, a sale with a reserve price of R285 000.00, will be held by the SHERIFF OF THE HIGH COURT CHRISTIANA at 5 ROBYN STREET, CHRISTIANA on FRIDAY the 23RD of JUNE 2023 at 10:00 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF CHRISTIANA during office hours.

CERTAIN: ERF 413 CHRISTIANA TOWNSHIP, REGISTRATION DIVISION H.O. NORTH WEST PROVINCE

IN EXTENT 3 212 (THREE THOUSAND TWO HUNDRED AND TWELVE) SQUARE METRES

HELD BY DEED OF TRANSFER NO T8715/2019

SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN

ALSO KNOWN AS: 8 ROBYN STREET, CHRISTIANA.

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

MAIN BUILDING: 2 lounges, dining room, 2 bedrooms, kitchen, scullery, 2 bathrooms, 1 shower (with basin), 2 toilets, 1 bathroom (with bath)

outbuilding: 1 toilet, 1 storeroom, double carport

freestanding single storey

walls: brick

roof: corrugated iron

floors: carpet/tiles/laminated floors.

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 CHRISTIANA, 5 ROBYN STREET, CHRISTIANA, 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 CHRISTIANA.

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, 2023-05-04.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0 0862396955. Attorney Ref: R ISMAIL/MVDB/MAT62909.

**Case No: 43292/2020**

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 LINDA MOYO (IDENTITY NUMBER: 871122 0766 087) DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 09:00, 21 HUBERT STREET, WESTGATE, JOHANNESBURG**

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 by the ACTING SHERIFF OF THE HIGH COURT JOHANNESBURG EAST at 21 HUBERT STREET, WESTGATE, JOHANNESBURG on WEDNESDAY the 14TH of JUNE 2023 at 09:00 of the undermentioned property of the Defendant subject to the conditions of sale which are available for inspection at the offices of the SHERIFF PALM RIDGE during office hours.

CERTAIN: ERF 248 ROSEACRE EXTENSION 3 TOWNSHIP, REGISTRATION DIVISION I.R. PROVINCE OF GAUTENG

MEASURING 713 (SEVE HUNDRED AND THIRTEEN) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T41101/2018

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: 109 HENDERSON STREET, ROSEACRE EXTENSION 3.

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

MAIN BUILDING: LOUNGE, DINING ROOM, KITCHEN, 4 BEDROOMS, 2 BATHROOMS, 1 TOILET

COTTAGE: 2 BEDROOMS, BATHROOM, LIVING ROOM, KITCHEN.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF PALM RIDGE, 39A LOUIS TRICHARDT STREET, ALBERTON NORTH 24 (twenty four) hours prior to the auction.

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above Court.  
2. The rules of this auction is available 24 (twenty four) hours before the auction at the office of the SHERIFF PALM RIDGE.

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

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

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

(c) Payment of a registration fee of R50 000.00 (Fifty Thousand Rand) (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

- (d) Registration conditions.
- (e) Advertising costs at current publication rates and sale costs according to Court rules, apply.
- (f) The auction will be conducted by the Sheriff, Mr Ian Burton, or his Deputy.
- (g) The Purchaser shall pay to the sheriff a deposit of 10% (ten per centum) of the purchase price in cash or by bank guaranteed cheque on the day of the sale.
- (h) Should the Purchaser fail to pay the deposit and the Sheriff's commission on completion of the sale, then the sale shall be null and void and the Sheriff may immediately put the property up for auction again.
- (i) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney and shall be furnished to the Sheriff within 7 days after the sale.
- (j) The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of secured in terms of clause 4 of the conditions of sale.
- (k) Should the Purchaser receive possession of the property, the Purchaser shall be liable for occupational rental at the rate of 1% (one per centum) of the purchase price per month.

Dated at PRETORIA, 2023-04-24.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: R ISMAIL/MVDB/MAT63200.

**Case No: 657/2020**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06), PLAINTIFF and THEKO LUCASTA MANELE (IDENTITY NUMBER: 751009 5837 085), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, ERASMUS BUILDING, 26 KRUGER STREET, WOLMARANSSTAD**

In execution of a judgment of the High Court of South Africa, North West Division, Mahikeng, abovementioned suit, a sale with a reserve price of R700 000.00, will be held by the SHERIFF OF THE HIGH COURT WOLMARANSSTAD at ERASMUS BUILDING, 26 KRUGER STREET, WOLMARANSSTAD on THURSDAY the 22ND of JUNE 2023 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 WOLMARANSSTAD during office hours.

CERTAIN: ERF 662 MAQUASSI TOWNSHIP, REGISTRATION DIVISION H.O. THE PROVINCE NORTH WEST

IN EXTENT 2 231 (TWO THOUSAND TWO HUNDRED AND THIRTY ONE) SQUARE METRES

HELD BY DEED OF TRANSFER NO T024629/2011

SUBJECT TO THE TERMS AND CONDITIONS CONTAINED THEREIN

ALSO KNOWN AS: 1075 KOLOKE CRESCENT, MAQUASSI.

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

SITTING ROOM, KITCHEN, 1 BEDROOM, 1 OUTSIDE TOILET, 4 ROOMS (SHACK ATTACHED TO RDP HOUSE), SINK ROOFED RDP.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price in cash on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF WOLMARANSSTAD, ERASMUS BUILDING, 26 KRUGER STREET, WOLMARANSSTAD, 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 WOLMARANSSTAD.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:

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

- (b) FICA-legislation in respect of proof of identity and address particulars;
  - (c) All bidders are required to present their identity document together with their proof of residence for FICA compliance;
  - (d) All bidders are required to pay R15 000.00 (Fifteen Thousand Rand) (refundable) registration fee;
  - (e) Registration conditions;
  - (f) Advertising costs at current publication rates and sale costs according to Court rules apply.
- Dated at PRETORIA, 2023-05-03.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: N CROUS/MV/MAT62805.

**Case No: 32564/2020**

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

**In the matter between: FIRSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06), PLAINTIFF and EDGAR BONGANI TSHABALALA (IDENTITY NUMBER: 871023 5953 086), FIRST DEFENDANT & SINAH MOIPO NE MOJANKO (IDENTITY NUMBER: 850202 1225 088), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a reserve price of R750 000.00, will be held by the SHERIFF OF THE HIGH COURT PRETORIA SOUTH WEST at AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK on THURSDAY the 22ND of JUNE 2023 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 WEST during office hours.

CERTAIN: ERF 802 ANDEON EXTENSION 18 TOWNSHIP, REGISTRATION DIVISION J.R. PROVINCE GAUTENG

MEASURING 250 (TWO HUNDRED AND FIFTY) SQUARE METRES

SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE ESPECIALLY SUBJECT TO THE CONDITIONS IMPOSED IN FAVOUR OF ANDEON 18, 38 & 39 HOME OWNER'S ASSOCIATION NPC REGISTRATION NUMBER 2017/146201/08

ALSO KNOWN AS: 6786 (802) MPETA STREET, ANDEON EXTENSION 18, PRETORIA.

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

LOUNGE, KITCHEN, 3 BEDROOMS, 1 BATHROOM, 1 SHOWER, 2 TOILETS, CARPORT

WALLS: BRICK, PAINT

ROOF: TILES

FLOORS: TILES.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF PRETORIA SOUTH WEST, AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK, 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 WEST.
3. Registration as a buyer is a pre-requisite subject to the conditions, inter alia:

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

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

(c) All bidders are required to present their identity document together with their proof of residence for FICA compliance;

(d) Payment of a registration fee of R20 000.00 (Twenty Thousand Rand) (refundable) in cash;

(e) Registration conditions;

(f) Advertising costs at current publication rates and sale costs according to Court rules apply.

Dated at PRETORIA, 2023-05-03.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0865603329. Attorney Ref: R ISMAIL/CM/MAT64043.

Case No: 47299/2019

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

**In the matter between: FIRSTRAND BANK LIMITED (REGISTRATION NUMBER: 1929/001225/06), PLAINTIFF  
and MUTSHINYA IREN PHUPHELI (IDENTITY NUMBER: 810313 0453 081), FIRST DEFENDANT &  
MPHUMUTSHELENI DERRICK MASHILA (IDENTITY NUMBER: 761023 5520 086), SECOND DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Pretoria, in the abovementioned suit, a sale with a reserve price of R518 000.00, will be held by the SHERIFF OF THE HIGH COURT PRETORIA SOUTH WEST at AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK on THURSDAY the 22ND of JUNE 2023 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 WEST during office hours.

CERTAIN: ERF 7507 LOTUS GARDENS EXTENSION 8 TOWNSHIP, REGISTRATION DIVISION J.R. PROVINCE OF GAUTENG

MEASURING 259 (TWO HUNDRED AND FIFTY NINE) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T26806/2010

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

ALSO KNOWN AS: ERF 7507, 110 GALANGAL STREET, LOTUS GARDENS EXTENSION 8.

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

LOUNGE, KITCHEN, 2 BEDROOMS, BATHROOM, TOILET, OUT GARAGE.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF PRETORIA SOUTH WEST, AZANIA BUILDING, cnr ISCOR AVENUE AND IRON TERRACE, WEST PARK, 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 WEST.

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

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

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

(c) All bidders are required to present their identity document together with their proof of residence for FICA compliance;

(d) Payment of a registration fee of R20 000.00 (Twenty Thousand Rand) (refundable) in cash;

(e) Registration conditions;

(f) Advertising costs at current publication rates and sale costs according to Court rules apply.

Dated at PRETORIA, 2023-05-03.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0865603329. Attorney Ref: R ISMAIL/CM/MAT58485.

Case No: 19862/2021

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06), PLAINTIFF and JOSE ALFREDO MENDES (IDENTITY NUMBER: 721006 5032 086), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 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 with a reserve price of R300 000.00, 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 20TH of JUNE 2023 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.

CERTAIN:

A UNIT CONSISTING OF -

(A) SECTION NO 5 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO SS306/1997, IN THE SCHEME KNOWN AS ROCK FACE CORNER IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT REGENTS PARK ESTATE TOWNSHIP, LOCAL AUTHORITY CITY OF JOHANNESBURG OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 73 (SEVENTY THREE) SQUARE METRES IN 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 ST48866/2006

ALSO KNOWN AS: UNIT 5 ROCK FACE CORNER, 34 EDWARD STREET, REGENTS PARK ESTATE.

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

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

WALLS: FACEBRICK/PLASTER

ROOF: TILES.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price 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 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) (refundable) by EFT and must reflect in the Sheriff's account prior to the sale;
  - (d) Advertising costs at current publication rates and sale costs according to Court rules, apply;
  - (e) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA;
  - (f) The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers JA Thomas and/or P Ora and/or A Jegels.

Dated at PRETORIA, 2023-04-28.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA.  
Telephone: 012 361 5640. Fax: 0865603329. Attorney Ref: N CROUS/MV/MAT66906.

Case No: 11126/2018

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

**In the matter between: ABSA BANK LIMITED (Registration number 1986/004794/06), Plaintiff and  
MICHAEL VICTOR GUNKO (Identity number: 530217 5073 084), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2022-12-06, 09:00, 22 Pretoria Road, Lanzerac Estate, Hal fway House, Midrand, JOHANNESBURG**

ERF 1536 Morning Side Extension 177 Township, Registration Division I.R., Province Gauteng measuring 999 (nine hundred and ninety-nine) square meters held by Deed of Transfer No. T27340/2015, subject to the conditions therein contained and further subject to the conditions of the Villa Fiori Homeowners Association NPC, ("THE PROPERTY");

Situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng.

THE PROPERTY IS ZONED: RESIDENTIAL

The following information is furnished in respect of the improvements, though in this respect, nothing is guaranteed. The property is situated at Unit 8, Villa Fiori, 57 West Road South, Morningside, Gauteng and consists of:

1 Entrance hall, 1 Lounge, 1 Dining room, 1 Living room, 1 Study, 1 Kitchen, 1 Scullery, Pantry, 4 Bedrooms, 4 Bathrooms, 1 Separate toilet and 1 Balcony. 2 Double garages and 1 Servants' quarters with 2 Bedrooms and 1 Bathroom.

The Rules of this auction are available 24 hours before the auction at the office of SHERIFF Sandton South.

SHERIFF Sandton South shall conduct the sale. Registration as a buyer is a pre-requisite subject to conditions, inter alia:

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

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

C) Payment of a Registration Fee of R50 000.00.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the SHERIFF Sandton South at 22 Old Pretoria Road, Unit B6 Lanzerac Office Park, Halfway House, Midrand, JOHANNESBURG. during normal office hours Monday to Friday.

Dated at JOHANNESBURG, 2022-11-08.

Attorneys for Plaintiff(s): ALAN JACOBS & ASSOCIATES, Not represented. Telephone: 083 273 8094.  
Attorney Ref: ABSA/GUNKO.

Case No: 11126/2018

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED (REGISTRATION NUMBER: 1962/000738/06), PLAINTIFF and SIZWE SIYO (IDENTITY NUMBER: 770920 5598 088), 1ST DEFENDANT & GLADYS NOTEMBILE MSELENI N.O. (IDENTITY NUMBER: 441216 0245 083), 2ND DEFENDANT & THE MASTER OF THE HIGH COURT (BISHO – Administration of Deceased Estates Department), 3<sup>RD</sup> DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, 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 R830 000.00, will be held by the SHERIFF KUILSRIVER SOUTH at 23 LANGVERWACHT ROAD, KLIPDAM, KUILSRIVER on TUESDAY the 20TH of JUNE 2023 at 10:00 of the undermentioned property of the Defendants subject to the conditions of sale which are available for inspection at the offices of the SHERIFF KUILSRIVER SOUTH during office hours.

CERTAIN: ERF 21333 KUILS RIVER, IN THE CITY OF CAPE TOWN DIVISION CAPE PROVINCE OF WESTERN CAPE

IN EXTENT 267 (TWO HUNDED AND SIXTY SEVEN) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER T71514/2011

SUBJECT TO THE CONDITIONS THEREIN CONTAINED AND MORE PARTICULARLY TO THE RESTRICTIONS AGAINST TRANSFER IN FAVOUR OF RIVER WALK HOME OWNER'S ASSOCIATION

ALSO KNOWN AS: 4 MAURICE STREET, HIGHBURY, KUILS RIVER.

The following information is furnished regarding improvements on the property although nothing in this respect is guaranteed: 2 BEDROOMS, LOUNGE, KITCHEN, BATHROOM, SINGLE GARAGE.

The property is zoned residential.

The sale shall be subject to the terms and conditions of the High Court and the rules made thereunder and the Purchaser (other than the Execution Creditor) shall pay a deposit of 10% (ten per centum) of the purchase price by bank guaranteed cheque or by way of an electronic funds transfer on the fall of the hammer at the sale. The full Conditions of Sale and rules of auction shall be inspected at the offices of the SHERIFF KUILSRIVER SOUTH, 23 LANGVERWACHT ROAD, KLIPDAM, KUILSRIVER, 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 KUILSRIVER 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) All bidders are required to present their Identity Document together with their proof of residence for FICA compliance.

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

(d) Registration conditions;

(e) Advertising costs at current publication rates and sale costs according to Court rules, apply;

(f) The auction will be conducted by the Sheriff, Mrs EE Carelse, or her Deputy Sheriff, Mrs H Combrinck;

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

(h) The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney and shall be furnished to the Sheriff within 10 days after the sale;

(i) The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of clause 4 of the conditions of sale;

(j) Should the Purchaser receive possession of the property, the Purchaser shall be liable for occupational rental at the rate of 1% (one per centum) of the purchase price per month from occupation to date of transfer.

Dated at PRETORIA, 2023-04-28.

Attorneys for Plaintiff(s): VEZI DE BEER ATTORNEYS, 319 ALPINE ROAD, LYNNWOOD, PRETORIA. Telephone: 012 361 5640. Fax: 0862396955. Attorney Ref: N CROUS/MV/MAT50594.

**Case No: 16556/2018**

**Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited, Judgement Creditor and Elias William Masango,  
Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 09:00, 21 Hubert Street, Westgate, 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 Palm Ridge Acting Sheriff for Johannesburg East to the highest bidder subject to a reserve price of R800,000.00 and will be held at 21 Hubert Street, Westgate, Johannesburg on 14 June 2023 at 09H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 39A Louis Trichardt Street, Alberton North, prior to the sale.

Certain : Erf 543 The Hill Extension 1 Township, Registration Division I.R., Province of Gauteng, being 1 Friars Hill Road, The Hill Ext 1.

Measuring: 582 (Five Hundred and Eighty Two) Square Metres;

Held under Deed of Transfer No. T13424/2006

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: Lounge, Dining Room, Study, Kitchen, 3 Bedrooms, 2 Bathrooms, Shower, 2 WC's, Laundry, Closed Patio.

Outside Buildings: Garage, Servants Quarters.

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, 2023-05-26.

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: MAT261694\AF/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 10990/2020**

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

**In the matter between: FIRSTRAND BANK LIMITED (Plaintiff) and MAHLUBANDILE CLARENCE  
NOKENKE (Defendant)**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 11:00, at the the sheriff's office at Unit B5, Coleman Business Park, Coleman Street, Elsies  
River, Western Cape**

In pursuance of a judgment granted by the above honourable court dated 4 August 2021, the undermentioned immovable property will be sold in execution on WEDNESDAY, 14 JUNE 2023 at 11:00 at the the sheriff's office at Unit B5, Coleman Business Park, Coleman Street, Elsies River, Western Cape, to the highest bidder subject to a reserve price of R420 000,00; also subject to the following and further conditions which will be read out by the sheriff at the sale : (a) Section 1 as shown and more fully described on Sectional Plan No SS267/2011 in the scheme known as N2 Gateway 4684 in respect of land and building or buildings situate at Langa, in the City of Town, Cape Division, Province of the Western Cape of which section the floor area, according to the said sectional plan, is 54 square metres (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 ST10713/2014 and situate at Unit 1, Joe Slovo Vision Village, Ndlwana Way, Langa, Western Cape. Description: The following information is supplied, but nothing is guaranteed: The property is improved and consists of a sectional title unit with 3 bedrooms, kitchen, bathroom and toilet. Conditions of payment: Ten percent (10%) of the purchase price plus all sheriff's commission must be paid in cash immediately after the sale. The balance is payable against transfer and must be guaranteed by a bank guarantee approved by Plaintiff's Attorneys, which guarantee must be handed to them within 21 days after the date of sale. Conditions of sale: The full conditions lie for inspection at the offices of the sheriff for the High Court, Goodwood Area 2. (Ref. F Van Greunen; tel. 021 592 0140).

Dated at TYGER VALLEY, 2023-04-11.

Attorneys for Plaintiff(s): FOURIE BASSON & VELDTMAN, Tijgerpark 5, Off Willie van Schoor Avenue, Tyger Valley. Telephone: (021) 929 2600. Fax: (021) 914 6600. Attorney Ref: JF/MH/F1144.

**Case No: 10990/2020**

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

**In the matter between: FIRSTRAND BANK LIMITED (Plaintiff) and MAHLUBANDILE CLARENCE  
NOKENKE (Defendant)**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 11:00, at the the sheriff's office at Unit B5, Coleman Business Park, Coleman Street, Elsies  
River, Western Cape**

In pursuance of a judgment granted by the above honourable court dated 4 August 2021, the undermentioned immovable property will be sold in execution on WEDNESDAY, 14 JUNE 2023 at 11:00 at the the sheriff's office at Unit B5, Coleman Business Park, Coleman Street, Elsies River, Western Cape, to the highest bidder subject to a reserve price of R420 000,00; also subject to the following and further conditions which will be

read out by the sheriff at the sale : (a) Section 1 as shown and more fully described on Sectional Plan No SS267/2011 in the scheme known as N2 Gateway 4684 in respect of land and building or buildings situate at Langa, in the City of Town, Cape Division, Province of the Western Cape of which section the floor area, according to the said sectional plan, is 54 square metres (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 ST10713/2014 and situate at Unit 1, Joe Slovo Vision Village, Ndlwana Way, Langa, Western Cape. Description: The following information is supplied, but nothing is guaranteed: The property is improved and consists of a sectional title unit with 3 bedrooms, kitchen, bathroom and toilet. Conditions of payment: Ten percent (10%) of the purchase price plus all sheriff's commission must be paid in cash immediately after the sale. The balance is payable against transfer and must be guaranteed by a bank guarantee approved by Plaintiff's Attorneys, which guarantee must be handed to them within 21 days after the date of sale. Conditions of sale: The full conditions lie for inspection at the offices of the sheriff for the High Court, Goodwood Area 2. (Ref. F Van Greunen; tel. 021 592 0140).

Dated at TYGER VALLEY, 2023-04-11.

Attorneys for Plaintiff(s): FOURIE BASSON & VELDTMAN, Tijgerpark 5, Off Willie van Schoor Avenue, Tyger Valley. Telephone: (021) 929 2600. Fax: (021) 914 6600. Attorney Ref: JF/MH/F1144.

**Case No: BFNRC/1550/2019**

IN THE MAGISTRATE'S COURT FOR  
(IN THE REGIONAL COURT FOR THE REGIONAL DIVISION OF THE FREE STATE, HELD AT  
BLOEMFONTEIN)

**In the matter between: SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (Execution Creditor)  
and LEBOHANG PATRICIA TSIE (Judgment Debtor)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 10:00, at the SHERIFF'S OFFICE, 6A THIRD STREET, ARBORETUM, BLOEMFONTEIN WEST,  
FREE STATE**

In pursuance of a judgment granted by this Honourable Court on 30 September 2022, and a Warrant of Execution issued thereafter, the undermentioned immovable property will be sold in execution with a reserve price of R300 000.00 by the Sheriff of the High Court, Bloemfontein West at the Sheriff's Office, 6A Third Street, Arboretum, Bloemfontein West, Free State on WEDNESDAY, 21 JUNE 2023 at 10H00, to the highest bidder. Rules of the auction and full Conditions of Sale may be inspected at the Sheriff's Office, 6A Third Street, Arboretum, Bloemfontein West, Free State, (Tel: 051 447 8745) 24 hours prior to the auction, 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: A unit consisting of (a) Section Number 21 as shown and more fully described on Sectional Plan Number SS20/1982 in the scheme known as Kiepersol in respect of the land and building or buildings situated at Bloemfontein Mangaung Metropolitan Municipality, of which section the floor area according to the said sectional plan is 48 square metres in extent; and (b) an undivided share in and to the common property in the scheme apportioned to the said section in accordance with the participation quota as endorsed on the said sectional plan, held by Deed of Transfer ST13452/2018 also known as Unit 21, Door 402 Kiepersol Complex, 140A Zastron Street, Westdene, Bloemfontein, Free State subject to the conditions contained in the title deed. IMPROVEMENTS (not guaranteed): Bedroom with Built-in Cupboards & Floor Tiles, Bathroom with Floor- & Wall Tiles, Kitchen with Floor Tiles & Built-in Wooden Cupboards, Living Room with Floor Tiles and Carport. This sale is voetstoots and subject to the conditions of the existing title deeds. The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof. The Purchasers shall pay a deposit of 10% of the purchase price immediately on sale and the balance against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or its attorney, and shall be furnished to the Sheriff 21 days after the date of sale or after the date of confirmation of the sale by the court. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of conditions. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price per month from date of possession to date of transfer. Registration as a buyer is a pre-requisite subject to the following conditions, inter alia: (1) Directive of the Consumer Protection Act 68 of 2008. (URLhttp://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 R45 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, 2023-04-14.

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/M27924.

Case No: 893/2020  
Docex: DX 12, JHB

IN THE MAGISTRATE'S COURT FOR  
(THE MAGISTERIAL DISTRICT OF EKURHULENI SOUTH EAST, HELD AT BRAKPAN)

In the matter between: **BRIGHTWARD HOMEOWNERS ASSOCIATION (NPC) T/A HELDERWYK HOMEOWNERS ASSOCIATION (REGISTRATION NUMBER: 2008/011168/08)**, Plaintiff and **TEBOHO JACOB MOTAUNG (Identity number: 840909 6521 08 8, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2023-06-23, 14:00, 612 VOORTREKKER ROAD, BRAKPAN**

IN EXECUTION of a judgment granted on the 29th OF MARCH 2022 in the above Honourable Court in the above action, a sale will be held at the office of the Sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN on THURSDAY, the 23RD of JUNE 2023 at 14h00 of the undermentioned property of the Defendant on the conditions which will lie for inspection at the offices of the sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN, subject to a reserve price of R 736 300.00 (SEVEN HUNDRED AND THIRTY SIX THOUSAND THREE HUNDRED RAND). Property: ERF 227 in the township known as HELDERWYK in respect of the land situated at CNR VAN DYK AND ELSBURG ROAD local authority CITY OF EKURHULENI METROPOLITAN MUNICIPALITY measuring 884 (eight hundred and eighty-four) square meters in extent. Held under Deed of Transfer: T44284/2017. SITUATED AT: 21 TANDELSBERG STREET, HELDERWYK ESTATE, BRAKPAN Magisterial Court District (Brakpan). (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS) The following information is furnished regarding the improvements, though in this regard nothing is guaranteed: RESIDENTIAL PROPERTY CONSISTING OF: IMPROVEMENTS: NONE - VACANT STAND. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED NO WARRANT IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS".

1. The purchaser shall pay auctioneer's commission calculated as follows: 6 % on the first R100 000.00, 3.5% on R 100 001.00 to R 400 000.00 and 1.5% on the balance of the proceeds of the sale, subject to a maximum of R 40 000.00 plus VAT and a minimum of R 3 000.00 plus VAT.

2. A deposit of 10% of the purchase price shall be payable 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 the approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff at 612 VOORTREKKER ROAD, BRAKPAN. The office of the Sheriff - BRAKPAN 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 - Proof of identity and address particulars
- c) Payment of a registration fee - in cash/EFT
- d) Registration Conditions

THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF - 612 VOORTREKKER ROAD, BRAKPAN AT 612 VOORTREKKER ROAD, BRAKPAN

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the SHERIFF Sandton South at 22 Old Pretoria Road, Unit B6 Lanzerac Office Park, Halfway House, Midrand, JOHANNESBURG. during normal office hours Monday to Friday.

Dated at ALBERTON, 2023-04-21.

Attorneys for Plaintiff(s): JURGENS BEKKER ATTORNEYS, OFFICE 3, GEMSTONE OFFICE PARK, 36 HENNIE ALBERTS STREET, BRACKENHURST, ALBERTON. Telephone: 0116225472. Fax: 0116225482. Attorney Ref: M.A. PIRES/W664/MVM714.

Case No: 1270/2021

Docex: DX 12, JHB

IN THE MAGISTRATE'S COURT FOR  
(THE MAGISTERIAL DISTRICT OF EKURHULENI SOUTH EAST, HELD AT BRAKPAN)

In the matter between: **BRIGHTWARD HOMEOWNERS ASSOCIATION (NPC) T/A HELDERWYK HOMEOWNERS ASSOCIATION (REGISTRATION NUMBER: 2008/011168/08), Plaintiff and TAU NGOANAKA (Identity number: 810319 0459 08 5), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 14:00, 612 VOORTREKKER ROAD, BRAKPAN**

IN EXECUTION of a judgment granted on the 16TH of AUGUST 2022 in the above Honourable Court in the above action, a sale will be held at the office of the Sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN on THURSDAY, the 23RD of JUNE 2023 at 14h00 of the undermentioned property of the Defendant on the conditions which will lie for inspection at the offices of the sheriff BRAKPAN at 612 VOORTREKKER ROAD, BRAKPAN, subject to a reserve price of R 2 000 000.00 (TWO MILLION RAND). The Property: PORTION 15 OF ERF 2557 in the township known as HELDERWYK in respect of the land and building or buildings situated at CNR VAN DYK AND ELSBURG ROAD local authority CITY OF EKURHULENI METROPOLITAN MUNICIPALITY measuring 590 (five hundred and ninety) square meters in extent. Held under Deed of Transfer: T9963/2018. SITUATED AT: 3 MALUTI PLACE, HELDERWYK ESTATE, BRAKPAN Magisterial Court District (Brakpan) (NO WARRANTY IS GIVEN IN RESPECT OF THE PHYSICAL ADDRESS). RESIDENTIAL PROPERTY CONSISTING OF: IMPROVEMENTS: SINGLE STOREY DWELLING CONSISTING OF 3 BEDROOMS, 2 BATHROOMS, 1 KITCHEN, 1 LOUNGE, 1 DOUBLE GARAGE, SWIMMING POOL, PATIO AND BRAAI AREA. THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED NO WARRANT IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS".

1. The purchaser shall pay auctioneer's commission calculated as follows: 6% on the first R100 000.00, 3,5% on R 100 001.00 to R 400 000.00 and 1,5% (ONE COMMA FIVE PERCENT) on the balance of the proceeds of the sale, subject to a maximum of R 40 000.00 plus VAT and a minimum of R 3 000.00 plus VAT.

2. A deposit of 10% of the purchase price shall be payable 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 the approved by the Plaintiff's Attorney, which shall be furnished to the Sheriff within 21 days after the date of sale.

3. The Rules of the auction are available 24 hours prior to the auction at the offices of the Sheriff at 612 VOORTREKKER ROAD, BRAKPAN. The office of the Sheriff - BRAKPAN 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 - Proof of identity and address particulars
- c) Payment of a registration fee - in cash/EFT
- d) Registration Conditions

THE AFORESAID SALE SHALL BE SUBJECT TO THE CONDITIONS OF SALE WHICH MAY BE INSPECTED AT THE OFFICE OF THE SHERIFF - 612 VOORTREKKER ROAD, BRAKPAN AT 612 VOORTREKKER ROAD, BRAKPAN

Dated at ALBERTON, 2023-04-21.

Attorneys for Plaintiff(s): JURGENS BEKKER ATTORNEYS, OFFICE 3, GEMSTONE OFFICE PARK, 36 HENNIE ALBERTS STREET, BRACKENHURST, ALBERTON. Telephone: 0116225472. Fax: 0116225482. Attorney Ref: M.A. PIRES/W809/MVM1111.

CONTINUES ON PAGE 130 OF BOOK 2

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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: 44450/2020

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

**In the matter between: DR SHIRE SINGH - HEWLETT, Plaintiff and MURRAY HEWLETT, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 13H00, THE SHERIFF JHB NORTH OFFICES AT 51/61 ROSETTENVILLE ROAD, VILLAGE  
MAIN INDUSTRIA UNIT B3, JOHANNESBURG**

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

CASE NO: 2020/44450

**In the matter between:-SINGH-HEWLETT: SHIRE, Identity number: 7605300206082, Applicant/Execution  
Creditor and HEWLETT: MURRAY, Identity number: 7403295034085, Respondent/Execution Debtor**

NOTICE OF SALE

In pursuance of a judgment granted on 12 September 2022, in the above Honourable Court and under a writ of execution issued thereafter, the movable property listed hereunder will be sold in execution on the 20 JUNE 2023 AT 13H00, by the Sheriff of the High Court, Johannesburg North, at the offices of the Sheriff at, 51/61 ROSETTENVILLE RD, VILLAGE MAIN INDUSTRIA UNIT B3, JOHANNESBURG to the highest bidder:

1. 2008 Black BMW E65 740D, bearing registration number BD 68 VG GP;

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

a. FICA - Legislation i.t.o proof of identity and address particulars, payment of registration deposit in cash. This sale will be conducted by the Sheriff (Auctioneer). The above listed will be sold for CASH/EFT only, NO CHEQUES, to t7Yhe highest bidder or sold subject to confirmation as per the Consumer Protection Act on instalments from the Execution Creditor/Attorney.

DATED AT JOHANNESBURG ON THIS THE 26TH DAY OF MAY 2023.

SHAHEED DOLLIE INCORPORATED, Plaintiff's Attorneys, 48 Twickenham Avenue, Auckland Park, JOHANNESBURG, 2092; P.O BOX 88, AUCKLAND PARK, 2006. Tel: 011 482 9933. Fax: 086 696 1057 / 011 726 8850. E-mail: reception@sdollieinc.co.za / [secretary@sdollieinc.co.za](mailto:secretary@sdollieinc.co.za). REF: S DOLLIE/S1100

Dated at JOHANNESBURG, AUCKLAND PARK, 2023-05-26.

Attorneys for Plaintiff(s): SHAHEED DOLLIE INCORPORATED, 48 TWICKENHAM AVENUE, AUCKLAND PARK, JOHANNESBURG, 2092. Telephone: 011 482 9933. Attorney Ref: S DOLLIE/ S1100.

Case No: 4330/2019

Docex: 18

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and THABISO JEREMIA MOTSOANE (ID:  
680618 5396 086), 1<sup>st</sup> Defendant & THANDI ENGELINAH MOTSOANE (ID: 720626 0577 081), 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-22, 08:00, SHERIFF'S OFFICES, 20 RIEMLAND STREET, SASOLBURG**

ERF 24371 SASOLBURG (EXTENSION 56), DISTRICT PARYS, PROVINCE FREE STATE, IN EXTENT 1 068 (ONE THOUSANDAND SIXTY EIGHT) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T20653/2000. SUBJECT TO THE CONDITIONS THEREIN CONTAINED. BETTER KNOWN AS 31 LONGTOM STREET, WELGELEGEN WEST, SASOLBURG, PROVINCE FREE STATE. THE PROPERTY IS ZONED: RESIDENTIAL. A RESIDENTIAL DWELLING CONSISTING OF : LOUNGE, FAMILY ROOM, DINING ROOM, STUDY, KITCHEN, 3X BEDROOMS, 2X BATHROOMS, SHOWER, 2X TOILETS, 2X GARAGES, 2X CARPORTS (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") ADDITIONS: None, The conditions of sale will be read prior to the sale in execution by the Sheriff and may be inspected at the Sheriff Sasolburg's Offices and/or at the Offices of the Attorney of plaintiff, Messrs SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, BLOEMFONTEIN.TAKE FURTHER NOTICE THAT: This is a sale in execution pursuant to a judgement obtained in the above Court; Rules of this auction is available 24 hours foregoing the sale at the Offices of the Sheriff Sasolburg Registration as a buyer, subject to certain conditions, is required i.e. 3.1 directions of the Consumer Protection Act 68 of 2008.(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961> ) 3.2 Fica-legislation i.t.o identity & address particulars

3.3 payment of registration monies; 3.4 registration conditions. Advertising costs at current publication tariffs & sale costs according court rules will apply.

Dated at BLOEMFONTEIN, 2023-05-18.

Attorneys for Plaintiff(s): SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN. Telephone: 051-5056600. Fax: 051-4304806. Attorney Ref: ROCHELLE BRINK. Attorney Acct: MMM3481.

**Case No: 2022/301**

**Docex: DX 31 SANDTON SQUARE**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Local Division, Johannesburg)

**In the matter between: Absa Home Loans Guarantee Company (RF) Pty Limited, First Execution Creditor and Absa Bank Limited, Second Execution Creditor and Gugulethu Thandiwe Nomfundo Ntombela, Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 10:00, 4 Angus Street, Germiston**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court dated the 29 AUGUST 2022 in terms of which the following property will be sold in execution on Monday, 19 JUNE 2023 at 10:00 at 4 ANGUS STREET, GERMISTON to the highest bidder subject to a reserve price of R435 000.00.

CERTAIN: (A) SECTION NO. 153 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS16/2007, IN THE SCHEME KNOWN AS VILLAGE THREE STONE ARCH ESTATE IN RESPECT OF THE LAND AND THE BUILDING OR BUILDINGS SITUATED AT CASTLEVIEW EXTENSION 9 TOWNSHIP, LOCAL AUTHORITY, CITY OF EKURHULENI METROPOLITAN MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN, IS 80 (EIGHTY) 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 ST13018/2020 AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED.

PHYSICAL ADDRESS: Unit 153 Village Three Stone Arch Estate, Cnr Sunstone & Brookhill Road, Castleview, Germiston.

ZONING: RESIDENTIAL

IMPROVEMENTS:

The following information is furnished but not guaranteed:

MAIN BUILDING: 2 bedrooms, 2 bathrooms, dining room, lounge and a kitchen - WHICH CANNOT BE GUARANTEED.

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

The Purchaser shall in addition to the Sheriff's commission, which is 6% (six percent) on the first R100 000.00 (One Hundred Thousand Rand) of the proceeds of the sale and thereafter 3.5% (Three comma Five percent) on R100 001.00 (One Hundred Thousand and One Rand) 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 are available 24 hours before the auction at the office of the Sheriff, GERMISTON SOUTH at 4 ANGUS STREET, GERMISTON.

The Sheriff GERMISTON 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/DownloadAction?id=99961>)

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

C) Payment of a Registration Fee of as required by the Sheriff.

D) Registration conditions.

The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff GERMISTON at 4 ANGUS STREET, GERMISTON during normal office hours Monday to Friday

Dated at Johannesburg, 2023-04-25.

Attorneys for Plaintiff(s): Lowndes Dlamini Inc, 1st floor, 56 Wierda Road East, Wierda Valley, Sandton.  
Telephone: 011-292-5777. Fax: 011-2925775. Attorney Ref: M PALM/JD/MAT3870. Attorney Acct: The Citizen.

**Case No: 36417/2020**

**Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited - Judgement Creditor and Themba Mike Nkosi - Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 09:00, 39A Louis Trichardt Street, Alberton North**

In execution of a judgment of the High Court of South Africa, (Gauteng Division, Pretoria) in the abovementioned suit, the property shall be sold by the Sheriff Palm Ridge to the highest bidder subject to a reserve price of R380 000.00 and will be held at 39a Louis Trichardt Street, Alberton North on 21 June 2023 at 09h00 of the undermentioned property of the execution debtor on the conditions which may be inspected at 39a Louis Trichardt Street, Alberton North, prior to the sale.

Certain: Erf 1100 Likole Extension 1 Township, Registration Division I.R., Province of Gauteng, being 1100 Zanele Street, Likole Ext 1

Measuring: 330 (Three Hundred and Thirty) square metres;

Held under Deed of Transfer No. T30678/2012

Situated in the Magisterial District of Palm Ridge.

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

Main Building: Lounge, Kitchen, 2 Bedrooms, Bathroom, WC.

Outside Buildings: None.

Sundries: None.

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

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

Dated at Hammond Pole Attorneys, Boksburg, 2023-04-24.

Attorneys for Plaintiff(s): Hammond Pole Attorneys C/o NVG Attorneys, Menlo Law Chambers, No.49 11th Street, Menlo Park, Pretoria. Telephone: 0118741800. Fax: 0866781356. Attorney Ref: MAT440257/NP/EC. Attorney Acct: Hammond Pole, Boksburg.

**Case No: 18496/2018**

**Docex: PH46A**

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

**In the matter between: Firststrand Bank Limited, Judgement Creditor and Kauluka Maxon Nkhata, Judgement Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, 5 Anemoon Street, Glen Marais Ext 1**

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 Kempton Park to the highest bidder subject to a reserve price of R500 000.00 and will be held at 5 Anemoon Street, Glen Marais Ext 1 on 22 June 2023 at 10H00 of the undermentioned property of the Execution Debtor on the conditions which may be inspected at 5 Anemoon Street, Glen Marais Ext 1, prior to the sale.

Certain: Erf 2218 Ebony Park Extension 5 Township, Registration Division I.R., Province of Gauteng, being Stand 2218 (also known as 7 Candlewood Crescent), Ebony Park Extension 5.

Measuring: 270 (Two Hundred and Seventy) Square Metres;

Held under Deed of Transfer No. T31163/2008

Situated in the Magisterial District of Kempton Park.

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

Main Building: 3 Bedrooms, 1 Bathroom, 1 TV / Livingroom, 1 Kitchen.

Outside Buildings: 1 Garage.

Sundries: None.

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

Dated at Hammond Pole Majola Inc, Boksburg, 2023-04-18.

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: MAT406749\AF/LC. Attorney Acct: Hammond Pole Majola Inc, Boksburg.

**Case No: 13921/21**

**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 Ngubane, Nonjabulo Nonduduzo, Judgment Debtor**

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

**2023-06-20, , 11:00, 24 Rhodes Street, Kensington 'B', Randburg**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Johannesburg, in the above-mentioned suit, a sale in execution will be held by the offices of the Sheriff of the High Court Sandton North at 24 Rhodes Street, Kensington 'B', Randburg, on Tuesday the 20th day of June 2023 at 11h00 of the undermentioned property of the Judgment Debtor subject to the Conditions of Sale: **PROPERTY DESCRIPTION:** A Unit consisting of: (a) Section Number 175 as shown and more fully described on Sectional Plan No SS1406/2007, in the scheme known as LAVENDER LANE in respect of the land and building or buildings situate at PAULSHOF EXTENSION 71 TOWNSHIP, LOCAL AUTHORITY: CITY OF JOHANNESBURG, of which the section the floor area according to the said sectional plan is 166 (One Hundred and Sixty 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. ST59223/2018 and situate at UNIT 175 LAVENDER LANE, 407 WITKOPPEN ROAD (ESTELLE ROAD), PAULSHOF EXTENSION 71, SANDTON, GAUTENG, in the Magisterial District of Johannesburg North **IMPROVEMENTS:** The following information is furnished in respect of the improvements: **CONSTRUCTED OF BRICK WALLS AND TILE ROOF; MAIN BUILDING: LOUNGE, DINING ROOM, LIVING ROOM, KITCHEN, 3 BEDROOMS, 3 BATHROOMS, BALCONY, COVERED PATIO, BUILT-IN BRAAI. OUT BUILDINGS: NONE. PROPERTY ZONED: RESIDENTIAL** (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") **TERMS AND CONDITIONS:** 1. The Rules of the auction and Conditions of Sale may be inspected at the Office of the Sheriff of the High Court Sandton North at 24 Rhodes Street, Kensington 'B', Randburg, during office hours. 2. 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 prospective bidders will be required to: 3.1 Register with the Sheriff prior to the auction before 11h00; and 3.2 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, 2023-05-22.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: S56498.

Case No: 39110/2020

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 Ngubane, Mthuthuzeli, First Judgment Debtor and Ngubane, Ntombeziningi Nombuyiselo, Second Judgment Debtor**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 10:00, 182 Progress Road, Lindhaven, Roodepoort**

In execution of a judgment of the High Court of South Africa, Gauteng Division, Johannesburg, in the above-mentioned suit, a sale will be held by the offices of the Sheriff of the High Court Roodepoort North at 182 Progress Road, Lindhaven, Roodepoort, on Friday, the 23rd day of June 2023 at 10h00 of the undermentioned property of the Judgment Debtor subject to the Conditions of Sale: PROPERTY DESCRIPTION: ERF 168 BERGBRON EXTENSION 1 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING: 961 (NINE HUNDRED AND SIXTY ONE) SQUARE METRES, HELD by Deed of Transfer T10671/2011 and situate at 1414 DWARSBERG ROAD, BERGBRON, ROODEPOORT, GAUTENG, in the Magisterial District of Johannesburg West. The following information is furnished in respect of the improvements, though in this respect nothing is guaranteed: CONSTRUCTED OF FACE BRICK WALLS AND CLAY TILED ROOF; MAIN BUILDING: ENTRANCE HALL, LOUNGE, DINING ROOM, KITCHEN, 4 BEDROOMS, 2 BATHROOMS, COVERED PATIO. OUT BUILDINGS: 2 GARAGES, STAFF QUARTERS, STAFF BATHROOM, SWIMMING POOL. 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 ROODEPOORT NORTH will conduct the sale. 2. 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, 24 hours prior to the auction. 3. 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: [//www.gov.za/sites/default/files/gcis\\_document/201409/34180rg9515gon293a.pdf](http://www.gov.za/sites/default/files/gcis_document/201409/34180rg9515gon293a.pdf). 4. All prospective bidders will be required to: 4.1 Register with the Sheriff prior to commencement of the auction at 10h00; 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 registration fee 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. 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, 2023-05-19.

Attorneys for Plaintiff(s): Moodie and Robertson Attorneys, 12th Floor, East Wing, Libridge Building, 25 Ameshoff Street, Braamfontein. Telephone: 0118076046. Fax: 0866143218. Attorney Ref: S56655.

Case No: 3441/2021

Docex: 18

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

**In the matter between: FIRSTRAND BANK LIMITED trading inter alia as FNB HOME LOANS, Plaintiff and JANKIE MOSOEUNYANE (ID: 820207 5247 084), 1<sup>st</sup> Defendant & ZANYIWE ESTER MBABALA (ID: 870119 0334 081), 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-22, 10:00, SHERIFF'S OFFICES, 16B CHURCH STREET, KROONSTAD**

ERF 1026 KROONSTAD EXTENSION 4, DISTRICT KROONSTAD, PROVINCE FREE STATE, IN EXTENT 1011 (ONE THOUSAND AND ELEVEN) SQUARE METRES. HELD BY DEED OF TRANSFER NUMBER T12938/2016. SUBJECT TO THE CONDITIONS THEREIN CONTAINED. BETTER KNOWN AS 5 HOFFMAN STREET, KROONSTAD, PROVINCE FREE STATE. THE PROPERTY IS ZONED: RESIDENTIAL. A RESIDENTIAL DWELLING CONSISTING OF : LOUNGE, FAMILY ROOM, DINING ROOM, STUDY, KITCHEN, 3X BEDROOMS, 2X BATHROOMS, SHOWER, 2X TOILETS, 1X GARAGE, 1X CARPORT, 1X OUTSIDE BATHROOM/TOILET (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") ADDITIONS: None, The conditions of sale will be read prior to the sale in execution by the Sheriff

and may be inspected at the Sheriff Kroonstad's Offices and/or at the Offices of the Attorney of plaintiff, Messrs SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, BLOEMFONTEIN. TAKE FURTHER NOTICE THAT: This is a sale in execution pursuant to a judgement obtained in the above Court; Rules of this auction is available 24 hours foregoing the sale at the Offices of the Sheriff Kroonstad. Registration as a buyer, subject to certain conditions, is required i.e. 3.1 directions of the Consumer Protection Act 68 of 2008.(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) 3.2 Fica-legislation i.t.o identity & address particulars 3.3 payment of registration monies; 3.4 registration conditions. Advertising costs at current publication tariffs & sale costs according court rules will apply.

Dated at BLOEMFONTEIN, 2023-05-18.

Attorneys for Plaintiff(s): SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN. Telephone: 051-5056600. Fax: 051-4304806. Attorney Ref: ROCHELLE BRINK. Attorney Acct: MMM3445.

**Case No: 5254/2021**

**Docex: 18**

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

**In the matter between: FIRSTRAND BANK LIMITED trading inter alia as FNB HOME LOANS, Plaintiff and  
MAJAMBA ISAAC ULENGO (ID: 900107 5449 081), Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 10:00, OFFICES OF SHERIFF BLOEMFONTEIN WEST, 6a THIRD STREET, ARBORETUM,  
BLOEMFONTEIN**

CERTAIN : A Unit consisting of - (a) Section No. 1 as shown and more fully described on Sectional Plan No. SS180/2009, in the scheme known as HAMONATE PLACE in respect of the land and building or buildings situated at BLOEMFONTEIN EXTENSION 147, MANGAUNG METROPOLITAN MUNICIPALITY, of which section the floor area, according to the said sectional plan, is 69 (SIXTY 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 ST3764/2015 SUBJECT TO THE CONDITIONS COONTAINED THEREIN. BETER KNOWN AS UNIT NO 1 (DOOR 5), HAMONATE PLACE, 5 HONEYBELL CRESCENT, LOURIERPARK, BLOEMFONTEIN, PROVINCE FREE STATE. THE PROPERTY IS ZONED: RESIDENTIAL. A RESIDENTIAL DWELLING CONSISTING OF: ENTRANCE HALL, LOUNGE, KITCHEN, 3X BEDROOMS, 1X BATHROOM, 1X TOILET, 1X CARPORT (the nature, extent, condition and existence of the improvements are not guaranteed and are sold "voetstoots") ADDITIONS: None. The conditions of sale will be read prior to the sale in execution by the Sheriff and may be inspected at the Sheriff Bloemfontein East's Offices and/or at the Offices of the Attorney of plaintiff, Messrs SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, BLOEMFONTEIN. TAKE FURTHER NOTICE THAT: This is a sale in execution pursuant to a judgement obtained in the above Court; Rules of this auction is available 24 hours foregoing the sale at the Offices of the Sheriff Bloemfontein East Registration as a buyer, subject to certain conditions, is required i.e. 3.1 directions of the Consumer Protection Act 68 of 2008.(URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) 3.2 Fica-legislation i.t.o identity & address particulars 3.3 payment of registration monies; 3.4 registration conditions. Advertising costs at current publication tariffs & sale costs according court rules will apply.

Dated at BLOEMFONTEIN, 2023-05-18.

Attorneys for Plaintiff(s): SYMINGTON & DE KOK, 169B NELSON MANDELA DRIVE, WESTDENE, BLOEMFONTEIN. Telephone: 051-5056600. Fax: 051-4304806. Attorney Ref: ROCHELLE BRINK. Attorney Acct: MMU1028.

Case No: 29333/2020

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

**In the matter between: ERGOFLEX 161 (PTY) LTD t/a TALISMAN HIRE WADEVILLE, Plaintiff and DAINAH AND JOYCE BUSINESS ENTERPRISES CC, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 09:00, SHERIFF'S OFFICE OF PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH**

Pursuant to a Judgment of the abovementioned High Court dated the 10th of November 2020, the herein under mentioned property will be sold in execution on 21 JUNE 2023 at 09:00 at the SHERIFF'S OFFICE OF PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH subject to a bondholder determined reserve price of R920 000-00.

CERTAIN: ERF 1368 MAYBERRY PARK TOWNSHIP  
REGISTRATION DIVISION IR GAUTENG PROVINCE  
DEEDS OFFICE: JOHANNESBURG  
LOCAL AUTHORITY: CITY OF EKURHULENI METROPOLITAN  
MUNICIPALITY  
MAGISTERIAL DISTRICT: ALBERTON

SITUATED: 3 MOEPEL STREET, MAYBERRY PARK, ALBERTON. (-26.317732 / 28.121245)

ZONED: RESIDENTIAL

MEASURING: 1019 (ONE ZERO ONE NINE) SQUARE METRES

HELD BY: 1ST JUDGMENT DEBTOR UNDER DEED OF TRANSFER NO. T87/2017

DESCRIPTION: (IMPROVEMENTS ON PROPERTY, ALTHOUGH NOTHING IS GUARANTEED):

RESIDENTIAL PROPERTY USED AS BUSINESS PREMISES: FENCED, PAVING

MAIN BUILDING: SINGLE STOREY, BRICK WALLS, TILE ROOF, TILED FLOORS, 1 x LOUNGE, 1 x BEDROOM, 1 x KITCHEN, 2 x BATHROOMS, 1 x SHOWER, 2 x TOILETS.

OUT BUILDING: SINGLE STOREY, BRICK WALLS, CORRUGATED IRON ROOF, DOUBLE GARAGE.

The conditions of sale are available for inspection during office hours at the office of the SHERIFF PALM RIDGE at 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH.

TAKE NOTICE THAT:

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 1st Judgment Debtor for monies owing to the Execution Creditor.

The Rules of this auction is available 24 hours before the sale at SHERIFF'S OFFICE OF PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH.

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

1. Directions of the Consumer Protection Act 68 of 2008 (obtainable at url <http://www.info.gov.za/view/DownloadfileAction?id=99961>)

2. Fica-legislation in respect of identity and address particulars;

3. Payment of registration monies of R 25 000-00 (refundable) prior to the commencement of the auction in order to obtain a buyers card;

4. Registration conditions.

The office of the SHERIFF OF THE HIGH COURT, PALM RIDGE will conduct the sale with auctioneer being the SHERIFF IAN BURTON or SHERIFF'S DEPUTY.

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

TAKE NOTICE FURTHER THAT:

The purchaser shall pay to the Sheriff a deposit of 10% of the purchase price in cash or by bank guaranteed check 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 its 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 the balance of the purchase price being secured in terms of the conditions of sale.

Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rent at the rate of 1% of the purchase price per month from date of possession to date of transfer.

NIXON AND COLLINS ATTORNEYS, 421 Albert Street, Waterkloof, Pretoria. Tel: (012) 880 2313. Fax: (012) 880 2314. E-mail: [mobile3@nixcol.co.za](mailto:mobile3@nixcol.co.za). Ref: COLLINS/BH/G16835.

Dated at PRETORIA, 2023-05-05.

Attorneys for Plaintiff(s): NIXON & COLLINS ATTORNEYS, 421 ALBERT STREET, WATERKLOOF, PRETORIA. Telephone: (012) 880 2313. Fax: (012) 880 2314. Attorney Ref: COLLINS/BH/G16835.

**Case No: 22488/2019**

**Docex: 42**

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

**In the matter between: NQABA FINANCE 1 PTY LTD, EXECUTION CREDITOR and SIBUSISWE PENELOPE PERPETUA MKHIZE, EXECUTION DEBTOR**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-21, 09:00, THE SHERIFF'S OFFICEE, PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON**

In pursuance of a Judgment in the High Court of SOUTH AFRICA GAUTENG DIVISION, PRETORIA on the 19 JANUARY 2022 and Writ of Execution issued pursuant thereto the property listed hereunder will be sold in Execution on 21 JUNE 2023 at 09:00am at SHERIFF'S OFFICEE, PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON to the highest bidder with a reserve price of R500 000.00 (FIVE HUNDRED THOUSAND RAND)

CERTAIN: ERF 535 BRACKENDOWNS TOWNSHIP, REGISTRATION DIVISION I.R., THE PROVINCE OF GAUTENG

MEASURING 1 000 (ONE THOUSAND) SQUARE METRES

AS HELD BY: DEED OF TRANSFER NO. T16886/1997

THE PROPERTY IS ZONED: RESIDENTIAL

The property is situated at 20 WABOOM STREET, BRACKENDOWNS, 1454

The following improvements are reported to be on the property, but is not guaranteed:

1 Storey

1 Lounge

1 Dining Room

1 Kitchen  
 4 Bedrooms  
 2 Bathrooms  
 1 Shower  
 2 Garages  
 Paving and Brick Walls

THE CONDITIONS OF SALE

1. The purchase price will be payable as to a deposit in cash of 10% and the balance against transfer.

2. The rules of this auction are available 24 hours before the auction at SHERIFF'S OFFICE, PALM RIDGE, 39A LOUIS TRICHARD AVENUE, ALBERTON NORTH. The auction will be conducted by the Sheriff advertising cost at current publication rate 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 in respect of proof identity and address particulars.
- c) Payment of registration fee of R25 000.00 in cash or bank guaranteed cheque / eft.
- d) Registration conditions

2. The full conditions of Sale which will be read immediately prior to the sale may be inspected at SHERIFF'S OFFICE, PALM RIDGE, 39A LOUIS TRICHARDT AVENUE, ALBERTON NORTH, ALBERTON.

DATED at WITBANK on this day 02 of MAY 2023.

MVM ATTORNEYS, PLAINTIFF'S ATTORNEYS, 1 LANA STREET, WIKUS MULLER BUILDING, WITBANK 1035. REF: K.A. MATLALA/NOMHLE/WL/X256. TEL: (013) 656 6059; P.O. BOX 274, WITBANK 1035; c/o: TAU ATTORNEYSROOM 407, 4TH FLOOR, BANK TOWERS, 190 ANDRIES STREET, PRETORIA, 0001. TEL: 012 326 1530.

Dated at WITBANK, 2023-05-22.

Attorneys for Plaintiff(s): MATLALA VON METZINGER ATTORNEYS, 1 LANA STREET, WITBANK NEWSBUILDING, WITBANK. Telephone: 013 6566059. Fax: 013 656 6064. Attorney Ref: WL/X256.

Case No: 8169/2014

Docex: 5

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

In the matter between: **THE STANDARD BANK OF S.A. LIMITED - Plaintiff and NIREN NEPAUL - Defendant**

AUCTION

**2023-06-22, 12:00, Unit 1/2 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Durban**

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

This is a sale in execution pursuant of a judgment granted in the High Court of South Africa, Kwazulu - Natal, Durban, under Writ of Execution issued thereafter, the immovable property listed hereunder will be sold to the highest bidder at the Office of the Sheriff Durban North, Unit 1/2 Elation House, 350/352 Stamfordhill Road (Mathews Meyiwa), Durban at 12.00 on Thursday, 22nd June 2023.

DESCRIPTION: PORTION 190 OF ERF 6 DUIKER FONTEIN; REGISTRATION DIVISION FU; PROVINCE OF KWAZULU - NATAL; IN EXTENT 492 (FOUR HUNDRED AND NINETY TWO) SQUARE METRES; HELD BY DEED OF TRANSFER NO. T36238/2012

PHYSICAL ADDRESS: 4 Hargo Road, Kenville (Magisterial district of Durban)

ZONING: SPECIAL RESIDENTIAL

The property consists of the following, Brick under tile roof consisting of: -

MAIN HOUSE: 2 Lounges; 1 Entrance Hall; 6 Bedrooms; 1 Kitchen; 1 Dining Room; 3 Bathrooms; 2 Other Rooms; 1 Storeroom; Lapa; Swimming Pool

OUTBUILDING: 1 Bedroom; 1 Bathroom; 1 Lounge; 1 Other Room

Nothing in this regard is guaranteed.

1. The sale 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% (TEN PER CENT) of the purchase price and the auctioneer's commission in cash immediately or bank guaranteed cheque after the sale and the balance against transfer to be secured by a Bank or Building Society Guaranty 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.

3. 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.

4. The full conditions of sale may be inspected at the Office of the Sheriff Durban North, Unit 1/2 Elation House 350/352 Stamfordhill Road (Mathews Meyiwa), Durban.

5. The Rules of this auction is available 24 hours prior to the auction at the office of the Sheriff Durban North.

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

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

6.2 Fica - legislation i. r. o. proof of identity and address particulars;

6.3 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;

6.4 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.

7. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase price being secured in terms of Condition 4. Should the purchaser receive possession of the property, the purchaser shall be liable for occupational rental at the rate of 1% of the purchase price, per month, from date of occupation to date of transfer.

The office of the Sheriff Durban North will conduct the sale with auctioneer Allan Murugan (sheriff) or his deputy.

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

Dated at UMHLANGA ROCKS, 2023-04-19.

Attorneys for Plaintiff(s): Garlicke & Bousfield, 7 Torsvale Crescent, La Lucia Rodge Office Estate, La Lucia. Telephone: 031-5705316. Attorney Ref: L1065/22.

**Case No: 725/21P**  
**Docex: 031 5369700**

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

**In the matter between: HOME OBLIGORS MORTGAGE ENHANCED SECURITIES (PTY) LTD, PLAINTIFF  
and BONGANI TRUELOVE ZULU, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-14, 10H00, AT THE SHERIFF OFFICE PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on WEDNESDAY, 14 JUNE 2023 at 10:00 at THE SHERIFF'S OFFICE PINETOWN, 18 SUZUKA ROAD, WESTMEAD, PINETOWN to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder for

R1 200 000.00 DESCRIPTION: PORTION 11 OF ERF 3417 PINETOWN, REGISTRATION DIVISION FT, PROVINCE OF KWAZULU-NATAL IN EXTENT 1 800 (ONE THOUSAND EIGHT HUNDRED) SQUARE METRES; HELD UNDER DEED OF TRANSFER T4619/09 SUBJECT TO ALL THE TERMS AND CONDITIONS CONTAINED THEREIN. PHYSICAL ADDRESS: 36 WOODSIDE ROAD, WOODSIDE, NEW GERMANY. ALSO KNOWN AS 19 KITCHENER ROAD, WOODSIDE, PINETOWN. MAGISTERIAL DISTRICT: ETHEKWINI ZONING: RESIDENTIAL (Nothing is guaranteed herein) IMPROVEMENTS: SINGLE STOREY HOUSE, TILE ROOF AND BRICK WALLS DWELLING consisting of: MAIN BUILDING: 4 BEDROOMS, 1 ENSUITE, 4 BUILT IN CUPBOARDS, 1 SEPARATE TOILET AND SINK, 1 FULL BATHROOM PLUS TOILET AND SINK, 2 LOUNGE, 2 DINING ROOM, 1 KITCHEN PLUS SCULLERY WITH BUILT IN CUPBOARDS. OUTBUILDING: GRANNY FLAT, 1 BEDROOM, 1 BATHROOM WITH TOILET AND SINK. OTHER: FENCED, AIRCON, SWIMMING POOL, SECURITY/ELECTRONIC GATES AND DOUBLE GARAGE CARPORT COVERED. A JACUZZI WITH AN OUTSIDE TOILET AND SHOWER. But nothing is guaranteed in respect thereof. The nature, extent, condition and existence of the improvements are not guaranteed, and are "voetstoots") The full Conditions of Sale may be

inspected 15 days prior to the date of sale at the office of the Sheriff Pinetown, 18 SUZUKA ROAD, WESTMEAD, PINETOWN. TAKE FURTHER NOTE THAT: 1. This sale is a sale in execution pursuant to a judgment obtained in the above Court. 2. The Rules of this Auction and a full advertisement is available 24 hours before the auction at the office of the Sheriff Pinetown, 18 SUZUKA ROAD, WESTMEAD, PINETOWN. 3. Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) All bidders are required to present their Identity document together with their proof of residence for FICA compliance. c) All bidders are required to pay R15 000.00, in cash, registration fee prior to the commencement of the auction in order to obtain a buyer's card. d) Registration conditions. 4. The office of the Sheriff for Pinetown will conduct the sale with auctioneers N.B. Nxumalo and/or Mrs S. Raghoo. 5. Advertising costs at current publication rates and sale costs according to the court rules, apply. 6. The Purchaser shall, in addition to the Auctioneer's commission, pay to the Sheriff a deposit of 10% of the purchase price in cash or by the way of an electronic funds transfer on the day of the sale. 7. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor or his or her attorney, and shall be furnished to the Sheriff within 21 days after the sale and shall provide for the payment of the full balance and any such interest payable. 8. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and the balance of the purchase price. 9. Should the Purchaser or any other person claiming possession through the Purchaser, receive possession of the property prior to the registration of transfer, the Purchaser shall be liable for occupational rental at the rate of 1% (one percent) of the purchase price, per month, from the date of possession thereof to date of transfer. 10. The aforesaid sale shall be subject to the Conditions of Sale which may be inspected at the office of the Sheriff Pinetown, 18 Suzuka Road, Westmead, Pinetown.

Dated at UMHLANGA ROCKS, 2023-05-08.

Attorneys for Plaintiff(s): JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Telephone: 031 5369700. Fax: 031 5369799. Attorney Ref: ROMAN REDDY /PC. Attorney Acct: MAT6681.

**Case No: KZN/SCRC74/2021**

IN THE MAGISTRATE'S COURT FOR

(In the Regional Court for the Regional Division of KwaZulu-Natal held at Scottburgh)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Applicant and SIGWILI SIMON MNGUNI, 1st Respondent and ZENZISILE AGNES MNGUNI 2nd Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-14, 10:00, Sheriff's Office, No. 7 Cordiner Street, Scottburgh**

In pursuance of a judgment granted by the above Honorable Court on 19th November 2021 and a Writ of Attachment-Immovable Property issued thereafter, the undermentioned immovable property will be sold without reserve by the Sheriff of the Lower Court Sheriff UGU 2: High/Lower Courts at The Sheriff's Office, No. 7 Cordiner Street, Scottburgh on 14 June 2023 at 10H00, to the highest bidder.

Portion 1 of Erf 30 Craigeiburn, Registration Division FT, Province of KwaZulu-Natal, in extent 689 (Six Hundred and Eighty-Nine) square metres, Held by Deed of Transfer No. T15269/2007.

Physical Address: 6 Temple Road, Naidooville, Craigeiburn, KwaZulu-Natal (eThekweni - Magisterial District)

Zoning: Special Residential (nothing guaranteed)

Improvements:

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

A face brick wall with tile roof dwelling, 1 lounge, 1 dining room, 1 kitchen, 3 bedrooms, 2 bathrooms, outbuilding: 2 garages, 1 Lapa, 1 braai area, flatlet: 1 bedroom, 1 bathroom. (The nature, extent, condition and existence of the improvements are not guaranteed, and sold ("voetstoots")).

The Purchaser shall pay the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or by EFT on the day of the sale. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney, and shall be furnished to the sheriff within 21 days after the sale. The property may be taken possession of after signature of the conditions of sale, payment of the deposit and upon the balance of the purchase being secured in terms of the conditions of sale clause 9. 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.

The Auction will be conducted by the Sheriff, MAB MAHLANGU or her deputy.

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

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment granted against the respondents for money owing to the applicant;

2. The rules of the auction and conditions of sale may be inspected at the Sheriff's office, No. 7 Cordiner Street, Scottburgh, 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.

(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 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;

Full Conditions of Sale may be inspected at the offices at the Sheriff's Office, No. 7 Cordiner Street, Scottburgh, whom shall hold the sale and shall read out the Conditions of sale prior to the sale in execution.

Dated at Durban, 2023-05-17.

Attorneys for Plaintiff(s): Goodrickes Attorneys, 1 Nollsworth Park, Nollsworth Crescent, La Lucia Ridge. Telephone: 031 301 6211. Fax: 031 301 6200. Attorney Ref: TSM/ys/MAT19431.

**Case No: D4136/2019**

**Docex: 252, Durban**

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

**In the matter between: FIRSTRAND BANK LIMITED, Plaintiff and YAGANATHAN PERUMAL, 1<sup>st</sup> Defendant  
and TRESHAMERYL PERUMAL, 2<sup>nd</sup> Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 10:00, SHERIFF'S OFFICE, SHERIFF INANDA 1, UNIT 3, 1 COURT LANE, VERULAM.**

KINDLY TAKE NOTICE that in pursuance of the Judgment granted by the above Honourable Court in the above matter on the 07 FEBRUARY 2022 and in execution of the Writ of Execution of the immovable property, the following immovable property will be sold in execution by the Sheriff of the Higher and Lower Courts for the district of Inanda Area 1 on FRIDAY, 23RD JUNE 2023 at 10:00 by way of physical attendance at the SHERIFF'S OFFICE, SHERIFF INANDA 1, UNIT 3, 1 COURT LANE, VERULAM.

PROPERTY DESCRIPTION: ERF 934 CLAYFIELD, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL

IN EXTENT 300 (THREE HUNDRED) SQUARE METRES

HELD BY DEED OF TRANSFER NUMBER 37231/2014

SUBJECT TO THE CONDITIONS THEREIN CONTAINED

The property is situated at 67 BROCKCLAY PLACE, CLAYFIELD, PHOENIX / MAGISTERIAL DISTRICT OF VERULAM.

Improvements: Duplex, asbestos roof, block walls, below street level, tiled floors, 3 x bedrooms with built-in cupboards, separate toilet, 1 x lounge, 1 x kitchen, built-in cupboards, fenced. (in this respect nothing is guaranteed)

The aforementioned property will be sold as per the Conditions of Sale, which conditions and rules of this auction can be inspected 24 hours before the sale at the offices of the said Sheriff of the High Court for the district of Inanda Area 1, situated at UNIT 3, 1 COURT LANE, VERULAM or at the offices of the Attorneys acting on behalf of the Execution Creditor at the address mentioned hereunder.

The Auction will be conducted by Mr TA Tembe, the duly appointed Sheriff for Inanda Area 1 in terms of Section 2 of the Sheriff's Act 90 of 1986 as amended and/or the duly appointed Deputies.

The Purchaser shall pay to the sheriff a deposit of 10% of the purchase price in cash or 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/DownloadFileAction?id=9961>)
2. Fica- legislation: requirement of proof of Identity Document and residential address.
3. All bidders physically attending the auction are required to pay R10 000,00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.
4. Registration conditions.

Dated at DURBAN, 2023-04-19.

Attorneys for Plaintiff(s): Glover Kannieappan Inc., Office 1A, The Stadium Building, The Lion Match Office Park, 892 Umgeni Road, Durban. Telephone: 0313011539. Fax: 031 301 6895. Attorney Ref: MAT63357/KZN. Attorney Acct: M NAIDOO.

**Case No: D559/2022**  
**Docex: 031 5369700**

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

**In the matter between: ABSA HOME LOANS GUARANTEE COMPANY (RF) PROPRIETARY LIMITED, 1ST PLAINTIFF and ABSA BANK LIMITED, 2ND DEFENDANT , 2ND PLAINTIFF and L E PAPENFUS, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-19, 90H00, AT THE SHERIFF OFFICE NO.32 MELBOURNE ROAD, ENTRANCE IN BANSHEE LANE, UMBILO, DURBAN**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on MONDAY, 19th day of JUNE 2023 AT 09:00 at the SHERIFF OFFICE AT NO.32 MELBOURNE ROAD, ENTRANCE IN BANSHEE LANE, UMBILO, DURBAN to the highest bidder, in terms of Rule 46(12)(b), SUBJECT TO THE RESERVE AMOUNT OF R320 000.00. DESCRIPTION: A UNIT CONSISTING OF: (a) SECTION NO. 1 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS534/1994 IN THE SCHEME KNOWN AS BRISTOW CRESCENT IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT DURBAN, AND IN THE ETHEKWINI MUNICIPALITY OF WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 65 (SIXTY FIVE) SQUARE METRES IN EXTENT; AND (b) AN UNDIVIDED SHARE IN THE COMMON PROPERTY IN THE SCHEME APPORTIONED TO THE SAID SECTION IN ACCORDANCE WITH THE PARTICIPATION QUOTA AS ENDORSED ON THE SAID SECTIONAL PLAN, HELD BY DEED OF TRANSFER NO. ST65906/06. PHYSICAL ADDRESS: UNIT 1 OLEA, FLAT 25 BRISTOW CRESCENT, BONELA, DURBAN, KWAZULU-NATAL .MAGISTERIAL DISTRICT: ETHEKWINI. ZONING : RESIDENTIAL (Nothing in this regard is guaranteed) IMPROVEMENTS: FLAT, TILED ROOF, ELECTRONIC GATES, TILED FLOORS, 3 BEDROOMS, BUILT-IN CUPBOARDS, LOUNGE AND KITCHEN. RESIDENTIAL ZONING. 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 NO. 1 RHODES AVENUE, GLENWOOD. 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 full advertisement is available 24 hours before the auction at the office of the Sheriff for Durban West, NO. 1 RHODES AVENUE, GLENWOOD. 3. Registration as a buyer is a pre-requisite subject to conditions, inter alia: a) Directive of the Consumer Protection Act 68 of 2008 (URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>) b) FICA - legislation i.r.o. proof of identity and address particulars. c) Payment of a Registration Fee of R20 000.00 in cash. d) Registration conditions. 4. The office of the Sheriff for Durban West will conduct the sale with auctioneers N ADAMS. 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 Durban West, at NO. 1 RHODES AVENUE, GLENWOOD.

Dated at UMHLANGA ROCKS, 2023-05-15.

Attorneys for Plaintiff(s): JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE , RIDGESIDE OFFICE PARK, UMHLANGA ROCKS. Telephone: 031 5369700. Fax: 031 5369799. Attorney Ref: ROMAN REDDY/PC. Attorney Acct: MAT14185.

Case No: 1535/2022  
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"AUCTION"

IN THE HIGH COURT OF SOUTH AFRICA

[MPUMALANGA DIVISION, MBOMBELA (MAIN SEAT)]

In the matter between: **SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07), PLAINTIFF AND ANDILE THUNGATHA (IDENTITY NUMBER: 9506086066088), DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 10:00, Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein**

In pursuance of a judgment and warrant granted on 22 July 2022 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 21 June 2023 at 10:00 by the Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein to the highest bidder:- CERTAIN: SECTION 158 SS UNILOFTS BLOEMFONTEIN EXTENSION 55 BLOEMFONTEIN SITUATED: E207 UNILofts, 58 GroenEwoud Street, Universitas, Bloemfontein MAGISTERIAL DISTRICT: MANGAUNG MEASURING: 48 (FORTY EIGHT) SQUARE METRES Improvements: The information given regarding the improvements on the property and details regarding the number and nature of rooms within the property is not guaranteed. Neither the Execution Creditor nor the Sheriff shall be held liable for any inaccurate information pertaining to the property where access to the property was, for whatever reason, limited or impossible. The improvements on the property consist of the following: 2 x Bedroom with built-in wooden cupboards and floor tiles; 1 x Bathroom with floor and wall tiles; 1 x Kitchen with floor tiles and built-in wooden cupboards; DWELLING CONSISTS OF: RESIDENTIAL HELD by the DEFENDANT, ANDILE THUNGATHA (IDENTITY NUMBER: 9506086066088), under his name under Deed of Transfer No. ST9647/2020. The full conditions may be inspected at the offices of the Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein 24 hours before the auction. TAKE FURTHER NOTICE THAT: Registration as a buyer is a pre-requisite subject to certain 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 with regard to proof of identity and address particulars. 3. Payment of registration money. 4 Registration conditions. 5. Registration amount is R45 000.00. The sale will be conducted at the office of Sheriff Bloemfontein West with auctioneers CH de Wet and/or AJ Kruger and/or TI Khauli. Advertising costs at current publication rates and sale costs according to court rules will apply. DAVID MOSTERT, ATTORNEY FOR PLAINTIFF, LGR INCORPORATED, First Floor, Silver Well Retail and Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria, 0001, TEL: (012) 817 4843, FAX: 086 697 7980, E-MAIL: [werasmus@lgr.co.za](mailto:werasmus@lgr.co.za), REF. SR/WANIQUE ERASMUS/IC000541, C/O SEYMORE DU TOIT & BASSON ATTORNEYS, 14 MURRAY STREET, NELSPRUIT, PO BOX 8997, NELSPRUIT, 1200, TEL: (013) 752 4459, FAX: (013) 755 3897.

Dated at Pretoria on 2023-05-22

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria 0001, C/O LGR Incorporated Cape Town Branch, Black River Park Southold Warehouse Building, Fir Street, Observatory, Cape Town, Tel: (021) 003. Tel: (012) 817- 4843. Fax 086 697 7980. Ref: SR/WE/IC000541.

Case No: 1535/2022  
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"AUCTION"

IN THE HIGH COURT OF SOUTH AFRICA

[MPUMALANGA DIVISION, MBOMBELA (MAIN SEAT)]

In the matter between: **SB GUARANTEE COMPANY (RF) PROPRIETARY LIMITED (REGISTRATION NUMBER: 2006/021576/07), PLAINTIFF AND ANDILE THUNGATHA (IDENTITY NUMBER: 9506086066088), 1ST DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 10:00, Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein**

In pursuance of a judgment and warrant granted on 22 July 2022 in the above Honourable Court and under a Writ of Attachment issued thereafter the immovable property listed hereunder will be sold in execution on 21 June 2023 at 10:00 by the Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein to the highest bidder:- CERTAIN: SECTION 158 SS UNILOFTS BLOEMFONTEIN EXTENSION 55 BLOEMFONTEIN

SITUATED: E207 UNILofts, 58 GroenEwoud Street, Universitas, Bloemfontein MAGISTERIAL DISTRICT:  
MANGAUNG MEASURING:

48 (FORTY EIGHT) SQUARE METRES Improvements: The information given regarding the improvements on the property and details regarding the number and nature of rooms within the property is not guaranteed. Neither the Execution Creditor nor the Sheriff shall be held liable for any inaccurate information pertaining to the property where access to the property was, for whatever reason, limited or impossible. The improvements on the property consist of the following: 2 x Bedroom with built-in wooden cupboards and floor tiles; 1 x Bathroom with floor and wall tiles; 1 x Kitchen with floor tiles and built-in wooden cupboards; DWELLING CONSISTS OF: RESIDENTIAL HELD by the DEFENDANT, ANDILE THUNGATHA (IDENTITY NUMBER: 9506086066088), under his name under Deed of Transfer No. ST9647/2020. The full conditions may be inspected at the offices of the Sheriff of the High Court Bloemfontein West at 6A Third Street, Bloemfontein 24 hours before the auction. TAKE FURTHER NOTICE THAT: Registration as a buyer is a pre-requisite subject to certain 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 with regard to proof of identity and address particulars. 3. Payment of registration money. 4 Registration conditions. 5. Registration amount is R45 000.00. The sale will be conducted at the office of Sheriff Bloemfontein West with auctioneers CH de Wet and/or AJ Kruger and/or TI Khauli. Advertising costs at current publication rates and sale costs according to court rules will apply. DAVID MOSTERT, ATTORNEY FOR PLAINTIFF, LGR INCORPORATED, First Floor, Silver Well Retail and Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria, 0001, TEL: (012) 817 4843, FAX: 086 697 7980, E-MAIL: [werasmus@lgr.co.za](mailto:werasmus@lgr.co.za), REF. SR/WANIQUE ERASMUS/IC000541, C/O SEYMORE DU TOIT & BASSON ATTORNEYS, 14 MURRAY STREET, NELSPRUIT, PO BOX 8997, NELSPRUIT, 1200, TEL: (013) 752 4459, FAX: (013) 755 3897.

Dated at Pretoria on 2023-05-22.

Attorneys for Plaintiff(s): LGR Incorporated, 1st Floor, Silver Well Retail & Office Park, 27 Graham Road, Silver Lakes, Pretoria, PO Box 2766, Pretoria 0001, C/O LGR Incorporated Cape Town Branch, Black River Park Southold Warehouse Building, Fir Street, Observatory, Cape Town, Tel: (021) 003. Tel: (012) 817- 4843. Fax 086 697 7980. Ref: SR/WE/IC000541.

Case No: 1392/2022

### "AUCTION"

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

**In the matter between: SAND & SEE BODY CORPORATE – APPLICANT AND SETUN TSA MA-ELEVEN (Identity Number 581228 5774 08 2) - FIRST RESPONDENT, STANDARD BANK OF SOUTH AFRICA LIMITED - SECOND RESPONDENT, RAY NKONYENI LOCAL MUNICIPALITY - THIRD RESPONDENT**

**NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
2023-06-19, 10:00, Sheriff Port Shepstone, 17A Mgazi Avenue, Umtentweni**

In PURSUANCE of judgment in the Port Shepstone Magistrates Court and a Warrant of Execution issued on 16 August 2022, the property listed below will be sold in execution by the Sheriff Port Shepstone, on the 19th of June 2023 at Sheriff Port Shepstone at 17A Mgazi Avenue, Umtentweni, Port Shepstone, 1685, at 10h00am to the highest bidder.

The sale in execution is conducted in accordance to the consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the defendant for money owing to the plaintiff.

The auction will be conducted by the Sheriff, MAB MAHLANGU or her deputy.

PROPERTY:

1. Unit 8 Sand & See Body Corporate, 87 Edward Avenue, Uvongo and known as Sand & See Body Corporate in respect of land and building situated at 87 Edward Avenue, Uvongo, of which section the floor area is 137 square meters in extent; and

2. 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.

3. Held by Deed of Transfer ST17157/2006. ALSO KNOWN AS: UNIT 8 SAND & SEE BODY CORPORATE, 87 EDWARD AVENUE, UVONGO

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

The property comprising of: UNKNOWN

THE CONDITIONS OF SALE

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.

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 conditions of sale are open for inspection at the offices of the Sheriff of the Court, Sheriff Port Shepstone at 17A Mgazi Avenue, Umtentweni, Port Shepstone.

Dated at ROODEPOORT ON 2023-05-24.

Attorneys for Plaintiff(s): Schuler Heerschoop Pienaar Attorneys C/O Van Zyl Retief Attorneys, Block 3, First Floor, Clearwater Office Park, Millennium Boulevard, Strubens Valley, 1735 C/O 27 Wooley Street, Port Shepstone, 4240.. Tel: (011) 763 3050. Fax —. Ref: VO/rc/SES1/0005.

Case No: 26670/2022

**"AUCTION"**

IN THE HIGH COURT OF SOUTH AFRICA  
(Pretoria)

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF KOKETSO  
TSHEPISO BERLY TLATSANA, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-15, 10:00, NO. 246 PAUL KRUGER STREET, OFFICE NO.604 PROTEA TOWERS**

A Sale in execution will be held by the Sheriff of the High Court Pretoria Central, on 15th day of June 2023 at 10h00 at No. 246 Paul Kruger Street, office No.604 Protea Towers for the Defendant's property described below with reserve price of R180 596.15:

A unit consisting of:

a) Section No.57 as shown and more fully described on Sectional Plan No SS93/1985 in the scheme known as HAMILTON 285 in respect of the land and building or buildings situate at CITY TSHWANE, of which section the floor area, according to the said Sectional Plan is 46 (forty-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 UNDER DEED OF TRANSFER NO. ST118615/2008.

ALSO KNOWN AS 285 HAMILTON STREET, ARCADIA PRETORIA.

Particulars of the property and the improvements thereon are provided herewith but are not guaranteed.

A dwelling consisting of: Bedrooms, Lounge(Open Plan), Kitchen, Bathroom & Toilet.

Inspect conditions at The Sheriff's Office Pretoria Central, at No. 246 Paul kruger Street, office No.604 Protea Towers

DATED at MIDRAND on the \_\_\_\_ day of April 2023.

Dated at JOHANNESBURG ON 2023-05-23.

Attorneys for Plaintiff(s): Z & Z NGOGODO INCORPORATED, SUITE 7, 1ST FLOOR, WATERFALL VIEW, WATERPARK, BEKKER ROAD, MIDRAND. Tel: 011 028 1258. Fax 011 312 83250. Ref: MAT1258.

Case No: 19352/2021

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**"AUCTION"**

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

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Gwen Polin Anthony First Defendant, Gordon Patrick Anthony Second Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10:00, Sheriff Johannesburg South, Shop no. 2 Vista Centre, 22 Hillary Road, cnr Trevor Street, Gillview**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as set by the High Court of South Africa, Gauteng Division, Pretoria, as per Court Order dated 19 August 2021 at the office of the Sheriff of Johannesburg South, Shop no. 2 Vista Centre, 22 Hilary Road, cnr Trevor Street, Gillview on 20 June 2023 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the offices of the Sheriff Johannesburg South, 24 hours prior to auction, at the same address as above, and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 523 Forest Hill Township, Registration Division I.R. Province of Gauteng, Measuring 495 Square metres, Held by Deed of Transfer No. T3974/2002

Zoned: Residential

Also Known as: Erf 523 Forest Hill Township, also known as 51 Gantner Street, Forest Hill, Gauteng Province

Nothing guaranteed in this regard:

Improvements::Wooden tiles dwelling consisting of: lounge, dining room, 3 x bedrooms, 1 x bathroom, 1 x shower, 1 x toilet, Outbuilding: 3 x rooms with brick walls

Take note of the following requirements for all prospective buyers:

1. Registration as buyer is a pre-requisite subject to conditions, Inter Alia: (a) Directive of the consumer protection Act 68 of 2008 (URL: <http://www.infp.gov.za/view/DownloadfileAction?id=99961>) (b) FICA-LEGISLATION - Proof of identity and address particulars (c) Payment of a registration fee of - R 50 000.00 - in cash or EFT that must reflect in the Sheriff's account prior to the sale. (d) Registration conditions: no person will be allowed on the premises if they are not registered for FICA and CPA. The office of the Sheriff for Johannesburg South will conduct the sale with auctioneers J.A. Thomas and/or P Ora and/or J Jegels.

Dated at Pretoria on 2023-05-25.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax 0866732397. Ref: S1234/10117.

Case No: 32550/2018

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**"AUCTION"**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Clement Khutso Ngwatwane, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 10:00, Sheriff Roodepoort, 182 Progress Road, Lindhaven, Roodepoort**

In pursuance of a judgment and a Writ of Execution of the abovementioned Court, a sale in execution of the undermentioned property is to be held subject to a reserve price as set by the High Court of South Africa, Gauteng Division, Pretoria, as per Court Order dated 15 July 2021 at the office of the Sheriff Roodepoort, 182 Progress Road, Lindhaven, Roodepoort on 23 June 2023 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the offices of the Sheriff Roodepoort, at the same address as above and will also be read out prior to the sale. No warranties are given with regard to the description and/or improvements.

Description: Erf 2231 Witpoortjie Extension 5 Township, Registration Division: I.Q., Province Of Gauteng, In Extent: 892 square metres, Held by Deed of Transfer No. T28211/2007

Street address: Erf 2231 Witpoortjie Extension 5 Township, also known as 20 Tafelberg Street, Witpoortjie Extension 5, Roodepoort, Gauteng Province.

Zone: Residential

Nothing guaranteed in this regard:

Improvements: Dwelling consisting of: 3 bedrooms, kitchen, 1 garage, swimming pool. Take note of the following requirements for all prospective buyers: 1. As required by the sheriff, a refundable registration fee is payable on date of auction. 2. Presentation to the Sheriff of the following FICA documents: 2.1 Copy of Identity Document.

2.2 Proof of residential address.

Dated at PRETORIA ON 2023-05-25.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug street, Val de Grace, Pretoria. Tel: 0124813551. Fax 0866732397. Ref: S1234/9304.

Case No: 84656/2017

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**"AUCTION"**

IN THE HIGH COURT OF SOUTH AFRICA

(Gauteng Division, Pretoria)

**In the matter between: The Standard Bank of South Africa Limited (1962/000738/06), Plaintiff and Paul Ngirazi Mlambo, Defendant**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-22, 10:00, Sheriff Kempton Park, Tembisa, 5 Anemoon Street, Glen Marais Ext. 1**

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 19 February 2019 at the office of the Sheriff Kempton Park / Tembisa, 5 Anemoon Street, Glen Marais Ext. 1 on 22 June 2023 at 10:00, to the highest bidder. Full conditions of sale can be inspected at the office of the Sheriff Kempton Park North / Tembisa, 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: Section no. 52 as shown and more fully described on Sectional Plan No. SS380/1996 in the scheme known as Avonlea in respect of the land and building or buildings situate at Glen Marais Extension 1 Township: Local Authority:

Ekurhuleni Metropolitan Municipality of which the floor area, according to the said Sectional Plan is 86 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 156864/2004 2. An exclusive use area described as Garden G32, measuring 123 square metres, being as such part of the common property, comprising the land and the scheme known as Avonlea in respect of the land and building or buildings situate at Glen Marais Extension 1 Township, Local Authority, Ekurhuleni Metropolitan Municipality, as shown more fully described on Sectional Plan No. SS380/1996 held by Notarial Deed of Cession no. SK 8120/04S 3. An exclusive use area described as Parking Bay P65 measuring 12 square metres, being as such part of the common property, comprising the land and the scheme known as Avonlea in respect of the land and building or buildings situate at Glen Marais Extension 1 Township, Local Authority, Ekurhuleni Metropolitan Municipality, as shown more fully described on Sectional Plan No. SS380/1996 held by Notarial Deed of Cession No. SK 8120/04S

Zoned: Residential

Situate at: Door no. 55, Avonlea, 12 Vaalboom Avenue, Glen Marais Extension 1, Glen Marais, Gauteng Province

Improvements: Nothing guaranteed in this regard: Unit consisting of: 3 x bedrooms, 2 x bathrooms, lounge, kitchen.

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 on 2023-05-25.

Attorneys for Plaintiff(s): Haasbroek & Boezaart Inc., HB Forum, 13 Stamvrug Street, Val de Grace, Pretoria. Tel: 0124813551. Fax 0866732397. Ref: S1234/6284.

**Case No: D3256/2020**  
**Docex 161 Durban**

## "AUCTION"

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

**In the matter between: BUSINESS PARTNERS LIMITEMAHOMED FEROUZ SAYED N.O., First Execution Debtor/Respondent, SHABEENA OSMAN N.O., Second Execution Debtor/Respondent, MEHJABEEN PATEL N.O., Third Execution Debtor/Respondent, [Cited in their capacities as trustees for the time being of the MAHOMED FEROUZ SAYED FAMILY TRUST IT000151/2015(D)], MAHOMED FEROUZ SAYED, Fourth Execution Debtor/Respondent**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-13, 10:00, Sheriff Krugersdorp at Corner Human and Kruger Streets, Ground Floor, The Old ABSA Building, Krugersdorp Central, Gauteng.**

This is a sale in execution, in accordance to the Consumer Protection Act 68 of 2008, as amended, pursuant to a judgment obtained in the above Honourable Court on 5 May 2022 in terms of monies owed to the Applicant by the First, Second and Third Respondents, in terms of which the following immovable property will be sold in execution on 13 June 2023 at 10h00 by the Sheriff Krugersdorp at Corner Human and Kruger Streets, Ground Floor, The Old ABSA Building, Krugersdorp Central, Gauteng.

Certain: Immovable Property.

Described as: Erf 117 Munsieville Township, Registration Division I.Q., Province of Gauteng, Measuring 211 (Two Hundred and Eleven) Square Metres

First registered and still held by Certificate of Registered Grant of Leasehold TL34629/2007 with General Plan Number L110/1987 relating thereto, Held by Deed of Transfer No. TL42612/2017 ("the Property")

Physical address: 117 Gxoyiya Street, Munsieville.

Description: The Property is zoned as residential.

Improvements: The Property is a single storey that comprises three bedrooms, one bathroom with lounge and kitchen. The interior of the Property includes built-in cupboards in all three bedrooms, tiled flooring throughout as well as standard kitchen units with laminate tops. There is also a braai area and a solar geyser. The Property furthermore has two detached outbuildings. One being staff quarters comprising of two bedrooms and one bathroom. The staff quarters are fully tiled. The other outbuilding is an examination room comprising of one room with built-in units. Both outbuildings are fully tiled. There is a boundary wall on all four sides of the Property, a manual gate and a security system installed. Improvements are not guaranteed.

The Purchaser shall in addition to the Sheriff Krugersdorp's commission, which is 6% (six percent) on the first R100,000.00 (One Hundred Thousand Rand) of the proceeds of the sale, and then 3.5% (three point five percent) on R100,001.00 (One Hundred Thousand and One Rand) to R400,000.00 (Four Hundred Thousand Rand) of the proceeds of the sale, and thereafter 1.5% (one point five percent) on the balance of the proceeds of the sale, subject to a maximum commission of R40,000.00 (Forty Thousand Rand) in total and a minimum

commission of R3,000.00 (Three Thousand Rand) plus value added tax ("VAT") thereon, pay a deposit of 10% (ten percent) of the purchase price in cash or bank guaranteed cheque into the Sheriff Krugersdorp's trust account immediately upon closing of the bid and the balance shall be paid against transfer which shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff Krugersdorp within 10 (ten) 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 take possession of the Property prior to transfer being effected, the purchaser shall be liable for the payment of occupational rental to the Execution Creditor's conveyancers at the rate of 1% per month on the purchase price.

The Rules of this auction and conditions of sale may be inspected at the Sheriff Krugersdorp's office (Corner Human and Kruger Streets, Ground Floor, The Old ABSA Building, Krugersdorp Central, Gauteng) 24 hours before the auction.

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

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

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

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

c) Payment of a registration fee of R15,000.00 (refundable) in cash/bank cheque (prior to the commencement of the auction in order to obtain a buyer's card); and

d) Registration conditions.

EDWARD NATHAN SONNENBERGS INC

Execution Creditor's Attorneys

1 Richefond Circle

Ridgeside Office Park

Umhlanga

Tel: 031 536 8609

Email: [cschoon@ensafrica.com](mailto:cschoon@ensafrica.com)

Ref. C Schoon / 0470210

Dated at Umhlanga on 2023-05-17.

Attorneys for Plaintiff(s): EDWARD NATHAN SONNENBERGS INC., 1 Richefond Circle, Ridgeside Office Park, Umhlanga. Tel: 031 536 8609. Fax 031 536 8095. Ref: C SCHOON / 0470210.

**Case No: 14645/2017**

**"AUCTION"**

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

**In the matter between: FirstRand Bank Limited, Execution Creditor and NTOMBIZODWA FELICITAS  
MABANGA, Execution Debtor**

NOTICE OF SALE IN EXECUTION

**2023-06-20, 10:00, OFFICE OF THE SHERIFF FOR LOWER TUGELA, AT SUITE 3, PRITHVI CENTRE, 131  
MAHATMA GANDHI STREET, STANGER  
KWA DUKUZA**

**DESCRIPTION OF PROPERTY AND PARTICULARS OF SALE**

The property which, will be put up to auction on the 20th day of JUNE 2023 at 10h00 outside the OFFICE OF THE SHERIFF FOR LOWER TUGELA, AT SUITE 3, PRITHVI CENTRE, 131 MAHATMA GANDHI STREET, STANGER, KWA DUKUZA consists of:

Property Description: ERF 2752 BALLITOVILLE, REGISTRATION DIVISION FU, PROVINCE OF KWAZULU-NATAL, IN EXTENT 440 (FOUR HUNDRED AND FORTY) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T016993/08, SUBJECT TO THE CONDITIONS THEREIN CONTAINED (in the Magisterial District of KwaDukuza).

PHYSICAL ADDRESS: 14 SAN JOSE, SEAWOOD ESTATES, BALLITO

ZONING: RESIDENTIAL

IMPROVEMENTS (NOTHING GUARANTEED): The following information is furnished but not guaranteed:

The property is improved, without anything warranted by a single story dwelling consisting of a main dwelling with: 3 bedrooms with built in cupboards; 1 en suite with tiles; 1 bathroom with a bathtub and tiled floors; 1 toilet with tiles; 1 dining room with tiled floors; 1 lounge with tiled floors; 1 kitchen with built in cupboards, 1 single garage, tarred driveway.

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

The sale shall be subject to the terms and conditions of the High Court Act and the Rules made thereunder and to the provisions of the Consumer Protection Act 68 of 2008 and the Regulations published thereunder in the Government Gazette No. 34180 published on the 1st April 2011, regulation No. 293 whereof a copy can be obtained at [www.greengazette.co.za](http://www.greengazette.co.za). The Purchaser (other than the Execution Creditor) shall pay a deposit of 10% of the purchase price in cash at the time of the sale. The full conditions of sale and the rules of auction may be inspected at the offices of OFFICE OF THE SHERIFF FOR LOWER TUGELA AT 131 MAHATMA GANDHI STREET, STANGER, KWADUKUZA

Take further notice that:

1. This sale is a sale in execution pursuant to a judgment obtained in the above court.
  2. The Rules of Auction is available 24 hours before the auction at the office of OFFICE OF THE SHERIFF FOR LOWER TUGELA AT 131 MAHATMA GANDHI STREET, STANGER, KWADUKUZA.
  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/DpwnloadFileAction?id=99961>)
    - (b) FICA-legislation i.r.o proof of identity and address particulars;
    - (c) Payment of a registration fee of R10 000.00 in cash or bank guaranteed cheque;
    - (d) Registration conditions
- The office of the Sheriff for Lower Tugela will conduct the sale with auctioneers R SINGH (Sheriff) AND/OR S REDDY AND/OR S DE WIT.

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

Dated at La Lucia on 2023-05-03.

Attorneys for Plaintiff(s): Woodhead Bigby Inc, 92 Armstrong Avenue, La Lucia, Durban. Tel: 0313609700. Fax —. Ref: KN/RG/MAT1140.

**Case No: 2018/43513**  
**Docex 55 Randburg**

## "AUCTION"

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

**In the matter between: Firststrand Bank Limited, Plaintiff and Ndlovu, Beula Nothabo, Defendant**

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

**2023-06-22, 10:00, Sheriff Tembisa at 5 Anemoon Street, Glen Marais Ext 1, Kempton Park**

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 22 June 2023 at 10H00 at Sheriff's Office Tembisa, at 5 Anemoon Street, Glen Marais Ext 1, Kempton Park 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 456 Birch Acres Extension 1 Township, Registration division IR, Province of Gauteng, measuring 991 (nine hundred and ninety one) square metres; Held by the judgment debtor under Deed of Transfer T17/65597; Physical address: 14 Boelboel Avenue, Birch Acres, Kempton Park, Gauteng. The following information is furnished, though in this regard nothing is guaranteed:

Improvements: Main Dwelling: Entrance Hall, Lounge, Family Room, Dining Room, Kitchen, 3x Bedrooms, 2x Bathrooms, 2x Showers, 2x WC, 2x Garage, 4x Carports. Second Dwelling: Kitchen, Bedroom, Bathroom, Shower, WC

Terms: The sale is with reserve price of R675,000.00 (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 Tembisa, at 5 Anemoon Street, Glen Marais Ext 1, Kempton Park.

Dated at Hydepark on ON 2023-03-30.

Attorneys for Plaintiff(s): Charl Cilliers Attorneys, Suite 11, 1st Floor, Marula, Hurlingham Office Park, 59 Woodlands Avenue, Hurlingham, Sandton. Tel: 011 325 4500. Fax 011 325 4503. Ref: CC/bw/FF003365.

Case No: 2021/26595

**"AUCTION"**

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

**In the matter between: Firststrand Bank Limited, Plaintiff and Gumede, Whitehouse Sanele, Defendant**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-20, 10:00, Sheriff Johannesburg South, at Shop No 2 Vista Centre, 22 Hillary Road, Cnr Trevor Street, Gillview**

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 20 June 2023 at 10H00 at Sheriff's Office Johannesburg South, Shop 2 Vista Centre, Hilary Road, cnr Trevor Street, Gillview, Johannesburg, 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: Unit consisting of Section 5 as shown and more fully described on Sectional Plan No SS67/1993 in the scheme known as Palm Court in respect of the land and building or buildings situated at Haddon Township. Local Authority: City of Johannesburg, of which section the floor area, according to the said sectional plan, is 76 (seventy six) square metres in extent; and 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 judgment debtor under Deed of Transfer T30330/2019; Physical address: Unit 5 Palm Court, 41 Allin Street, Haddon, Johannesburg, Gauteng. The following information is furnished, though in this regard nothing is guaranteed:

Improvements: Lounge, Kitchen, 2x Bedrooms, Bathroom, WC, Carport.

Terms: The sale is with a reserve price of R100,000.00 (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 Johannesburg South, Shop 2 Vista Centre, Hilary Road, cnr Trevor Street, Gillview, Johannesburg, Gauteng. All bidders are required to register and pay R50,000.00 refundable registration fee and is payable prior to the commencement of the auction.

Dated at Hydepark on 2023-03-30.

Attorneys for Plaintiff(s): Charl Cilliers Attorneys, Suite 11, 1st Floor, Marula, Hurlingham Office Park, 59 Woodlands Avenue, Hurlingham, Sandton. Tel: 011 325 4500. Fax 011 325 4503. Ref: CC/bw/FF003971.

Case No: 2021/30251

Docex 55 Randburg

**"AUCTION"**

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

**In the matter between: Firststrand Bank Limited, Plaintiff and Madikgetla, Itumeleng Jones, Defendant**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-23, 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 23 June 2023 at 10H00 at Sheriff's Office Roodepoort North, 182 Progress Road, Lindhaven, Roodepoort of the under mentioned property of the Judgment Debtor, on the Conditions of Sale to be read out by the Auctioneer at the time of the sale: Erf 524 Wilropark Extension 6 Township, Registration Division I.Q., Province of Gauteng, measuring 991 (nine hundred and ninety) square metres, held by the Defendant under deed of transfer T19769/2018; Held by the judgment debtor under Deed of Transfer T19769/2018; Physical address: 17 Hibiscus Street, Wilropark Ext 6, Roodepoort, Gauteng. The following information is furnished, though in this regard nothing is guaranteed:

Improvements: Entrance Hall, Lounge, Family Room, Dining Room, Study, Kitchen, Scullery, x3 Bedrooms, x2 Bathrooms, x2 WC, Dressing Room, x2 Garage, Servants room, Bathroom, entertainment room, swimming pool.

Terms: The sale is without reserve (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 Roodepoort North, 182 Progress Road, Lindhaven, Roodepoort.

Dated at Hydepark on 2023-04-24

Attorneys for Plaintiff(s): Charl Cilliers Attorneys, Suite 11, 1st Floor, Marula, Hurlingham Office Park, 59 Woodlands Avenue, Hurlingham, Sandton. Tel: 011 325 4500. Fax 011 325 4503. Ref: CC/bw/FF003986.

**Case No: 2020/28940**

**"AUCTION"**

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

**In the matter between: FIRSTRAND BANK LIMITED trading inter alia as FIRST NATIONAL BANK, PLAINTIFF AND ANDRIES STEFANUS HEIBERG, 1ST DEFENDANT, PROXINET (PTY) LTD, 2ND DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-15, 09:00, SHERIFF OF THE HIGH COURT BENONI at 180 PRINCES AVENUE, BENONI.**

IN PURSUANCE OF A JUDGMENT in the above Honourable Court dated 9 February 2023 and a Warrant of Execution issued thereafter, the immovable property listed hereunder will be sold in execution on THURSDAY, 15 JUNE 2023 at 09H00, by the Sheriff of the High Court Benoni at 180 PRINCES AVENUE, BENONI to the highest bidder subject to a reserve price of R1 750 000.00: CERTAIN PROPERTY Remaining extent of Erf 1732 Rynfield Township, Registration Division I.R. the Province of Gauteng, measuring 1427 (one thousand and twenty-seven) square metres held by deed of transfer number T31977/2019 subject to the conditions therein contained. PHYSICAL ADDRESS The property is situated at Plot 136 Springs Road, Benoni Agricultural Holdings, Benoni. MAGISTRATE DISTRICT Benoni PROPERTY DESCRIPTION (NOT GUARANTEED) The property is registered in the name of ANDRIES STEFANUS HEIBERG, and consists of the following: MAIN BUILDING: Standard type single storey plastered / tiled roof dwelling with average to good internal fittings and finishes. 1 Entrance Hall, 1 Lounge, 1 Family Room, 1 Dining Room, 1 Kitchen, 3 Bedrooms, 1 Shower, 2 WC's, 2 Out Garages, 4 Carports, 1 Servants OUT BUILDING: Lapa 10m from main dwelling.

The arrear rates and taxes as at 12 April 2023 amounts to R32 424.00.

CONSUMER PROTECTION ACT 68 OF 2008 THE NATURE, EXTENT, CONDITION AND EXISTENCE OF THE IMPROVEMENTS ARE NOT GUARANTEED AND / OR NO WARRANTY IS GIVEN IN RESPECT THEREOF AND ARE SOLD "VOETSTOOTS" TERMS: Registration As Buyer Is A Pre-Requisite Subject To Conditions, Inter Alia:

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

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

(c) Payment of a registration fee

(d) Registration conditions

CONDITIONS OF SALE The full conditions of sale may be inspected at the offices of the SHERIFF BENONI situated at 180 PRINCES AVENUE, BENONI and at the office of Jason Michael Smith Inc Attorneys, situated at Suite 1, 26 Baker Street, Rosebank, Johannesburg, South Africa, Tel: 011 447 8188; Ref: M vd Walt - MAT5529.

Dated at JOHANNESBURG ON 2021-04-06.

Attorneys for Plaintiff(s): JASON MICHAEL SMITH INCORPORATED ATTORNEYS, SUITE 1, 26 BAKER STREET, ROSEBANK, JOHANNESBURG. Tel: 011 447 8188. Fax 086 563 6567. Ref: M van der Walt - MAT5529.

**Case No: 438/2020  
Docex 1 Tygerberg**

**"AUCTION"**

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 Ms Cindy Carter, DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-22, 10:00, Kuils River South Sheriff's Office, 23 Langverwacht Road, Kuils River**

In pursuance of a judgment of the abovementioned Court and a Writ for Execution, the under mentioned property will be sold in execution on 22nd day of June 2023 at 10:00 at Kuils River South Sheriff's Office, 23 Langverwacht Road, Kuils River by the Sheriff of the High Court, to the highest bidder: Erf 8510 Kuils River, situate in the City of Cape Town, Stellenbosch Division, Province of the Western Cape, in extent: 560 Square Metres, held

by virtue of Deed of Transfer no. T26828/2006, Street address: 78 Highbury Street, (also known as 1 Allamans Street), Highbury, Kuils River

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: 1 x Lounge; 1 x Dining Room; 1 x Kitchen; 4 x Bedrooms; 1 x Bathroom; 2 x Showers & 2 x Water Closet.

Reserved price: The property will be sold subject to a reserve price of R628,855.00.

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 Kuils River South High Court Sheriff.

Dated at BELLVILLE ON 2023-04-03.

Attorneys for Plaintiff(s): MINDE SCHAPIRO & SMITH INC, Tyger Valley Office Park II, Bellville. Tel: 021-918 9009. Fax 0866116156. Ref: H Crous/SS/FIR73/1885.

**Case No: 4349/2021  
Docex 1 Tygerberg**

**"AUCTION"**

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 Oneil Brendal Jacobs, Defendant**

NOTICE OF SALE IN EXECUTION

**2023-06-23, 10:00, 27 ROYAL ROAD, BLUE LAGOON, LANGEBAAN**

In pursuance of a judgment of the abovementioned Court and a Writ for Execution, the under mentioned property will be sold in execution on 23rd day of June 2023 at 10:00 at 27 Royal Road, Blue Lagoon, Langebaan by the Sheriff of the High Court, to the highest bidder: Erf 7475 Langebaan situate in the Saldanha Bay Municipality, Division Malmesbury, Province of the Western Cape, in extent: 405 square metres, held by virtue of Deed of Transfer no. T55225/2018, Street address: 27 Royal Road, Blue Lagoon, Langebaan

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, 2 X Family Rooms, Dining Room, Kitchen, 5 X Bedrooms, Bathroom, 3 X Showers, 3 X W/C, Dressing Room, 2 X Out Garages, 2 X Carports, Covered Balcony, 2 X Underground Tanks

Reserved price: The property will be sold subject to a reserve price of R1,500,000.00.

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

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

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

Dated at BELLVILLE ON 2023-04-14.

Attorneys for Plaintiff(s): MINDE SCHAPIRO & SMITH INC., Tyger Valley Office Park II, Bellville. Tel: 021-918 9009. Fax 0866116156. Ref: H CROUS/SS/FIR73/4725.

**Case No: 4882/2011  
DOCEX 3, BLOEMFONTEIN**

**"AUCTION"**

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

**In the matter between: NUSUN DEVELOPMENT (PTY) LTD REGISTRATION NUMBER: 2000/012254/07, PLAINTIFF AND BOGATSU DAVID RAMOLIBE - (ID NUMBER: 711215 5449 081), 1ST DEFENDANT, MARIA RAMOLIBE - (ID NUMBER: 780331 0326 087), 2ND DEFENDANT AND NEDBANK LTD - (REGISTRATION NUMBER: 1951/00009/06), 3RD DEFENDANT**

NOTICE OF SALE IN EXECUTION

**2023-06-21, 10:00, 6A THIRD STREET, WESTDENE, BLOEMFONTEIN**

In pursuance of a judgment of the above Honourable Court dated 9 March 2023 and a Writ for Execution, the following property will be sold in execution on WEDNESDAY the 7 June 2023 at 10:00 at before the Sheriff of BLOEMFONTEIN EAST held at 6A THIRD STREET, WESTDENE, BLOEMFONTEIN.

CERTAIN: ERF 519 BLOEMDUSTRIA (EXTENTION 1), DISTRICT BLOEMFONTEIN, PROVINCE FREE STATE.

IN EXTENT: 375 (THREE HUNDRED AND SEVENTY FIVE) SQUARE METRES. HELD BY: DEED OF TRANSFER NO T26212/2009. ALSO KNOWN AS: 20 DORINGBOOM STREET, EDEN PARK, BLOEMFONTEIN. CONSISTING OF: A RESIDENTIAL UNIT ZONED FOR RESIDENTIAL PURPOSES CONSISTING OF UNKNOWN (NOT GUARANTEED)

The Purchaser shall pay VAT and a deposit of 10% of the purchase price in cash on the day of the sale, the balance against transfer, to be secured by a bank or building society guarantee, to be approved by the Plaintiff's attorney, to be furnished to the said Sheriff within fourteen (14) days after the date of the Sale.

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

TAKE FURTHER NOTICE THAT:

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

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

1. Directions of the CONSUMER PROTECTION ACT 68 of 2008 (obtainable at URL <http://www.info.gov.za/view/DownloadFileAction?id=99961>).
2. Fica-legislation in respect of identity & address particulars.
3. Payment of registration monies.
4. Registration conditions.

The office of the SHERIFF OF THE HIGH COURT, BLOEMFONTEIN EAST (P. ROODT) will conduct the sale.

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

Dated at BLOEMFONTEIN ON 2023-04-20.

Attorneys for Plaintiff(s): McINTYRE VAN DER POST INC., 12 BARNES STREET, WESTDENE, BLOEMFONTEIN. Tel: 0515050200. Fax 0864184922. Ref: RAN069.

**Case No: 4165/2021  
DOCEX 3, BLOEMFONTEIN**

### "AUCTION"

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, PLAINTIFF AND RICHMAN MATHEMA (ID NUMBER: 700820 6027 084), 1ST DEFENDANT, VIOLA MATHEMA (ID NUMBER: 740224 1048 181), 2ND DEFENDANT**

**NOTICE OF SALE IN EXECUTION  
2023-06-21, 10:00, 6A THIRD STREET, WESTDENE, BLOEMFONTEIN**

In pursuance of a judgment of the above Honourable Court dated 9 December 2021 and a Writ for Execution, the following property will be sold in execution on WEDNESDAY the 22 February 2023 at 10:00 at before the Sheriff of BLOEMFONTEIN EAST held at 6A THIRD STREET, WESTDENE, BLOEMFONTEIN.

A Unit consisting of -

a) Section No 2 as shown and more fully described on Sectional Plan No. SS20/1981, in the scheme known as BLAAUWBERG in respect of the land and building or buildings situate at BLOEMFONTEIN, MANGAUNG LOCAL MUNICIPALITY of which section the floor area, according to the said sectional plan is 74 (Seventy-four) square metres in extent; and

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

Held by DEED OF TRANSFER NO. ST2999/2007

ALSO KNOWN AS: 2 BLAAUWBERG, ANDRIES PRETORIUS STREET, HILTON, BLOEMFONTEIN  
CONSISTING OF: A RESIDENTIAL UNIT ZONED FOR RESIDENTIAL PURPOSES CONSISTING OF A 1X LOUNGE, 1X KITCHEN, 2X BEDROOMS, 1X BATHROOM (NOT GUARANTEED)

The Purchaser shall pay VAT and a deposit of 10% of the purchase price in cash on the day of the sale, the balance against transfer, to be secured by a bank or building society guarantee, to be approved by the Plaintiff's attorney, to be furnished to the said Sheriff within fourteen (14) days after the date of the Sale.

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

TAKE FURTHER NOTICE THAT:

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

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

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

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

3. Payment of registration monies.

4. Registration conditions.

The office of the SHERIFF OF THE HIGH COURT, BLOEMFONTEIN EAST (P. ROODT) will conduct the sale.

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

Dated at BLOEMFONTEIN ON 2023-04-25.

Attorneys for Plaintiff(s): McINTYRE VAN DER POST INC., 12 BARNES STREET, WESTDENE, BLOEMFONTEIN. Tel: 0515050200. Fax 0862184922. Ref: NM9743.

**Case No: 13058/22P  
10, Pietermaritzburg**

IN THE HIGH COURT OF SOUTH AFRICA  
(KWAZULU-NATAL DIVISION, PIETERMARITZBURG)  
**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED, Execution Creditor and  
DAVELAN SAMINATHAN, Execution Debtor**  
NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2023-06-22, 10:00, 10 Hunter Road, Ladysmith**

TAKE NOTICE that in execution of a judgment by default in the above court, a sale in execution, will be held by the Acting Sheriff for the High Court, Dundee, at the 10 Hunter Road, Ladysmith on 22 June 2023 at 10H00, of the following immovable property, on conditions to be read out by the auctioneer at the time of the sale: PORTION 2 OF ERF 1135 DUNDEE, REGISTRATION DIVISION GT, PROVINCE OF KWAZULU-NATAL, IN EXTENT 2023 (TWO THOUSAND AND TWENTY-THREE) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T029894/07 ("the immovable property");

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

1. The property's physical address is: 4 Birkett Street, Dundee, KwaZulu-Natal (In the Magisterial District for Dundee).

2. The improvements consist of: consists of a single storey building with corrugated iron roof, plaster walls, 3 bedrooms, 1 dining room, 1 sitting room with veranda, 1 kitchen, 1 toilet and 1 bathroom. An outbuilding consisting of 1 garage with small room with toilet, 1 carport (outside) and 1 tin roof shack.

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

TAKE FURTHER NOTICE that:

1. This 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 First and Second Execution Debtors for money owing to the Execution Creditor and judgment obtained in the above court on 26 January 2023.

2. The property shall be sold by the Acting Sheriff for the High Court, Dundee, to the highest bidder, subject to a reserve price in the amount of R205 000.00;

3. The Rules of the auction and conditions of sale may be inspected at the Sheriff's office, 24 hours prior to the auction;

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

a) Directive of the Consumer Protection Act 68 of 2008

(<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;

d) Registration conditions.

e) STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSON THAT DO NOT ADHERE TO REGULATIONS.

5. The office of the Acting Sheriff of Dundee will conduct the auction with Sheriff (Mr. R Rajkumar) or his Deputy;

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

Dated at Pietermaritzburg on 2023-04-21.

Attorneys for Plaintiff(s): VENNS ATTORNEYS, 30 Montrose Park Boulevard, Victoria Country Club Estate, Peter Brown Drive, Montrose, Pietermaritzburg. Tel: 033 355 3120. Fax —. Ref: N Jooste/Seema/36224573.

Case No: 460/2019

IN THE MAGISTRATE'S COURT FOR STRAND  
**In the matter between: SONNEKUS BODY CORPORATE, PLAINTIFF AND DILATUS BOSMAN N.O. (IN HIS CAPACITY AS EXECUTOR OF THE ESTATE LATE CATHERINA SUSANNA TAUTE IT3322/2012),**  
**DEFENDANT**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY  
**2023/06/14, 11:00, SHERIFF'S OFFICE 120 MAIN ROAD, STRAND, WESTERN CAPE PROVINCE**

SECTION NO. 4 AS SHOWN AND MORE FULLY DESCRIBED ON SECTIONAL PLAN NO. SS190/1986 IN THE SCHEME KNOWN AS SONNEKUS IN RESPECT OF THE LAND AND BUILDING OR BUILDINGS SITUATE AT ERF 895 STRAND, CITY OF CAPE TOWN PROVINCE OF THE WESTERN CAPE WHICH SECTION THE FLOOR AREA, ACCORDING TO THE SAID SECTIONAL PLAN IS 89 (EIGHTY NINE) SQUARE METERS IN EXTENT. ALSO KNOWN AS UNIT 4 SONNEKUS, 77 FAGAN STREET, STRAND, WESTERN CAPE THE PROPERTY IS ZONED: RESIDENTIAL / FLAT CONDITIONS

1. THE PROPERTY WILL BE SOLD "AS IS" AND IS SUBJECT TO: THE CONDITIONS OF THE TITLE DEED UNDER WHICH THE PROPERTY IS HELD AND ALL CONDITIONS SET OUT IN THE NOTICE OF SALE IN EXECUTION

Dated at KENRIDGE ON 2023-05-22.

Attorneys for Plaintiff(s): RIANNA WILLEMSE SOLMS INC., 79 TAFELBERG STREET, KENRIDGE HEIGHTS, DURBANVILLE, WESTERN CAPE PROVINCE. Tel: 021 8544315. Fax admin4@rswlaw.co.za. Ref: SON2/0004.

Case No: D9112/2021  
031 5369700**"AUCTION"**

IN THE HIGH COURT OF SOUTH AFRICA  
 (KWAZULU-NATAL LOCAL DIVISION, DURBAN)  
**In the matter between: ABSA BANK LIMITED, APPLICANT AND VASANTHA KOGILAM PILLAY,**  
**RESPONDENT**

NOTICE OF SALE IN EXECUTION  
**2023-06-19, 09:00, AT THE SHERIFF OFFICE, SHERIFF 82 TREVENEN ROAD, LOTUSVILLE, VERULAM**

In terms of a judgment of the above Honourable Court, a sale in execution will be held on MONDAY, 19TH day of JUNE 2023 at 09:00 (registration will close at 08:50am) at THE SHERIFF'S OFFICE, SHERIFF, 82 TREVENEN ROAD, LOTUSVILLE, VERULAM to the highest bidder, in terms of Rule 46(12)(b), the property shall be sold to the highest bidder: DESCRIPTION: PORTION 3 OF ERF 518 VERULAM REGISTRATION DIVISION FU, IN THE PROVINCE OF KWAZULU-NATAL, IN EXTENT 946 (NINE HUNDRED AND FORTY SIX) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T47342/03, SUBJECT TO THE CONDITIONS THEREIN CONTAINED. PHYSICAL ADDRESS: 5 SEW DRIVE, SOUTH RIDGE, VERULAM. MAGISTERIAL DISTRICT: ETHEKWINI MAGISTERIAL DISTRICT. ZONING: RESIDENTIAL (nothing is guaranteed herein) IMPROVEMENTS: SPLIT LEVEL, BRICK UNDER TILE CONSISTING OF: UPSTAIRS: 1 X MAIN BEDROOM TILED WITH BUILT IN CUPBOARDS, 3 X OTHER BEDROOMS TILED WITH BUILT-IN CUPBOARDS, OPEN PLAN FAMILY. LOUNGE AND DINNINGROOM LEADING ONTO BALCONY, KITCHEN TILED. WITH BUILT-IN CUPBOARDS, HOB, EYE LEVEL OVEN & BREAKFAST NOOK, 1 X TOILET TILED, BATHROOM TILED, WASH BASIN & SHOWER CUBICLE, STAIRCASE TILED. DOWNSTAIRS: 2 X BEDROOMS WITH TOILET, WASH BASIN & SHOWER, LAUNDRY ROOM. SWIMMING POOL PAVED, BRAAI & ENTERTAINMENT AREA, DOUBLE. MANUAL GARAGE, ELECTRONIC GATE, PAVED DRIVEWAY, BRICK & WIRE, FENCING, BURGLAR GUARDS, AIR CONDITIONING & CARPORT. 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 82 Trevenen Road, Lotusville, Verulam, KwaZulu-Natal. TAKE FURTHER NOTE THAT: 1. The sale is a sale in execution conducted in accordance to the Consumer Protection Act 68 of 2008 as amended, in pursuant of an Order granted against the Defendants for money owing to the Plaintiff. 2. The Rules of the Auction and Conditions of Sale may be inspected at the Sheriff's Office at 82 Trevenen Road, Lotusville, Verulam, KwaZulu-Natal, 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, (municipal account or bank statement not older than 3 months) 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 DISTRICT 2 with auctioneers R.R Singh (Sheriff) and/or Hashim Saib (Deputy Sheriff) 5. Advertising costs at current publication rates and sale costs according to the court rules, apply. 6. The Purchaser shall, in addition to the Auctioneer's commission, pay to the Sheriff a deposit of 10% of the purchase price in cash or on the day of the sale. 7. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the Execution Creditor or his or

her attorney and shall be furnished to the Sheriff within 21 days after the sale and shall provide for the payment of the full balance and any such interest payable. 8. The property may be taken possession of after signature of the Conditions of Sale, payment of the deposit and upon 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 DISTRICT 2, 82 TREVENEN ROAD, LOTUSVILLE, VERULAM.11. Only Registered Bidders will be allowed into the Auction room.12. STRICT COVID-19 GOVERNMENT REGULATIONS APPLY. WE HAVE THE RIGHT TO DISALLOW PERSONS THAT DO NOT ADHERE TO REGULATIONS.

Dated at UMHALNGA ROCKS ON 2023-05-15.

Attorneys for Plaintiff(s): JOHNSTON AND PARTNERS, 81 RICHEFOND CIRCLE, RIDGESIDE OFFICE PARK, UMHALNGA ROCKS. Tel: 031 5369700. Fax 031 5369799. Ref: ROMAN REDDY/PC.

**Case No: 56549/2019**

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

**In the matter between: THE STANDARD BANK OF SOUTH AFRICA LIMITED Execution Creditor/Plaintiff, AND SAMUEL MABUSE OMEYE 1st Execution Debtor/Defendant (Identity Number: 520421 5237 184), AND JOHN OBUH 2nd Execution Debtor/Defendant (Identity Number: 620812 5374 184)**

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

**2023-06-09, 10:00, SHERIFF VANDERBIJLPARK at P & L BUIDLING CORNER FRIKKIE MEYER & KELVIN BOULEVARDS, VANDERBIJLPARK**

This is a sale in execution pursuant to a judgment obtained in the above Honourable Court on 11th of MARCH 2022 in terms of which the following property will be sold in execution on 9th of JUNE 2023 at 10h00 by the SHERIFF VANDERBIJLPARK at P & L BUIDLING CORNER FRIKKIE MEYER & KELVIN BOULEVARDS, VANDERBIJLPARK. to the highest bidder with reserve of R384 480.67. ERF 361 VANDERBIJL PARK CENTRAL WEST NO. 3 TOWNSHIP, REGISTRATION DIVISION I.Q., THE PROVINCE OF GAUTENG, MEASURING 650 (SIX HUNDRED AND FIFTY) SQUARE METRES, HELD BY DEED OF TRANSFER NO. T85936/2008. SUBJECT TO THE CONDITIONS THEREIN CONTAINED. SITUATED AT: 5 ARMSTRONG STREET, VANDERBIJL PARK CENTRAL WEST NO. 3 ZONING: GENERAL RESIDENTIAL (NOTHING GUARANTEED) The following information is furnished but not guaranteed: MAINBUILDING: 3XBEDROOMS, KITCHEN, 1XBATHROOM, 1XLounge, OUTBUILDING, 1XGARAGE (The nature, extent, condition and existence of the improvements are not guaranteed, and are sold "voetstoots") The Purchaser shall in addition to the Auctioneer's commission, pay a deposit of 10% of the purchase price in cash or bank guarantee cheque on the day of the sale and the balance against transfer which shall be secured by a Bank or Building Society guarantee in a form acceptable to Plaintiff's conveyancers, which guarantee shall be delivered by the Purchaser to the Sheriff within twenty one (21) days from the date of the sale and shall provide for the payment of the full balance and any such interest payable as provided for hereunder. The Rules of this auction is available 24 hours before the auction at the office of the Sheriff of the High Court, VANDERBIJLPARK. The office of the SHERIFF VANDERBIJLPARK will conduct the sale. Advertising costs at current publication rates and sale costs according to court rules, apply. Registration as a buyer is a pre-requisite subject to conditions, inter alia: A) Directive of the Consumer Protection Act 68 of 2008. (URL<http://www.info.gov.za/view/DownloadFileAction?id=99961>) B) FICA - legislation i.r.o. proof of identity and address particulars. C) Payment of a Registration Fee of 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 VANDERBIJLPARK at P & L BUIDLING CORNER FRIKKIE MEYER & KELVIN BOULEVARDS, VANDERBIJLPARK.

Dated at: ILLOVO, 2023-04-13.

STRAUSS DALY INC., Unit 801, 8th Floor Illovo Point, 68 Melville Road, Illovo, Sandton, 2146, Tel. (010) 201-8600, Ref. J Botha/NK/S1663/8721.

PAUC

## PUBLIC AUCTIONS, SALES AND TENDERS OPENBARE VEILINGS, VERKOPE EN TENDERS

### PARKL VILLAGE AUCTIONS HO TLA BA THATA TRADING CC (IN LIQUIDATION) (Master's Reference: C584/2019)

TWO RESIDENTIAL PROPERTIES IN BLOEMFONTEIN ON AUCTION  
**2023-06-07, 11:00, 12 STEENKAMP ROAD, FICHARDT PARK & UNNAMED ROAD, HEIDEDAL**

Duly instructed by the Liquidators, we will offer for sale by way of public auction: ON SITE the following:

1. FICHARDT PARK PROPERTY AT 11H00, Auction Venue: 12 Steenkamp Road, Fichardt Park

PROPERTY DESCRIPTION: ERF 18439, Bloemfontein EXT 124, Reg Size: 1065 sqm, Approx. Footprint: 467.63 sqm, Title Deed Nr: T154623/2016

PROPERTY FEATURES: Three storeys, 5 Bedrooms with En-suite bathrooms (4 equipped with air conditioning units), 2 bedrooms that share a bathroom (Bath and shower with separate toilet) and separate kitchenette. 2 Outside apartments (1 equipped with air conditioning unit), Living area with fireplace and built in braai area. Kitchen with coal stove, built in cupboards and island, Wash up area and pantry. Foyer with built in koi pond. Loft Area, Attic, 3 Offices with reception area attached to main dwelling, Double garage, living area with fireplace and built in braai area, Kitchen with coal stove, built in cupboards and island, Wash up area and pantry, Outside Bathroom, Paved courtyard with canopy, Thatched Roof, Swimming pool (needs attention) with small Thatched Lapa

2. HEIDEDAL PROPERTY AT 13H00, Auction Venue: -29.145540, 26.270467 (unnamed road)

PROPERTY DESCRIPTION: ERF 10245, Heidedal Ext 22, Reg Size: 322 sqm, Approx. Footprint: 49.95 sqm, Title Deed Nr: T154623/2016

PROPERTY FEATURES: 2 Bedrooms, Kitchen, Living area, Single bathroom, Small manageable garden.

TERMS AND CONDITIONS R10 000.00 refundable deposit is payable. 6% buyers commission plus VAT is payable on immovable property. 15% deposit is payable on the fall of the hammer. For the balance the purchaser must provide a bank guarantee 30 days after confirmation. 14 Day confirmation period applicable on immovable property. All finance must be preapproved. No changes will be made to the entity in which you buy. FICA requirements (id & proof of residence) must be met. No transactions will be finalised without complying with the FICA requirements. Auction is subject to a reserve price. All prospective bidders must pre-register and pay the registration deposit before viewing of the property. General auction rules are available on the Park Village website. The auction rules are in accordance with Section 45 of the Consumer Protection Act 68 of 2008, which is available on our website - URL [http://www.parkvillageauctions.co.za/wp-content/uploads/2013/10/Rules\\_of\\_Auction.pdf](http://www.parkvillageauctions.co.za/wp-content/uploads/2013/10/Rules_of_Auction.pdf) nb. Abovementioned is subject to change without prior notice.

Juan Maree 076 317 9955 Office 051 430 2300 Hettelien Roux 078 422 0439, C/O Valencia Rd And R64, Waterbron, Bloemfontein 9301. Tel: 051 430 2300. Web: [www.parkvillageauctions.co.za](http://www.parkvillageauctions.co.za). Email: [bloem3@parkvillage.co.za](mailto:bloem3@parkvillage.co.za). Ref: HO TLA BA THATA TRADING CC (IN LIQUIDATION)

### Vans Auctioneers

In Liquidation: Tswane Signs CC, Registration Number: 2001/08247/23  
(Master's Reference: T122641/2007)

LOCATION, LOCATION!! COMMERCIAL PROPERTY IN PRETORIA STREET, SILVERTON  
**2023-06-14, 12:00, Van's Auctioneers Online Bidding Platform - [www.vansauctions.co.za](http://www.vansauctions.co.za)**

AUCTION OF: 434 PRETORIA STREET, SILVERTON, GAUTENG

Measuring: ± 838m<sup>2</sup>

Improvements:

Reception area; Open plan work area, Office area, Small kitchen, Bathroom, 1 x office, 1x separate toilet, Shower (outside), Workshop & Shopfront

Auctioneer's Note:

Great opportunity to obtain this commercial property

R75,000 registration fee, 10% Deposit & buyer's commission plus VAT: Bidders to register & supply proof of identity and residence.

Regulations to Consumer Protection Act: [www.vansauctions.co.za](http://www.vansauctions.co.za), Rules of Auction to be viewed at 36 Gemsbok Street,

Koedoespoort Industrial, Pretoria. Tel 086 111 8267 | Auctioneer: Johan van Eyk

Chanél Tame, 36 Gemsbok Street, Koedoespoort Industrial, Pretoria. Tel: 086 111 8267. Fax: 086 112 8267.  
Web: [www.vansauctioneers.co.za](http://www.vansauctioneers.co.za). Email: [chanel@vansauctions.co.za](mailto:chanel@vansauctions.co.za). Ref: Chanél Tame

**Park Village Auctions  
Pro Grain (Pty) Ltd (in Liquidation)  
(Master's Reference: N41/2020)**

Invitation to Submit Offers

**2023-06-15, 12:00, Mount Edgecombe, Kwa Zulu Natal**

- 13043 -2011 Ital Pack Automated Packing Machine 12.5/10kg With Glue Section (Melt & Hot Melt Applicator S/N  
& Ancillaries Fully Automated Plc  
-2x4 Stage 2007/8/9/10 Agrex Flour Mill Including Screening & Cleaning Section, Conditioning Section, Roll  
-Gouda Flour Dryer Including Bokinagas, Gas Fired Burner And 1x Polyester Silo  
-Wheat Mill Complete Machine,5 Silos,2008 Cimbria Delta Machine  
-Pallet Wrapping Machine 2008 &2009  
-4 Dismantled Sack Silos  
-Bucket Elevator Conveyor, Screw Conveyor  
-Assorted Office Furniture & Equipment  
-Assorted Clark Forklifts

Offers to be submitted by 12:00 on Thursday 15 June, 2023  
20% deposit on submission of offer and balance within 48 hours of acceptance of offer.  
Buyer's commission payable.

Keith, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 082-312-6244. Fax: 011-789-4369. Web: [www.parkvillage.co.za](http://www.parkvillage.co.za). Email: [kgreen@parkvillage.co.za](mailto:kgreen@parkvillage.co.za). Ref: -

**Park Village Auctions  
Pro Grain (Pty) Ltd (in Liquidation)  
(Master's Reference: N41/2020)**

Invitation to Submit Offers

**2023-06-15, 12:00, Mount Edgecombe, Kwa Zulu Natal**

- 13043 -2011 Ital Pack Automated Packing Machine 12.5/10kg With Glue Section (Melt & Hot Melt Applicator S/N  
& Ancillaries Fully Automated Plc  
-2x4 Stage 2007/8/9/10 Agrex Flour Mill Including Screening & Cleaning Section, Conditioning Section, Roll  
-Gouda Flour Dryer Including Bokinagas, Gas Fired Burner And 1x Polyester Silo  
-Wheat Mill Complete Machine,5 Silos,2008 Cimbria Delta Machine  
-Pallet Wrapping Machine 2008 &2009  
-4 Dismantled Sack Silos  
-Bucket Elevator Conveyor, Screw Conveyor  
-Assorted Office Furniture & Equipment  
-Assorted Clark Forklifts

Offers to be submitted by 12:00 on Thursday 15 June, 2023  
20% deposit on submission of offer and balance within 48 hours of acceptance of offer.  
Buyer's commission payable.

Keith, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 082-312-6244. Fax: 011-789-4369. Web: [www.parkvillage.co.za](http://www.parkvillage.co.za). Email: [kgreen@parkvillage.co.za](mailto:kgreen@parkvillage.co.za). Ref: -

**Park Village Auctions**  
**Duly instructed by the Financial Institution**  
**(Master's Reference: )**

Timed Online Auction Notice

**2023-06-05, 10:00, 13 Frank Bath Street, Mineralia, Middleburg (Erf 2680 - measuring 980 square metres)**

Timed online auction commencing at 10:00am on Monday 5 June, 2023

Closing at 10:00am on Friday 9 June, 2023

A single storey residential dwelling comprising open plan lounge and dining room, thatch roofed entertainment lounge and kitchen, three bedrooms, two bathrooms (main en suite), jacuzzi room, covered patio leading to the swimming pool, large garage and a laundry room, storeroom / staff room with bathroom and outside toilet.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.

Buyer's commission payable. R10 000.00 refundable registration deposit payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax: 011-789-4369. Web: [www.parkvillage.co.za](http://www.parkvillage.co.za). Email: [auctions@parkvillage.co.za](mailto:auctions@parkvillage.co.za). Ref: -

**Park Village Auctions**  
**Pro Grain (Pty) Ltd (in Liquidation)**  
**(Master's Reference: N41/2020)**

Invitation to Submit Offers

**2023-06-15, 12:00, Mount Edgcombe, Kwa Zulu Natal**

13043 -2011 Ital Pack Automated Packing Machine 12.5/10kg With Glue Section (Melt & Hot Melt Applicator S/N

& Ancillaries Fully Automated Plc

-Gouda Flour Dryer Including Bokinagas, Gas Fired Burner And 1x Polyester Silo

-Wheat Mill Complete Machine,5 Silos,2008 Cimbria Delta Machine

-Pallet Wrapping Machine 2008 &2009

-4 Dismantled Sack Silos

-Bucket Elevator Conveyor, Screw Conveyor

-Assorted Office Furniture & Equipment

-Assorted Clark Forklifts

Offers to be submitted by 12:00 on Thursday 15 June, 2023

20% deposit on submission of offer and balance within 48 hours of acceptance of offer.

Buyer's commission payable.

Keith, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 082-312-6244. Fax: 011-789-4369. Web: [www.parkvillage.co.za](http://www.parkvillage.co.za). Email: [kgreen@parkvillage.co.za](mailto:kgreen@parkvillage.co.za). Ref: -

**Park Village Auctions**  
**Duly instructed by the Financial Institution**  
**(Master's Reference: )**

Timed Online Auction Notice

**2023-06-05, 10:00, 13 Frank Bath Street, Mineralia, Middleburg (Erf 2680 - measuring 980 square metres)**

Timed online auction commencing at 10:00am on Monday 5 June, 2023

Closing at 10:00am on Friday 9 June, 2023

A single storey residential dwelling comprising open plan lounge and dining room, thatch roofed entertainment lounge and kitchen, three bedrooms, two bathrooms (main en suite), jacuzzi room, covered patio leading to the swimming pool, large garage and a laundry room, storeroom / staff room with bathroom and outside toilet.

15% deposit payable on the fall of the hammer, balance within 30 days of confirmation.  
Buyer's commission payable. R10 000.00 refundable registration deposit payable.

Debbie, Unit 10, Ferndale Mews North, 355 Oak Avenue, Ferndale, Randburg. Tel: 011-789-4375. Fax: 011-789-4369. Web: [www.parkvillage.co.za](http://www.parkvillage.co.za). Email: [auctions@parkvillage.co.za](mailto:auctions@parkvillage.co.za). Ref: -

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**Bidders Choice (Pty) Ltd**  
**SCAVENGER MANUFACTURING (PTY) LTD (IN LIQUIDATION) MRN: T001531/2019**  
**(Master's Reference: T001531/2019)**

ONLINE LIQUIDATION AUCTION: TACTICAL GEAR & EQUIPMENT - SCAVENGER MANUFACTURING (PTY) LTD (IN LIQUIDATION) MRN: T001531/2019  
**2023-06-02, 08:00, Online @ [www.bidderschoice.co.za](http://www.bidderschoice.co.za) (click on BIDDERSONLINE TAB and register as a bidder)**

Bids Open: Friday, 02 June 2023  
Bids Close: Thursday, 08 June 2023  
Contact: Jasper - 0861 44 42 42  
Viewing: 01 June 2023 (10:00 - 14:00)  
Location: Mooikloof Office Park West, Cnr Atterbury & Jollify Main Rd, Pretoria

Terms & Conditions:  
10 % Buyers Commission plus Vat payable  
Terms & Conditions: R10 000 registration fee payable, FICA documents to register

Jasper - 0861 44 42 42, Corner of Atterbury Road & Jollify Main Road, Mooikloof Office Park West, Building 12, Pretoria. Tel: 0861 44 42 42. Web: [www.bidderschoice.co.za](http://www.bidderschoice.co.za). Email: [info@bidderschoice.co.za](mailto:info@bidderschoice.co.za). Ref: SCAVENGER MANUFACTURING (PTY) LTD (IN LIQUIDATION)

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**Bidders Choice (Pty) Ltd**  
**LEGAL INSTRUCTION: CASE NO: 32666/21**  
**(Master's Reference: 32666/21)**

Online Auction - 3 x TEREX TR100 DUMP TRUCKS  
**2023-05-26, 08:00, Online @ [www.bidderschoice.co.za](http://www.bidderschoice.co.za) (click on BIDDERSONLINE TAB and register as a bidder)**

ONLINE AUCTION: LEGAL INSTRUCTION: CASE NO: 32666/21\_3 x TEREX TR100 DUMP TRUCKS

Bids Open: Friday, 26 May 2023  
Bids Close: Thursday, 08 June 2023  
Agent: Jan Le Roux 082 308 6537  
Viewing: 05 + 06 June 2023 (10:00 - 14:00)  
Location: Middelburg  
T&C's: Terms and Conditions: R10 000,00 registration fee. FICA documents to register.  
10 % Buyers Commission plus Vat payable

Jan Le Roux 082 308 6537, Corner of Atterbury Road & Jollify Main Road, Mooikloof Office Park West, Building 12, Pretoria. Tel: 0861 44 42 42. Web: [www.bidderschoice.co.za](http://www.bidderschoice.co.za). Email: [info@bidderschoice.co.za](mailto:info@bidderschoice.co.za). Ref: LEGAL INSTRUCTION: CASE NO: 32666/21\_3 x TEREX TR100 DUMP TRUCKS.

**Elite Auctions**  
**LIQUIDATION: ELEGANT MANAGEMENT SOLUTIONS PTY LTD**  
**(Master's Reference: G965/2022)**  
LIVE ONSITE AUCTION

**2023-06-13, 10:00, 107 Lawa Rd, Valley Settlements, Randvaal, 1873**

Mixed movable goods. 10% Deposit on fall of the hammer. Reserve Price Applicable. Subject to Rules of Auction & Conditions of Sale. [www.eliteauctions.co.za](http://www.eliteauctions.co.za)

Henco de Kock, 162 Hendrik Street, Wierdapark, Centurion. Tel: 071 424 9489. Web: [www.eliteauctions.co.za](http://www.eliteauctions.co.za). Email: [info@eliteauctions.co.za](mailto:info@eliteauctions.co.za). Ref: 5094

**Elite Auctions**  
**LIQUIDATION: MYKATRADE 316 CC t/a PAPERWORX**  
**(Master's Reference: G29/2023)**  
LIVE ONSITE AUCTION

**2023-06-13, 10:00, 107 Lawa Rd, Valley Settlements, Randvaal, 1873**

Mixed movable goods. 10% Deposit on fall of the hammer. Reserve Price Applicable. Subject to Rules of Auction & Conditions of Sale. [www.eliteauctions.co.za](http://www.eliteauctions.co.za)

Henco de Kock, 162 Hendrik Street, Wierdapark, Centurion. Tel: 071 424 9489. Web: [www.eliteauctions.co.za](http://www.eliteauctions.co.za). Email: [info@eliteauctions.co.za](mailto:info@eliteauctions.co.za). Ref: 5080

**Van's Auctioneers**  
**Mbalika Health and Wellness Group (Pty) Ltd In liquidation, Registration number: 2018/298002/07**  
**(Master's Reference: G1226/2022)**

PRIME LOCATION OPPOSITE MELROSE ARCH ON ATHOL-OAKLANDS ROAD!! 2 BEDROOM TOWNHOUSE WITH SOME APPLIANCES!

**2023-06-06, 12:00, ONLINE BIDDING: 12:00, 6-7 JUNE 2023. BID AND REGISTER: [www.vansauctions.co.za](http://www.vansauctions.co.za). AUCTION OF: DOOR 3 MELROSE PLACE, 51 ATHOLL-OAKLANDS ROAD, MELROSE NORTH, GAUTENG**

LOT 1: PROPERTY

Extent: 67 m<sup>2</sup>

Improvements: Simplex

- 2 bedrooms, 1 bathroom, open plan kitchen and living area, small garden and covered parking bay
- Communal swimming pool in the complex.

LOT 2: LOOSE ASSETS AS ONE LOT

- Meireles Fridge, stove, Defy washing machine & dishwasher.

Auctioneer's note: Excellent investment, ideal for first time buyers!

R50,000 registration fee, 10% deposit plus commission & Vat on commission.

Bidders to register & supply proof of identity and residence.

Regulations to Consumer Protection Act: [www.vansauctions.co.za](http://www.vansauctions.co.za)

Rules of Auction to be viewed at 36 Gembok Street, Koedoespoort Industrial, Pretoria.

Tel 086 111 8267 | Auctioneer: Anton Shand

BIDDERS TO REGISTER ONLINE, REGISTRATION FEE OF R50,000 PAYABLE VIA EFT ONLY, FICA DOCS REQUIRED TO BE ABLE TO REGISTER.

Mariska, 36 Gembok Street, Koedoespoort Industrial, Pretoria. Tel: 086 111 8267. Fax: 086 112 8267. Web: [www.vansauctions.co.za](http://www.vansauctions.co.za). Email: [mariska@vansauctions.co.za](mailto:mariska@vansauctions.co.za). Ref: Mariska.

**Van's Auctioneers****Mbalika Health and Wellness Group (Pty) Ltd In liquidation, Registration number: 2018/298002/07  
(Master's Reference: G1226/2022)**PRIME LOCATION OPPOSITE MELROSE ARCH ON ATHOL-OAKLANDS ROAD!! 2 BEDROOM TOWNHOUSE  
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**Aucor Property****Estate Late: Rudolph Dennis Thobejane  
(Master's Reference: 009220/2018)**

FUEL STATION PROPERTY - DUDUZA

**2023-06-13, 11:00, The Houghton Golf Club, Osborn Road, Houghton**

Property only

Excellent location on busy intersection

Corporate lease

TERMS: A deposit of 5% of the purchase price, together with 10% commission, plus VAT thereon, is payable immediately on the fall of the hammer. Balance payable 45 days. A full set of Conditions of Sale available from auctioneer's offices. Enquiries contact [thabom@aucor.com](mailto:thabom@aucor.com)Thabo Molomo, 105 Central Street, Houghton. Tel: 073 518 0742. Web: [www.aucorproperty.co.za](http://www.aucorproperty.co.za). Email:  
[thabo@aucor.com](mailto:thabo@aucor.com). Ref: -

**Van's Auctioneers KZN  
In Liquidation: EZ View TV (Pty) Ltd  
(Master's Reference: T1074/22)**

ONLINE AUCTION OF BEAUTIFUL FARM! 310HA GRAZING FARM WITH MINERAL RIGHTS IN BATTLEFIELDS REGION OF KZN

**2023-06-14, 12:00, ONLINE BIDDING OPENS: WEDNESDAY, 14 JUNE 2023 AT 12:00, ONLINE BIDDING CLOSES: THURSDAY, 15 JUNE 2023 AT 12:00. REGISTER: [www.vansauctions.co.za](http://www.vansauctions.co.za) / auctions & BID: [www.onlineauctions.africa](http://www.onlineauctions.africa)**

Main Dwelling:

Extent: ± 300 m<sup>2</sup>.

4 Bed, 2 bath (1 en-suite), separate toilet, office, kitchen, scullery, pantry, large open plan living/dining room, double garage.

Improvements//grazing:

Mineral rights until September 2042.

265ha grazing.

Various fountains.

1 bedroom flat.

Paul Holdt, St Helier Road, Hillcrest, Gillitts, 3603. Tel: 082 220 1312. Fax: 086 112 8267. Web: [www.vansauctions.co.za](http://www.vansauctions.co.za). Email: [paul@vansauctions.co.za](mailto:paul@vansauctions.co.za). Ref: Paul.

**Omniland Auctioneers (Pty) Ltd  
Estate Late TW Khawe  
(Master's Reference: 15983/2010)**

AUCTION NOTICE

**2023-06-06, 11:00, 23 Pretorius Street, Suideroord, Johannesburg**

Erf 450 Suideroord: 608m<sup>2</sup> Kitchen, lounge, TV-lounge, 4x bedrooms, 2,5x bathrooms & tandem, lock-up carport Auctioneers note: For more please visit our website. Conditions: FICA documents required. 10% deposit plus 6.9% commission with fall of the hammer. Ratification within 21days. Guarantees within 30days. Instructor Executor Est Late TW Khawe M/ref: 15983/2010.

Roderick Roets, Cotton SA Building, 90 Cycad Place, Val De Grace Ext 10, Pretoria. Tel: 012 804 2978. Web: [www.omniland.co.za](http://www.omniland.co.za). [Emailinfo@omniland.co.za](mailto:Emailinfo@omniland.co.za). Ref: -

**Dynamic Auctioneers  
SEREYI INVESTMENTS (PTY) LTD (IN LIQUIDATION)  
(Master's Reference: T2541/2022)**

PUBLIC ONLINE AUCTION

**2023-06-06, 10:00, 156 MIMOSA AVENUE, RASLOUW, CENTURION, 0157**

ENQUIRIES: 0861 55 22 88

PUBLIC AUCTION ON LINE

VARIOUS OFFICE FURNITURE

REGISTRATION FEE: R2000

BUYERS COMMISSION: 10% + VAT

VAT:15%

EFT PAYMENTS ONLY - NO CASH OR CHEQUES WILL BE ACCEPTED

VIEWING: 06 JUNE 2023 @ 10:00AM TILL 12:30PM

RESERVE PRICES APPLICABLE, SUBJECT TO CONFIRMATION

TERMS AND CONDITIONS APPLY - AVAILABLE ON WEBSITE

ALL PROSPECTIVE BIDDERS MUST REGISTER AND PROVIDE PROOF OF IDENTITY (ID) AND PROOF OF RESIDENCE NOT OLDER THAN 3 MONTHS.

Auction on 06 JUNE 2023 STARTING AT 09:00AM TILL 12:30PM

SANET SOKOLOWSKI, 187 GOUWS AVE, RASLOUW, CENTURION, 0157. Tel: 0861 552 288. Fax: 086 606 6372. Web: [www.dynamicauctioneers.co.za](http://www.dynamicauctioneers.co.za). Email: [sanet@dynamicauctioneers.co.za](mailto:sanet@dynamicauctioneers.co.za). Ref: T2541/2022.

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**BSL SERVICES**

**Performance Through Science Coaching (Pty) Ltd: T876/2021; Boshoff Brands (Pty) Ltd: T1761/2021  
(Master's Reference: )**

**AUCTION NOTICE**

**2022-05-03, 08:00, Plot 164, Sefako Makgatho Dr, Kameeldrift East, Pretoria**

Butchery equipment including fridges, band saws, stainless steel worktables, steel shelves, cement mixer, office furniture, conference tables, single & double door display fridges, school desks & chairs, computer equipment, lights, examination beds, M/Benz C230, BMW X3, Hyundai H1 minibuss, Mitsubishi Colt, Toyota Land Cruiser 100 GX, John Deere & Landini tractors Toyota Fortuner 3.0 D-4D & more!!

Reg. Fee.R10 000.00 10% Com + VAT applicable.

A Du Toit, A Du Toit. Tel: 079 877 7998. Fax: 0865564233. Web: -. Email: [bslservice.moveables@gmail.com](mailto:bslservice.moveables@gmail.com).  
Ref: -

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Reg. Fee.R10 000.00 10% Com + VAT applicable.

A Du Toit, A Du Toit. Tel: 079 877 7998. Fax: 0865564233. Web: -. Email: bslservice.moveables@gmail.com.

Ref: -

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**Ubique Afslaaers (Pty) Ltd  
CMS WATER ENGINEERING  
(Master's Reference: M000118/2022)**

**AUCTION NOTICE**

**2023-06-14, 11:00, 2 Ena Murray Street, Eastleigh Industrial Area, Lourenspark, Orkney**

Upon instructions from the liquidators of CMS Water Engineering CC (M000118/2022), we will sell the undermentioned property on 14 JUNE 2023 @ 11:00 at 2 Ena Murray Street, Eastleigh Industrial Area, Lourenspark, Orkney.

Property: Erf 2 Eastleigh Nywerheidsdorp, Lourenspark, IP, North-West: Measuring: 2494 sqm

Improvements: Main building: large store ( $\pm 1000\text{m}^2$ ) divided into two separate sections: reception; office with kitchen and 6 offices. Parking area ( $\pm 60\text{m}^2$ ); security guard office ( $\pm 85\text{m}^2$ ) separate partially open storeroom ( $\pm 100\text{m}^2$ ) improved with built-in braail

Notes: .Contact the auctioneers for detailed information, diagrams and photographs of the property. Viewing by appointment only.

CONDITIONS: 10% of the purchase price and 5% commission plus VAT thereon is payable by the Purchaser at the fall of the hammer. Balance on registration, guarantees to be furnished within 30 days after acceptance. Buyers must supply proof of residence and identity (FICA). Visit our website: [www.ubique.co.za](http://www.ubique.co.za) for further information, the rules of auction as well as the regulations in terms of the Consumer Protection Act.

For further information contact Rudi Müller 0824907686 or Anton Engelbrecht 082 789 2772

Rudi Müller, Plot 469, Vyfhoek Agricultural Holdings, Potchefstroom, 2520. Tel: (018) 294-7391. Fax: (086) 541 8746. Web: [www.ubique.co.za](http://www.ubique.co.za). Email: [silvia@ubique.co.za](mailto:silvia@ubique.co.za). Ref: CMS003

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